



# Project Details

- 4,605 SF Second Generation restaurant space available for sublease
- Located within the larger SouthSide Works redevelopment with over 1,500 residential units within a 0.5 mile radius and surrounded by various restaurants, bars, and shops
- Large daytime, nighttime, and weekend populations along with ample parking
- 2,388 SF Fully built out Kitchen inclusive of all equipment.
- Ability to work directly with COhatch residents for co-events and catering.
- Area retailers include: REI, Urban Outfitters, CoHatch, LA Fitness, Aerie, Pins Mechanical, Aldi and more.



# Demographics

Within 1 Mile

Population  
**21,057**

Daytime Pop  
**28,205**

Avg HH Income  
**\$70,745**

Within 3 Miles

Population  
**174,732**

Daytime Pop  
**339,334**

Avg HH Income  
**\$95,902**

Within 5 Miles

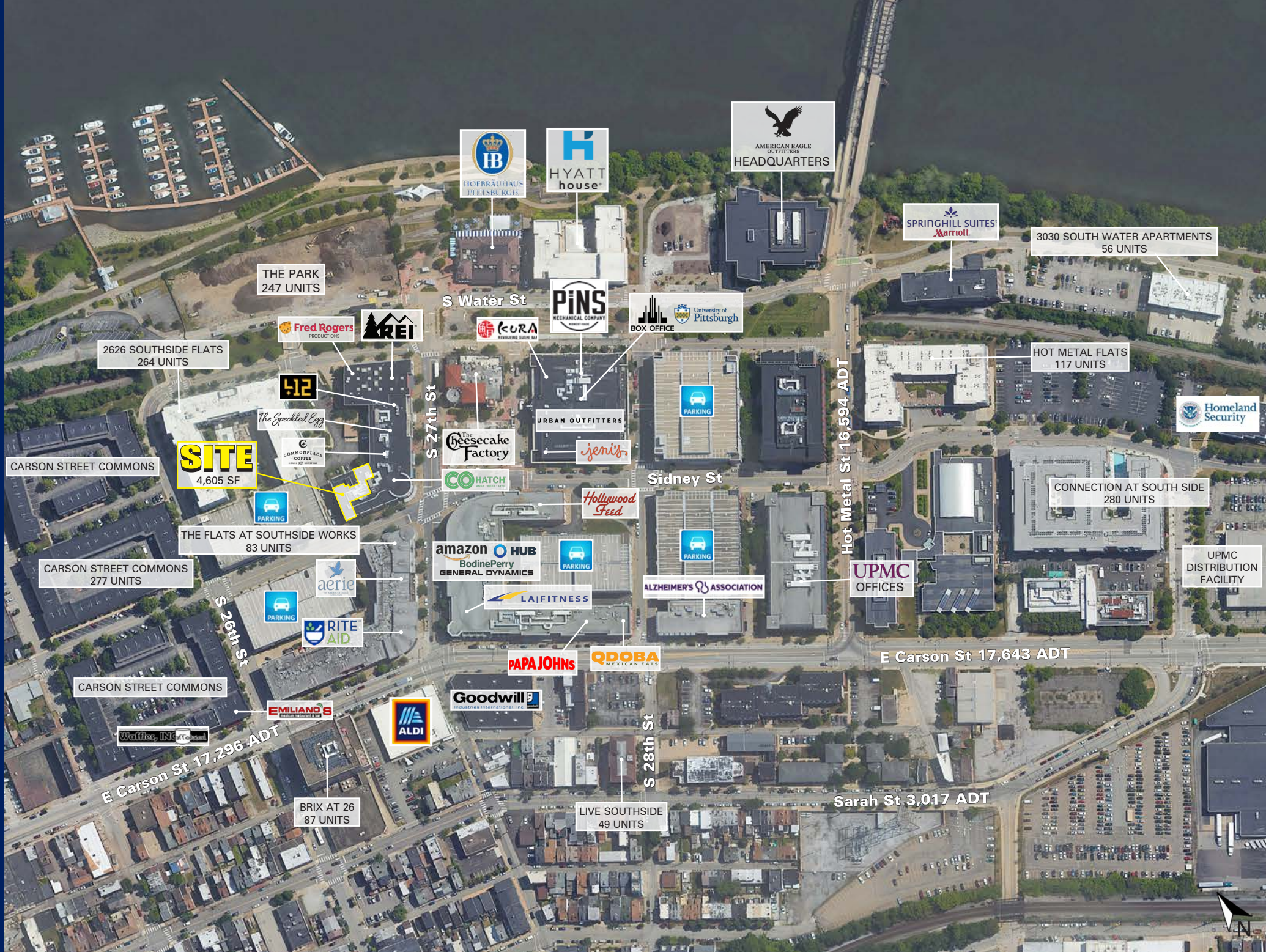
Population  
**396,642**

Daytime Pop  
**516,658**

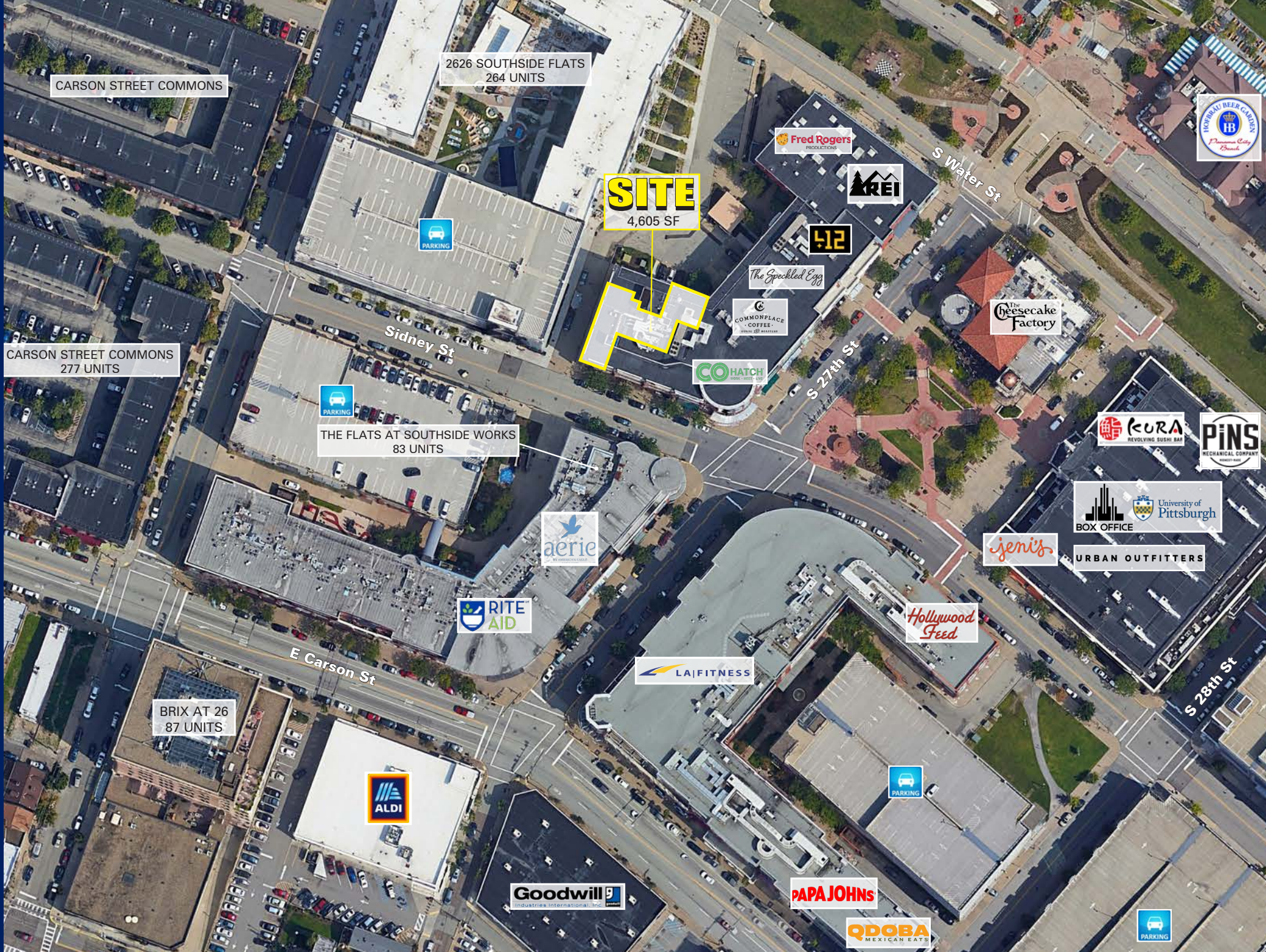
Avg HH Income  
**\$91,159**













**TOTAL 17,160 SF**

**F&B TOTAL 4,605 SF**  
 DINNING ROOM 1,840 SF  
 KITCHEN 2,388 SF  
 UPSTAIRS 377 SF

**COhatch TOTAL 11,688 SF**  
 MAIN SPACE 9,488 SF  
 SHARED EVENT 1,570 SF  
 SHARED BAR 630 SF

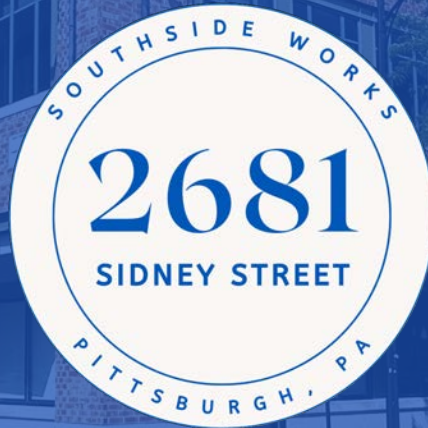
- Larger Event Space











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