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AVAILABLE illi COMMERCIAL REAL ESTATE



SECOND GENERATION RESTAURANT AVAILABLE FOR LEASE ON BUSY HOLLYWOOD CORNER

1544 N Cahuenga, Hollywood, CA 90028



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RESTAURANT SPACE
HOLLYWOOD, CA

EXCLUSIVELY LISTED BY

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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square foot-age are approximate. References to neighboring retailers are subject to change, and may not be adjacent to the vacancy being marketed either prior to, during, or after leases are signed. Lessee must verify the information and bears all risk for any inaccuracies.

PROPERTY FEATURES

1544 N Cahuenga, Hollywood, CA 90028



APPROX. 2,352 SF

SECOND GENERATION RESTAURANT AVAILABLE

- ✓ Highly visible second generation restaurant space with hood, walk-in refrigeration and freezer
- ✓ Infrastructure in place for 30 beers on tap
- ✓ Patio seating
- ✓ Small retail component for off-site wine & beer sales, plus an on-site tasting room
- ✓ Former tenant had CUP for wine & beer sales until 2:00 AM and food sales until 4:00 AM
- ✓ On-site valet parking available for customers

AREA AMENITIES

- ✓ Prime location in Hollywood's Vinyl District at the high-traffic intersection of Cahuenga and Selma
- ✓ Exceptional vehicle and pedestrian counts, just steps from major studios, hotels, dining, shopping, entertainment, and vibrant nightlife

— DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
 Population	63,423	367,941	941,455
 Avg. HH Income	\$78,529	\$97,936	\$97,046
 Daytime Pop	73,413	415,750	1,017,537
 Traffic Count	±32,161 CPD ON N CAHUENGA BLVD & SELMA AVE		

RESTAURANT SPACE
HOLLYWOOD, CA

EXTERIOR PHOTOS

1544 N Cahuenga, Hollywood, CA 90028



RESTAURANT SPACE
HOLLYWOOD, CA

INTERIOR PHOTOS

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AVAILABLE



AERIAL MAP



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