



Corner For Sale Or Free Standing Restaurant Development For Lease

420 S. First Ave. Arcadia, CA 91006

- **Zone: Mixed Use (MU)**
- **2 Parcels of Land 14,174 Sq. Ft.**
- **For lease at \$4,900 a month net**
- **Great frontage and huge parking capacity**
- **Adjacent to Metro Gold Line Station**
- **Top performing school district**
- **High income residential area**
- **Broker participation**

Proposed mixed use building including 12 residential units & 1,000 sq. ft. commercial area on ground floor
(Plan under review by City of Arcadia)



Appraised \$2,700,000

Kristen: (805) 444-0272

Jay: (323) 632-1711





General Development Co., L.P.
8033 Sunset Bl. PMB 801
Los Angeles, CA 90046

Corner For Sale Or Lease Existing Restaurant or Development



Restaurant Interior

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Lease at \$4,900 per Month

2 Parcels of Land 14,174 sq. ft.

Kristen (805) 444-0272

Jay (323) 632-1711

Email: pmcinla@gmail.com

Please send an email or call for a copy of proposed plans

DISCLAIMER: INFORMATION CONTAINED HEREIN IS NOT GUARANTEED AND IS SUBJECT TO CHANGE. NO REPRESENTATIONS OF ANY KIND ARE MADE AS TO THE ACCURACY, AND ALL MATERIALS SHOULD BE CONFIRMED BY THE INTERESTED PARTY THROUGH HIS OR HER OWN INDEPENDENT INVESTIGATION WITHOUT RELIANCE UPON THE OWNER, THEIR BROKERS, AGENTS OR EMPLOYEES.



Large Outdoor Dining Area

