

5303 LANKERSHIM | FOR LEASE

NORTH HOLLYWOOD

FLAGSHIP RESTAURANT + LIVE ENTERTAINMENT VENUE



North Hollywood Arts District



RESTAURANT

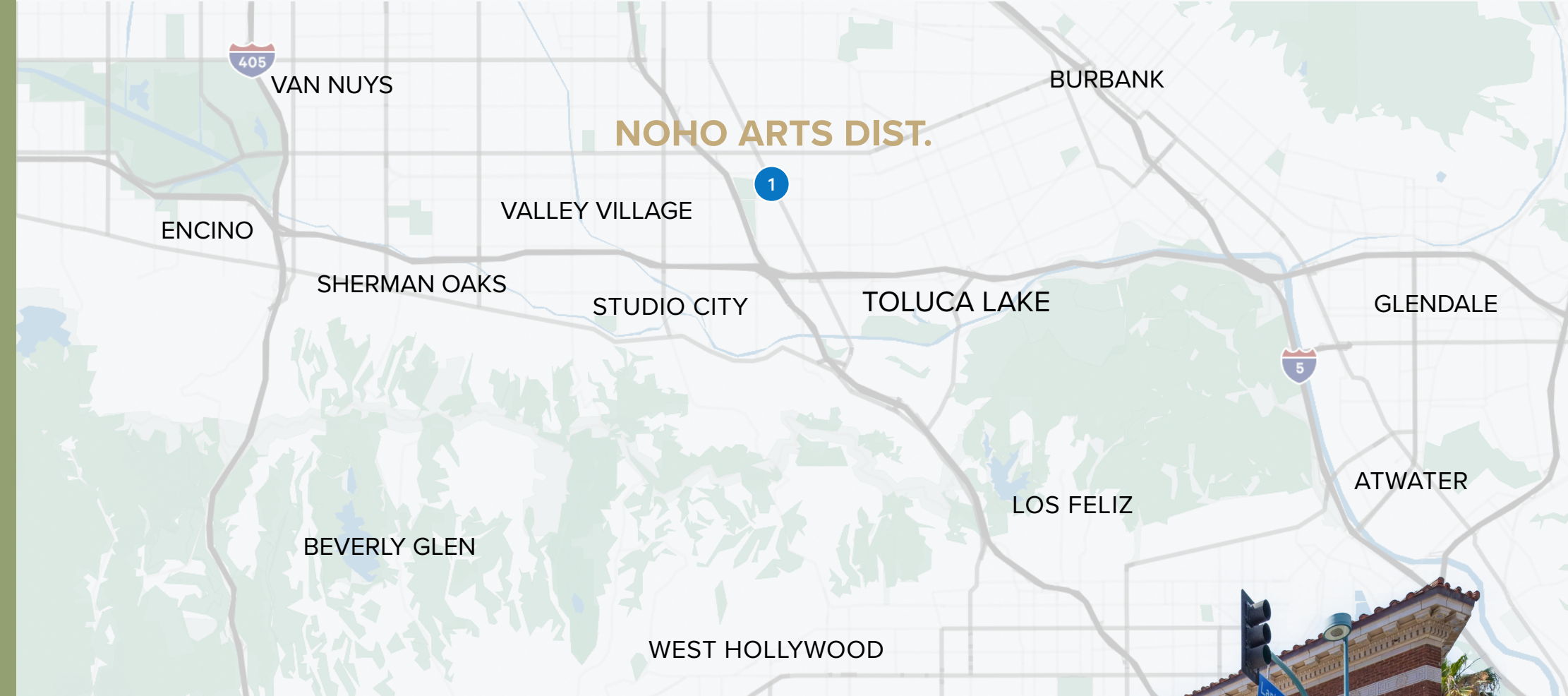
- 5,400 SF + 1,700 SF basement
- 2nd Generation Restaurant
- No key money
- ABC type 47 (full liquor) and type 68 (catering)

VENUE

- 5,400 SF incl. exterior patio
- Rare live entertainment venue
- 175 Guest Capacity
- No key money
- ABC type 77 (event permit)

THE SECURITY TRUST AND SAVINGS BANK

- 12,500 SF Total
- Iconic Beaux-Arts architecture
- Fully upgraded utilities and building systems
- New Elevator Serving Basement \leftrightarrow Ground Floor \leftrightarrow Venue
- 100 Parking Spaces (w/ Valet Assist)
- Proximity to Metro Red Line (and future District NoHo project)



The Security Trust and Savings Bank, a beacon of the North Hollywood Arts District, has served as a staple of the community for generations. One of the last original structures in this bustling district, this building has helped fuel the many growth spurts of this community.

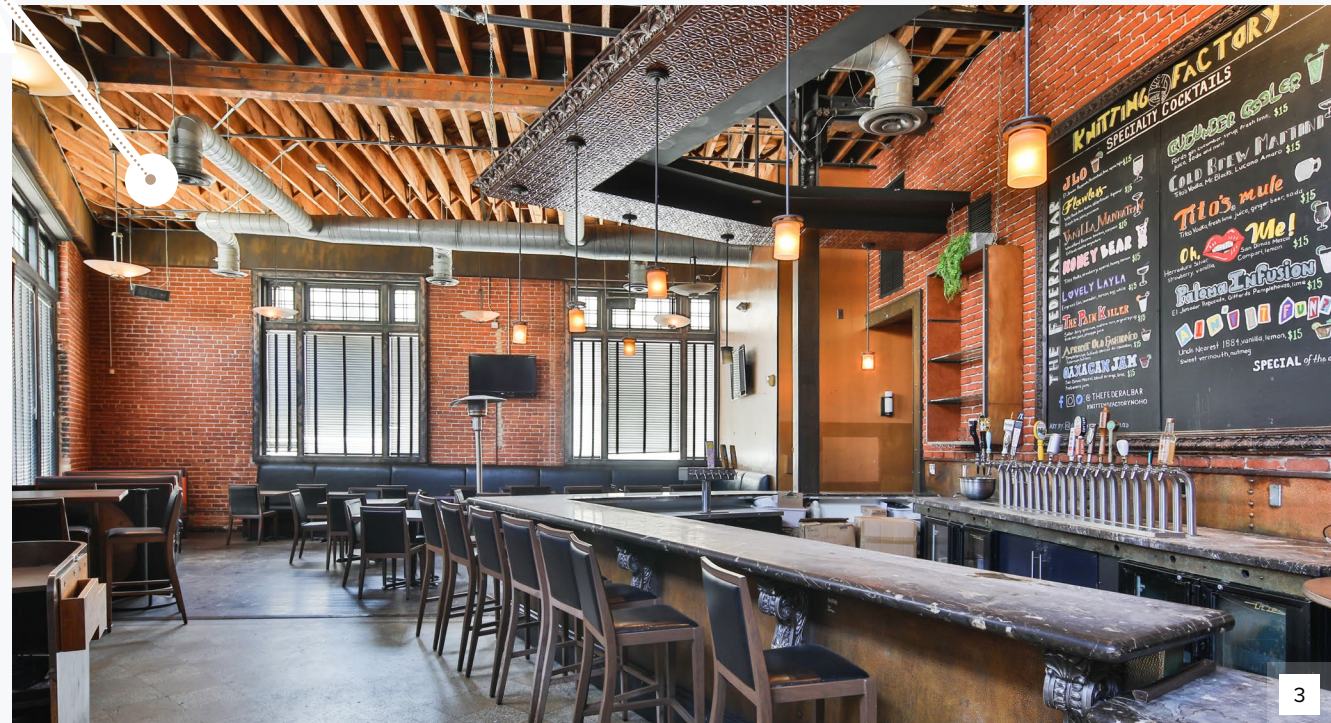
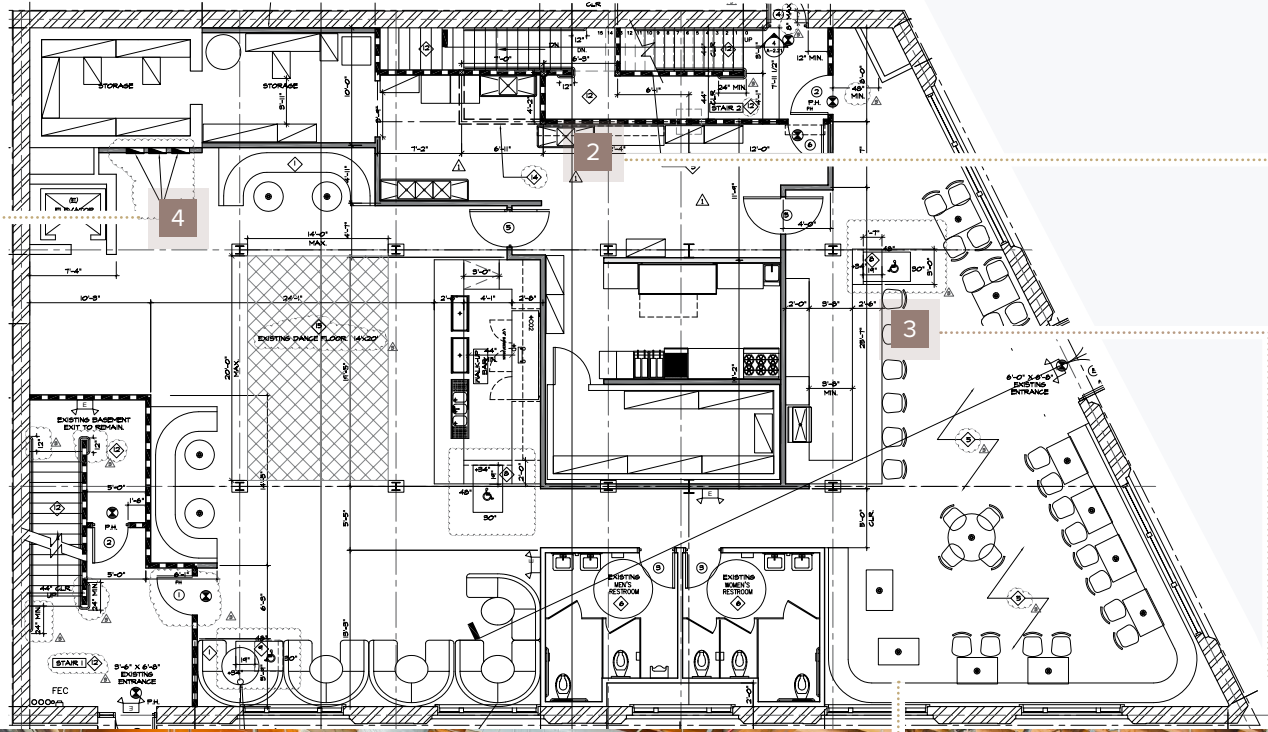
The North Hollywood Arts District is known for its many eateries, galleries and shops, and serves as a hub for the creative communities of Hollywood, the San Fernando Valley, Burbank, Los Feliz and more. This building has been fully renovated and ready for the next generation of operator.



North Hollywood Arts District



THE RESTAURANT



RESTAURANT (1ST FLOOR)



5,400 SF + 1,700 SF basement



2nd Generation Restaurant



No key money



ABC type 47 (full liquor) and type 68 (catering)



Previous capacity of 123 seats

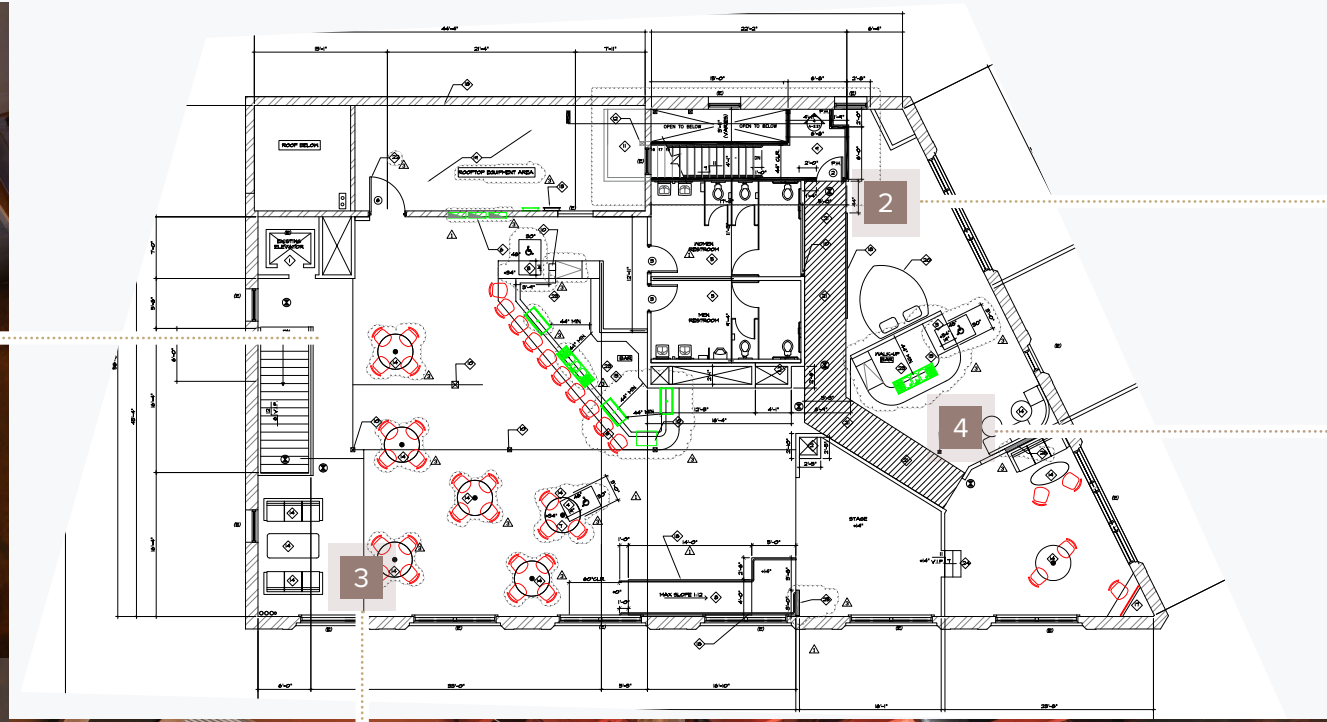


Newly upgraded electrical, plumbing, HVAC

Suitable for rentals, events and private dining.



1



2



3



4

ANNEXA ENT

LIVE ENTERTAINMENT(2ND FLOOR)



5,400 SF inc. patio



Rare Live Entertainment Venue



No key money



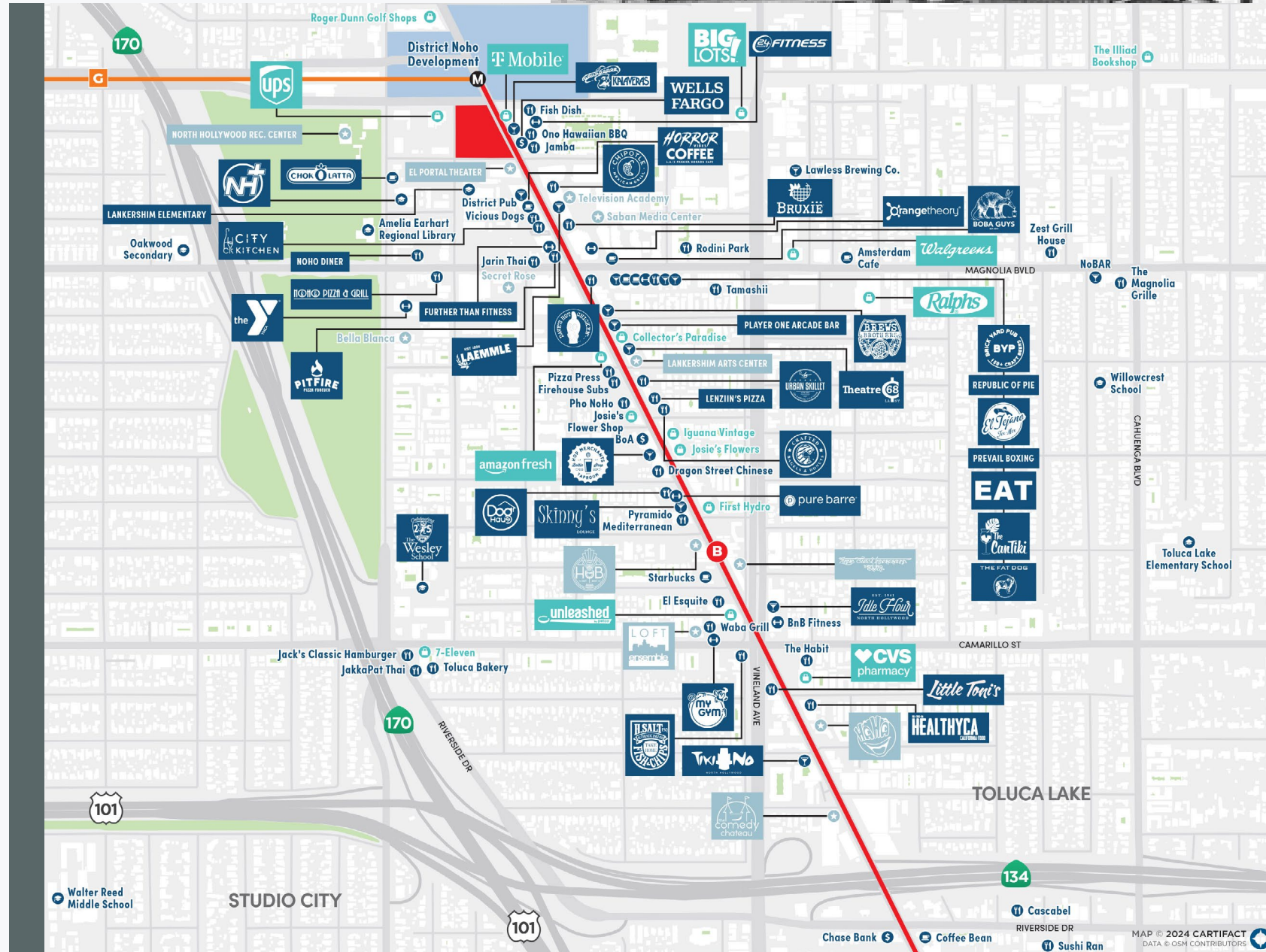
ABC type 77 (event permit)

175 Guest Capacity

Elevator service to 2nd floor

Suitable for rentals, events and private dining.

NOHO ARTS DISTRICT



The North Hollywood Arts District is known for its many eateries, galleries and shops, and serves as a hub for the creative communities of Hollywood, the San Fernando Valley, Bunbank, Los Feliz and more.

2023 DEMOGRAPHICS 3 MILE RADIUS

| | |
|---|---|
| <p>2023 257,250 POPULATION</p> <hr/> <p>HOUSEHOLD \$130,706 AVERAGE INCOME</p> <hr/> <p>WORK 137,552 EMPLOYEES</p> | <p>DAYTIME 269,799 POPULATION</p> <hr/> <p>MILLENIALS 34.1% MAJORITY GENERATION</p> <hr/> <p>WORK CLASS 71% WHITE COLLAR</p> |
| <p>SOURCE CBRE FAST REPORT</p> | |

DISTRICT NOHO ONE BLOCK AWAY APPROVED BY PLANNING COMMISSION

- 1,500 HOUSING UNITS
- 100,000+ SQ. FT. RETAIL
- UP TO 580,000 SQ. FT. OFFICE
- 3,313 PARKING SPACES
- TWO PLAZAS / THREE ACRES OPEN SPACE

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CBRE