

INDU  
STRY

2ND GENERATION RESTAURANT & COMMISSARY  
± 4,165 RSF

# 111 S AVE 59 HIGHLAND PARK

ASSET SALE / LEASE ASSIGNMENT



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**AVAILABLE RSF**

± 4,165 RSF

**RATE**

Upon Request

**TERM**

Flexible

**OCCUPANCY**

Immediate

**PARKING**

Street parking

Rare existing cafe, bakery, and commissary space in Highland Park

**FEATURES**

Fully-equipped bakery, cafe and commissary space available in Highland Park

Next to Kitchen Mouse, Wasteland, Go Get Em Tiger, Hippo, Triple Beam, and other prominent retailers.

All FF&E and existing permits included

High-end buildout and finishes

Existing/permitted retail bakery

Visible frontage and potential outdoor patio

ADA-compliant restrooms

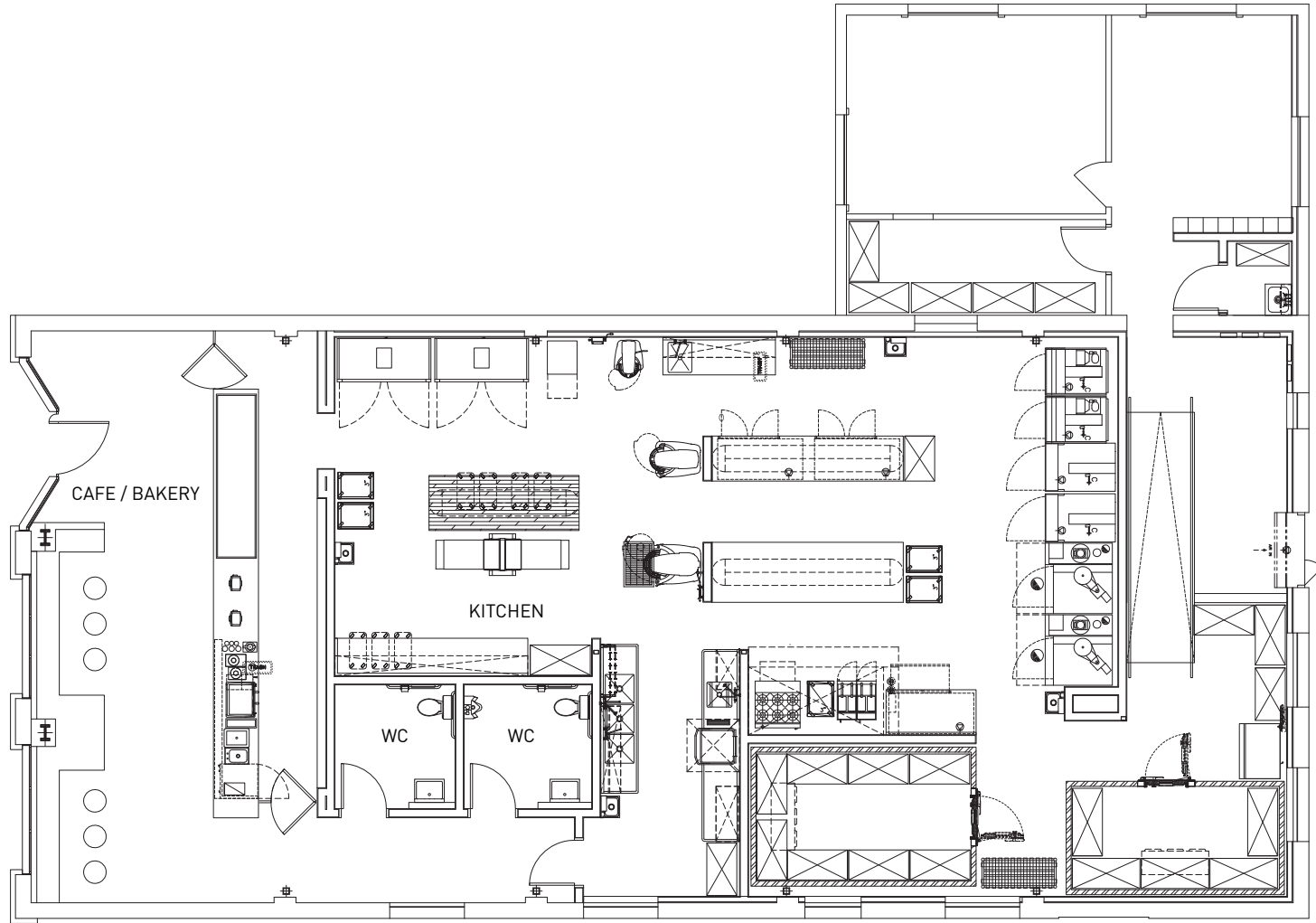


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GROUND FLOOR  
± 4,165 RSF

S AVENUE 59



NOT TO SCALE.  
Floor plan for information purposes only.  
Layout and furnishings may vary









Sonny's Hideaway. Artsy haunt featuring rotating draft beers, wine & creative spins on global bar bites.



Ramen of York. Ramen noodles, rice bowls, edamame & other Japanese fare offered in a narrow, casual & bustling space.



Block Party. Buzzing neighborhood alehouse with an expansive beer list & lively shuffleboard games on the patio.



Collage Coffee. Boutique coffee shop selling drop coffee to cold brew tea as well as waffles and Goat Cheese toast.



Joy. Taiwanese classics get a hip twist at this Highland Park eatery from the Pine & Crane team.



About the neighborhood

Highland Park has undergone a considerable transformation into a hot-spot in LA's creative enclaves that include Silver Lake and Echo Park. Highland Park features new coffee concepts like Civil Coffee and K&M Coffee; bars and lounges like ETA Bar and Good Housekeeping; restaurants like Café Birdie and Good Girl Dinette; and destinations like Highland Park Bowl and Highland Park Brewery.

In addition to the various places to eat and drink, 5043 York Blvd is a less than 5-min drive to the Gold Line Station, allowing easy access to DTLA and the rest of northeast LA

3-MIN WALK TO GOLD LINE STATION

93/100 WALKSCORE

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