

ASSET SALE



Operate Where
the Action Is –
42 License Corner
Bar in Downtown
Oceanside

1,515 SF

PRICE: \$450,000

LOCATION: 301 Pier View Way, Oceanside CA

DEAL STRUCTURE: Cash

SIZE: 1,515 SF

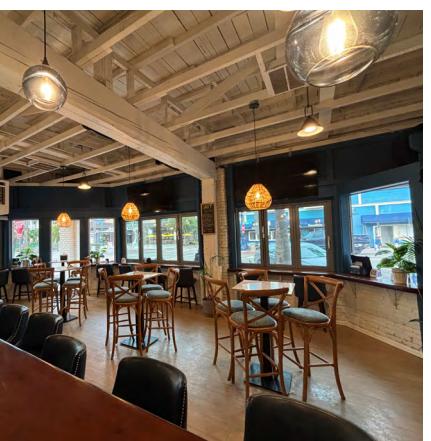
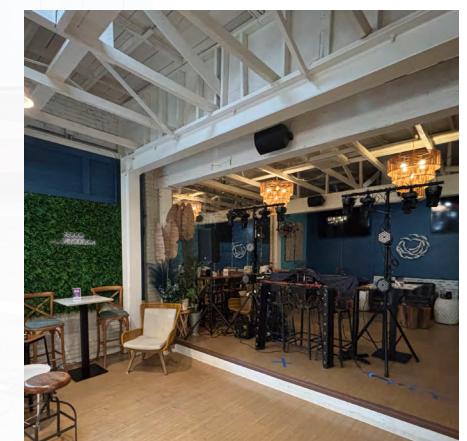
RENT: Approx \$4,560/Mo All-in

LEASE TERM: 1.5 Years + New Lease

ABC LICENSE: Type 42



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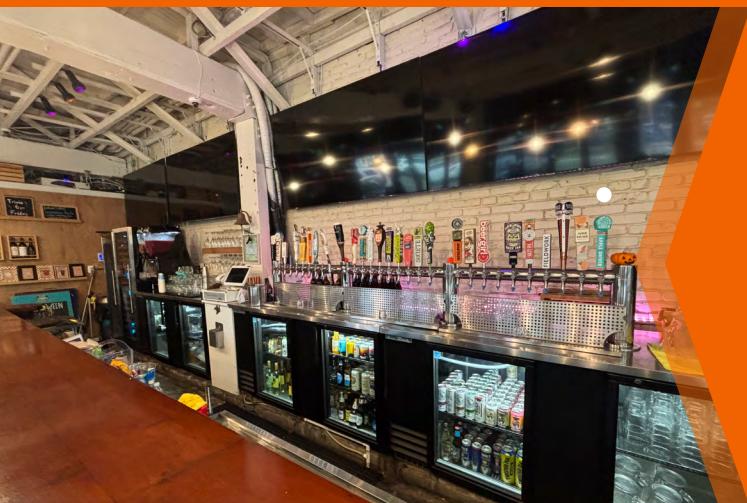


LOCATION
MATTERS

*Please do not disturb employees



Location,
Location,
Location,
Can't Beat It!



New 30 Tap System & Coolers



- Location, Location, Location, can't beat it!
- Type 42 ABC License
- Iconic bar on the best corner in Downtown Oceanside
- 2 blocks to beach & pier
- New 30 tap system & coolers
- Fully upgraded in 2022
- New commercial sound system for live music

LOCATION
MATTERS

The Neighborhood

1 THE SEABIRD

8 HANDELS
HOMEMADE ICE CREAM SINCE 1945

2 MISSION PACIFIC
BEACH RESORT
VALLE

9 FLYING PIG

3 33 PACIFIC

10 SWAMI'S
CAFE

4 TOASTED

11 REGAL
CINEMAS

5 TIERGARDEN
ENCINITAS, CALIFORNIA

12 Odie's
PIZZA CO

6 STONE BREWING

13 FINNEY'S
CRAFTHOUSE

7 COCOCABANA
ROOFTOP BAR
THE Lobby
TIKI BAR & GRILL

14 SENOR
GRUBBY'S

