

**FOR SALE**

# Established Sushi Restaurant in Poway

**3,280 SF + Patio**

<b>PRICE:</b>	\$659,000
<b>LOCATION:</b>	Poway CA
<b>REASON FOR SELLING:</b>	Retirement
<b>DEAL STRUCTURE:</b>	Cash
<b>RENT:</b>	\$12,102/month + \$1.30 NNN
<b>LEASE TERM:</b>	6.5 Years + Negotiable Extension
<b>ABC LICENSE:</b>	Type 41
<b>2022 SALES:</b>	+/- \$1,558,000
<b>2022 NET PROFIT:</b>	+/- \$300,000
<b>PARKING:</b>	Parking Lot

\*Stock Photo - Actual photos and address provided upon NDA

- Fantastic opportunity to purchase a profitable and well-established Japanese sushi restaurant in Poway
- Located within a neighborhood shopping center anchored by a grocery store with ample public parking
- Substantial kitchen with sizeable hood, 2 commercial gas range ovens, walk-in fridge and freezer
- Type 41 license included to serve beer and wine during restaurant operating hours
- Turnkey full-service restaurant with sushi bar, booth seating, patio, and partitioned room for private party dining
- Restaurant in business for over 10+ years, boasting strong financials with gross profit over \$1.1 million in both 2021 & 2022



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