

Creamo Ice Cream by Donut Friend, Silver Lake



3534 Sunset Boulevard at Maltman , Los Angeles, CA 90029

- Fantastic opportunity for a coffee roaster, cafe, or bakery; Future Tenant to verify use and permitting
- Charming multi tenant property, space is approx 641 sq ft with recessed storefront
- Front Patio Seating; one Restroom; Formerly MatchaBar
- Join Millie's, Buck Mason and MidEast Tacos at this classic Silver Lake property!

RENTAL RATE / ASSET PURCHASE: Asset Sale asking \$95,000
Monthly rent is \$6,000 / month possible 10 year term

PROSPECTIVE BUYER / TENANT TO CONDUCT DUE DILIGENCE TO VERIFY PERMITTING AND USE

For additional information
and to schedule an appointment,
contact Roger Merians.



**DO NOT DISTURB
CURRENT STAFF.**

STAFFORD COMMERCIAL REAL ESTATE, INC.