

FOR SALE

# Profitable Type 47 Restaurant/Bar in Pacific Beach

2,546 SF + Patio

PRICE: \$695,000

LOCATION: San Diego, CA 92109

REASON FOR SELLING: Other Ventures

2018 SALES: \$2,000,000+

2018 CASH FLOW: \$200,000+

DEAL STRUCTURE: Cash

SIZE: 2,546 SF + Patio

RENT: \$3.05/SF + \$0.78/SF NNN

LEASE TERM: 9.5 years

ABC LICENSE: Type 47 - till 2am

PARKING: Parking Lot



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- Profitable high volume restaurant and bar in the heart of Pacific Beach
- Highly coveted full Type 47 liquor license available to transfer - till 2am in PB!
- Sales are increasing year over year
- Rare on-site parking lot available
- 100% management and absentee run, over managed, and ready for a hands on operator to come in and take this business to the next level
- Join the exciting PB community with popular neighbors such as El Prez, Moonshine Beach, Cabo Cantina, Crushed, and more

LOCATION  
MATTERS

