

# Turn-Key Restaurant Space

with full liquor license



6464 SUNSET BOULEVARD, HOLLYWOOD, CA 90028

323.462.6727

# For Lease:

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1200 square foot\* restaurant/café/bar space on street-level of 11-story office building at 6464 Sunset Blvd in the heart of Hollywood.

**PLUS:** Fully permitted large outdoor patio opportunity on bustling Sunset Boulevard.

*\*approximate*



## Complete Restaurant Package

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Space comes fully operational and ready to implement your next hospitality concept, including active ABC Type-47 full liquor license, and extensive inventory of available furniture, fixtures, and equipment.

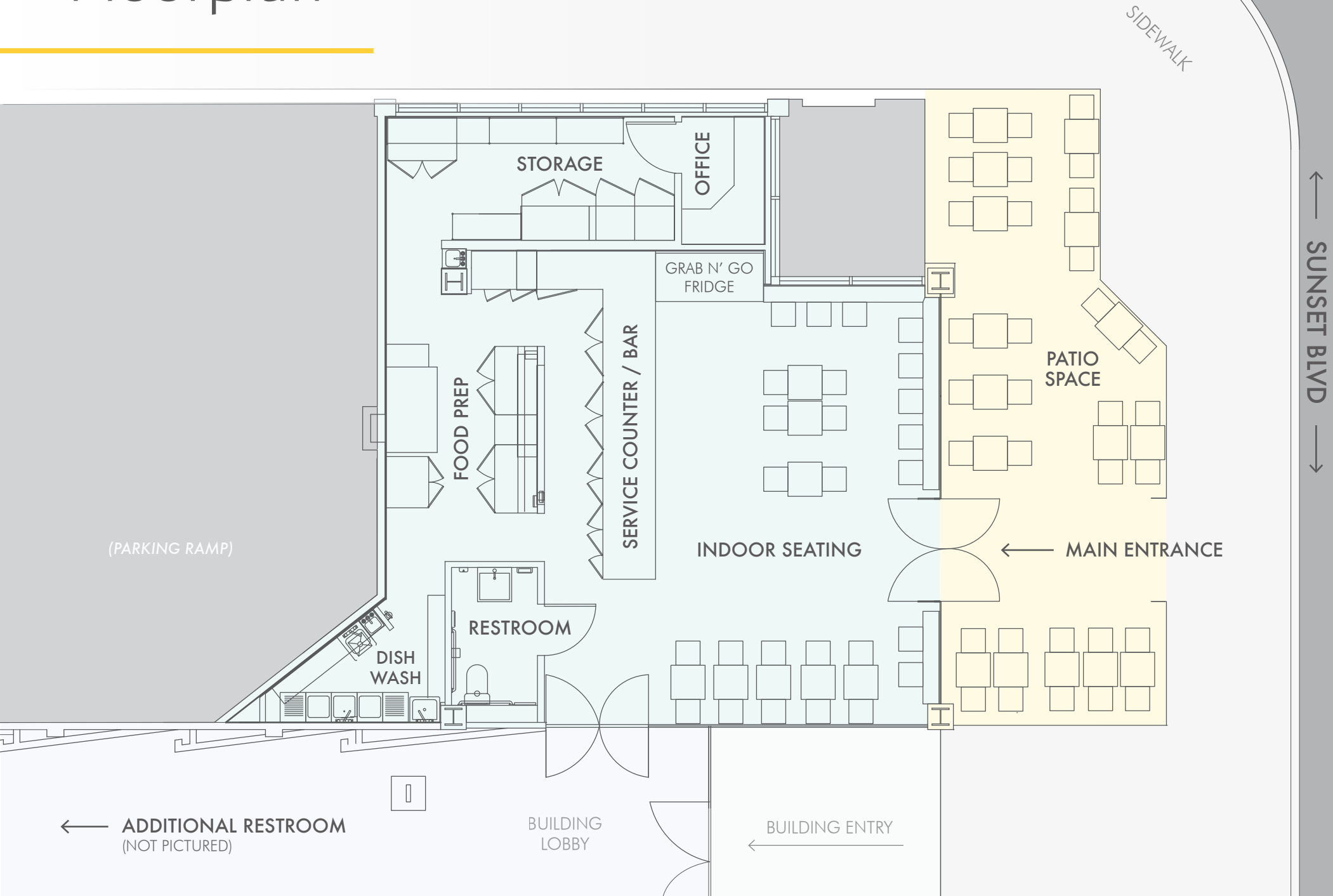


## Highlights:

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- Prime Hollywood location on Sunset Blvd.
- Fully permitted including outdoor patio opportunity on Sunset Boulevard.
- Active ABC Type-47 full liquor license
- Extensive FF&E inventory
- Ample on-site parking
- On-site property management
- Adjacent to boutique art-house cinema in building lobby
- 1 of 3 restaurant/bar packages available in immediate proximity for possible multi-concept venture

# Floorplan



SIDEWALK

← SUNSET BLVD →

(PARKING RAMP)

STORAGE

OFFICE

GRAB N' GO  
FRIDGE

FOOD PREP

SERVICE COUNTER / BAR

PATIO SPACE

INDOOR SEATING

← MAIN ENTRANCE

RESTROOM

DISH WASH

← ADDITIONAL RESTROOM  
(NOT PICTURED)

BUILDING LOBBY

← BUILDING ENTRY

# Location:

the heart of Hollywood



Leading Hollywood Studios and Production Companies



Theaters and Entertainment Venues



Upscale and Boutique Hotels



Luxury Apartments and Condo Complexes



Popular Nightlife Destinations



Acclaimed Culinary Hotspots



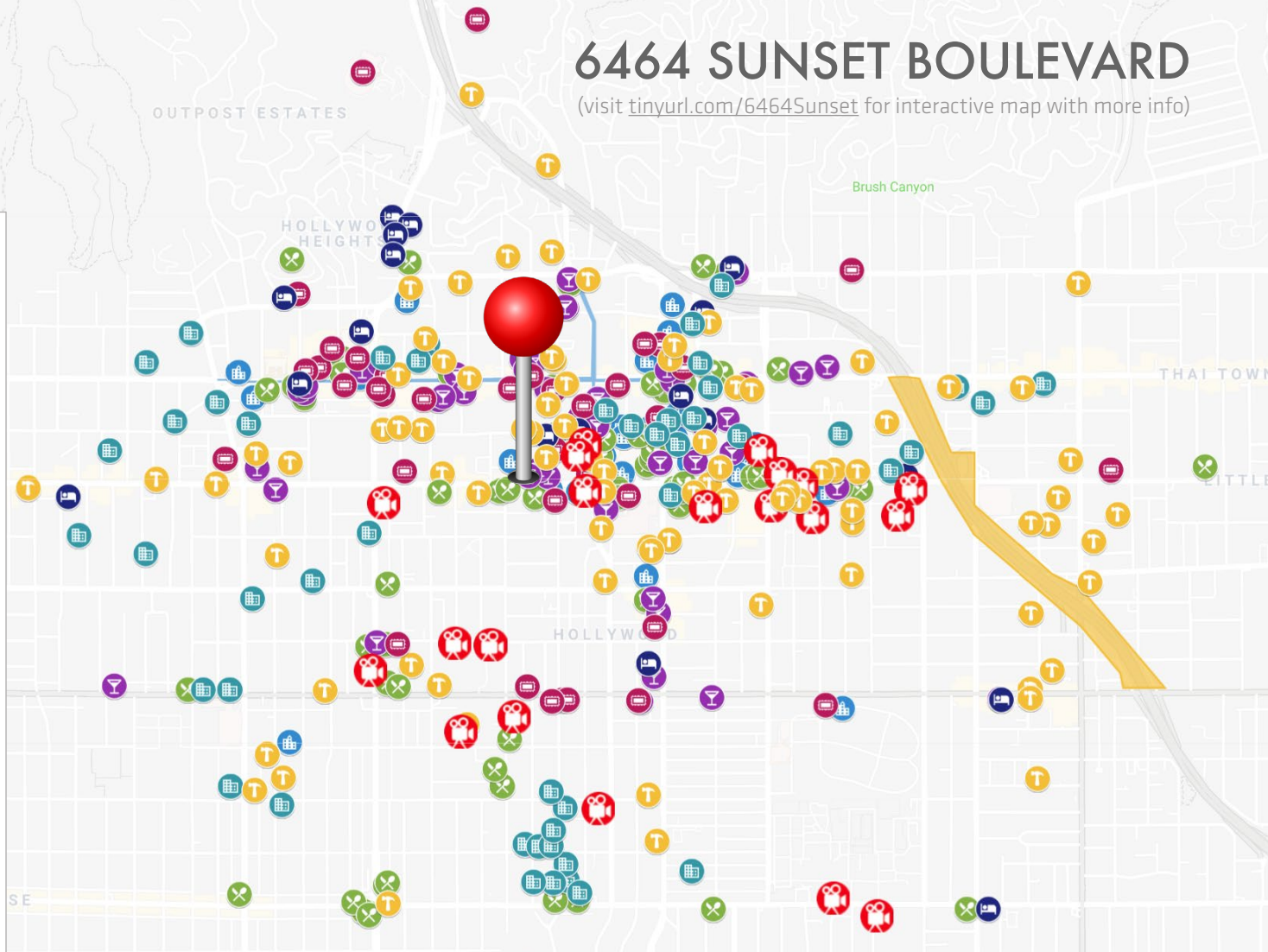
Notable Businesses, Buildings and Places of Interest



New Development Projects

## 6464 SUNSET BOULEVARD

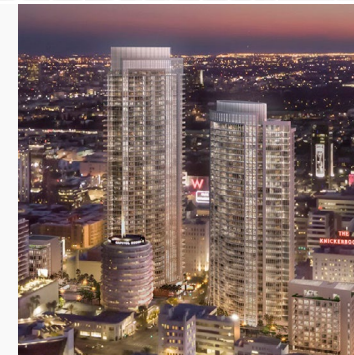
(visit [tinyurl.com/6464Sunset](http://tinyurl.com/6464Sunset) for interactive map with more info)



World-class entertainment and high-profile special events



Buzzing culinary scene including multiple celebrity chef neighbors



Billions in planned and already in-progress development



Home to the entertainment industry's biggest players

# Application Requirements

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All applicants must submit a complete business plan demonstrating wherewithal in culinary/hospitality venture capitalization and management.

In as much detail as possible, please include:

- Concept
- Current financials, financial plan, and projections
- Marketing plan with destination draw capability
- Social media and other audience follower/subscriber numbers, demographics, and engagement data
- Successful past ventures and other past experience as a hospitality concept operator with references

Please call for terms, conditions, key-money options, and additional leasing info.

# Contact



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323.462.6727

*(please do not disturb current occupants)*