

Boca Raton Restaurant For Sale

Presented By:
Amanna Group of Companies

1424-1450 N Federal Hwy, Boca Raton, FL 33432



Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Details

UPDATED: Square footage in the front and back of the property has been updated to include the total GLA of 9,365 SF.

Total covered 7615 SF includes 6,000 SF under air and 1,615 square foot Outdoor Covered patio and deck for outside dining. The property has an additional 1,740 SF of uncovered seating in the front and 300 SF in the back of the restaurant. Total seating all areas : 259 people.

Authentic autographed Pictures and Grand Piano not included in the sale.

Price: \$5,495,000

- Local 24-Hour always open 30 year old diner chain currently in three locations
- Walking distance to Downtown and Mizner Park and the Museum. Additionally, the IPIC Theater is just within half mile
- Property can seat 259 combined inside and outside, 93 Parking spaces and a covered patio seating with a full bar and wine case set up
- Located on the FAU (Florida Atlantic University) corridor on Federal Hwy just north of Glades Road with a B-4 Zoning
- Current tenant/owner in building is relocating soon fro a turn key property all inclusive / this is a wonderful owner/user OR investment opportunity
- Strategically positioned along heavily trafficked North Federal Highway near intersection with Glades Road

View the full listing here: <https://www.loopnet.com/Listing/1424-1450-N-Federal-Hwy-Boca-Raton-FL/16181065/>

Price:	\$5,495,000
Property Type:	Retail
Property Sub-type:	Restaurant
Building Class:	C
Sale Type:	Investment
Cap Rate:	7.64%
Lot Size:	1.36 AC
Gross Leasable Area:	9,365 SF
Sale Conditions:	Lease Option
No. Stories:	1
Year Built:	2013
Tenancy:	Single
Parking Ratio:	9.93/1,000 SF
Zoning Description:	B4
APN / Parcel ID:	06-43-47-20-15-001-0011

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Flashback Diner	9,316	September 2019

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Location



Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Dining Room



Main Kitchen

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Building Photo



Outdoor Dining

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Primary Photo



Flashback Diner

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Building Photo



Flashback Diner

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Dining Room



Dining Room

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Dining Room



Dining Room

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Dining Room



Dining Room

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Dining Room



Kitchen

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Kitchen



Kitchen

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Kitchen



Kitchen

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Outdoor Dining



Outdoor Dining

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Parking

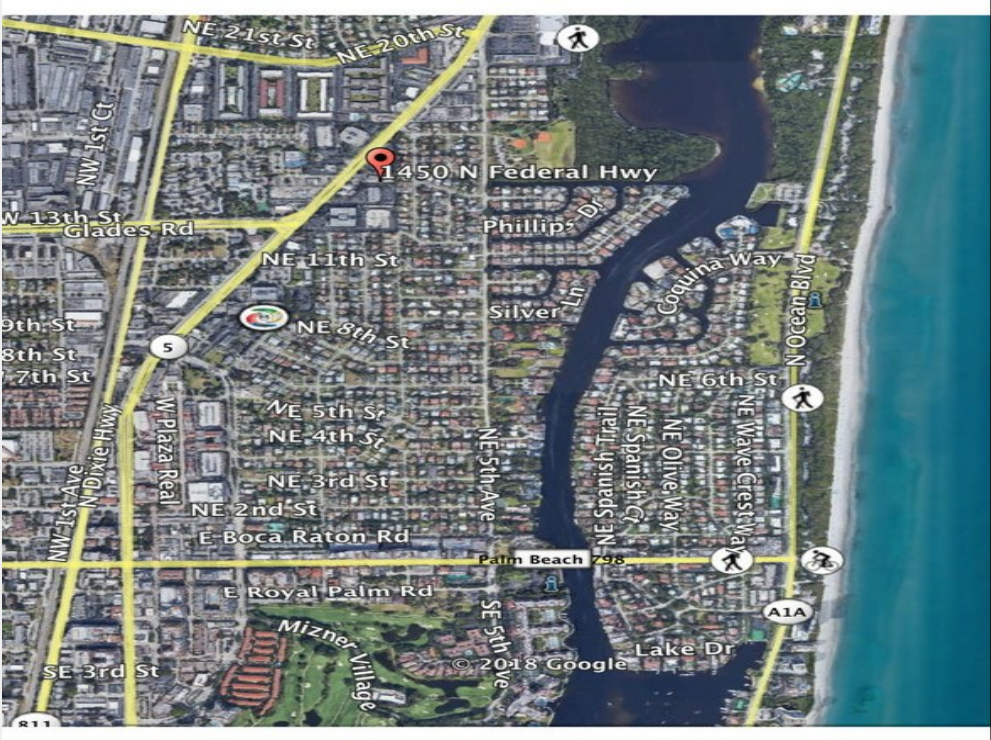


Aerial Boca Waterways-1

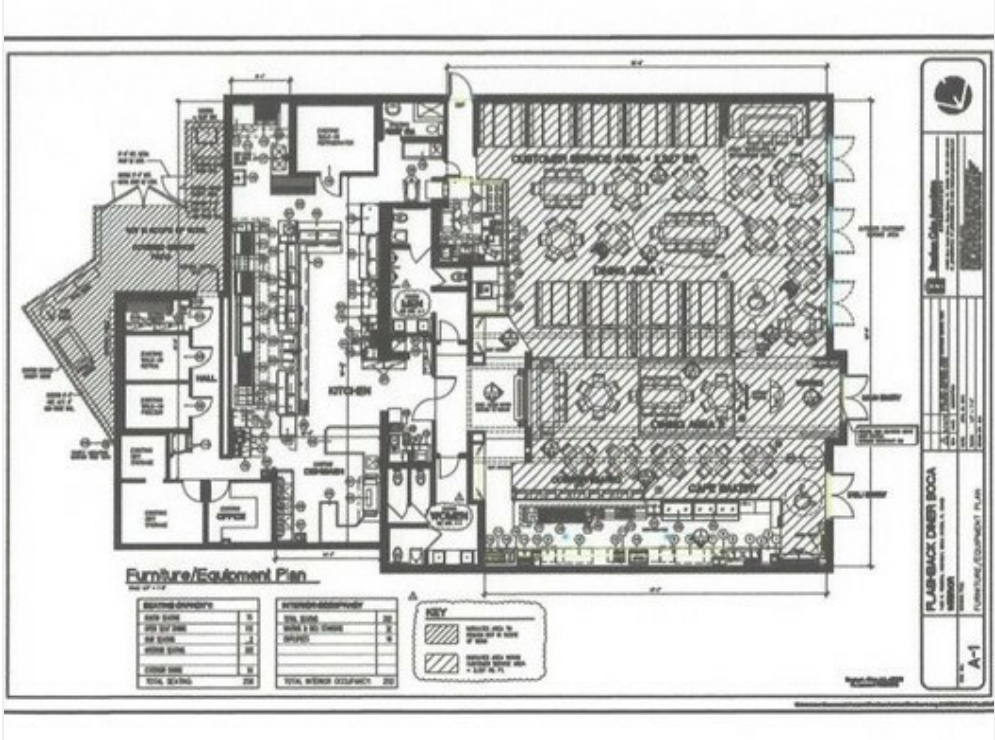
Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Aerial Proximity to Mizner -1

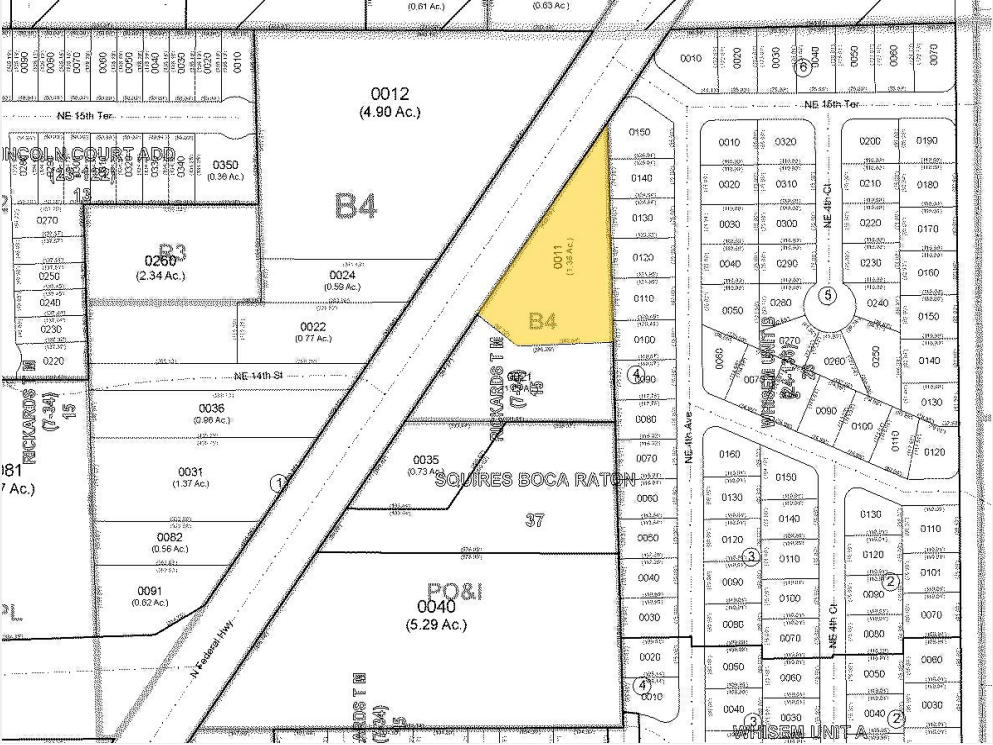


Interior Boca Floor Plan

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432

Property Photos



Plat Map

Boca Raton Restaurant For Sale By Owner

1424-1450 N Federal Hwy, Boca Raton, FL 33432



Toula Amanna

toula.amanna@gmail.com

(954) 610-4570

**Amanna Group of
Companies**

1424 N Federal Hwy

Boca Raton, FL 33432