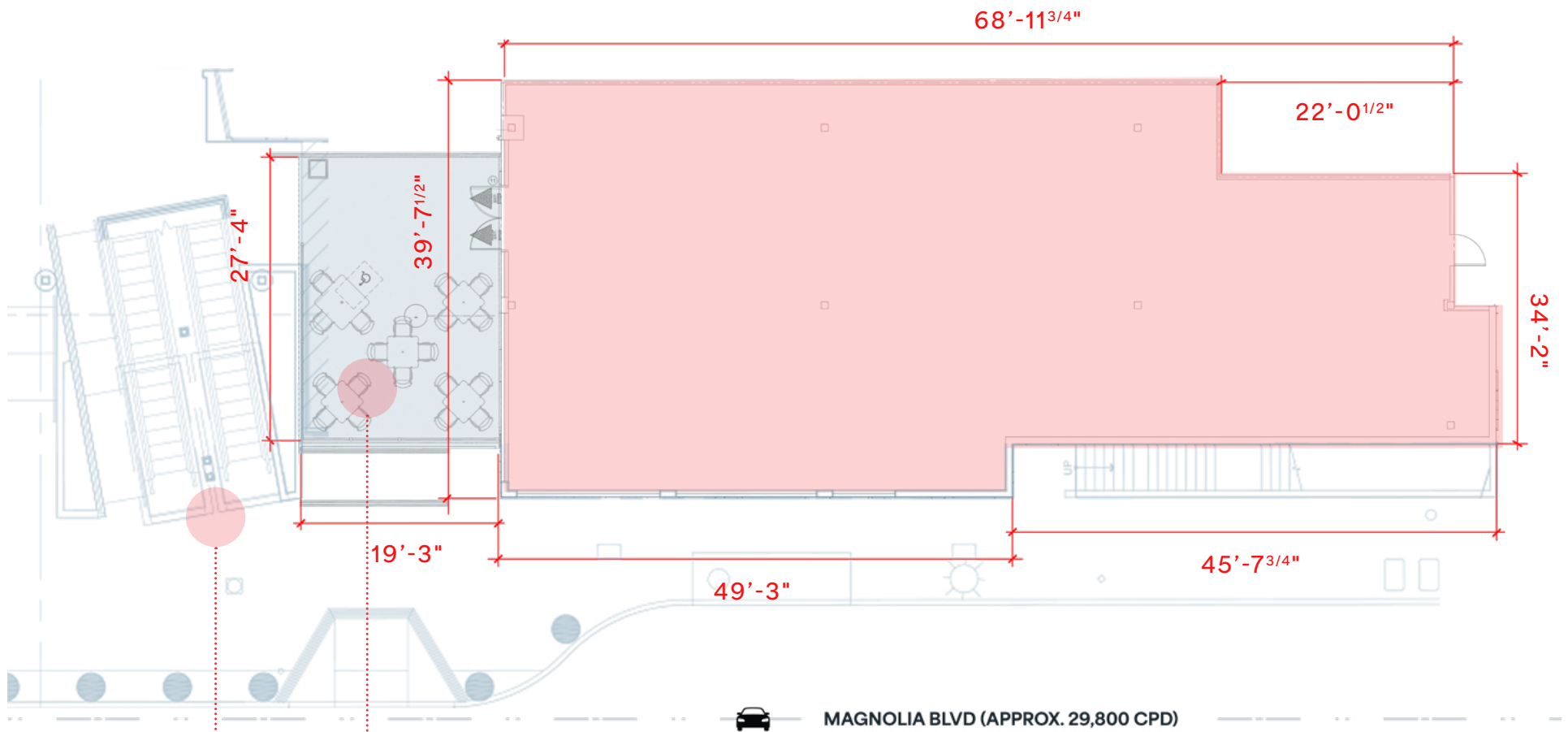




LEASING BROCHURE

SECOND GENERATION RESTAURANT OPPORTUNITY
3,268 SF Improved Restaurant + Dedicated Patio
201 E Magnolia Blvd, #274, Burbank, CA 91502





DEDICATED PATIO

ADJACENT TO ESCALATOR AT
MAGNOLIA BLVD ENTRY



KEY MAP



MIDDLE LEVEL

SPACE 274

SECOND GENERATION
RESTAURANT OPPORTUNITY

3,268 SF
Improved Restaurant +
Dedicated Patio

- Burbank Town Center offers a diverse array of dining options to satisfy various tastes and preferences. Whether you're in the mood for a quick snack, a hearty meal, or something sweet, the mall's food establishments have you covered



COME JOIN THE NOTABLE NEW TENEANTS IN THE SURROUDING AREA





BURBANK TOWN CENTER SERVES A SHOPPER POPULATION OF MORE THAN 1.5M

Located off I-5 in Downtown Burbank, the landmark Burbank Town Center offers a choice of over 100 retail stores, restaurants, entertainment venues and lifestyle services. Just a few miles northeast of Hollywood and know as the “Media Capital of the World.”

- The three-level indoor mall features a dramatic dome towering over Center Court. The indoor mall compliments Burbank Town Center’s many outdoor shops, restaurants and theatre situated along San Fernando Blvd
- Burbank Town Center is a 1.2 million-square-foot shopping, dining and entertainment destination situated on more than 37 acres along Interstate 5 in the heart of Downtown Burbank, California



burbanktowncenter.com

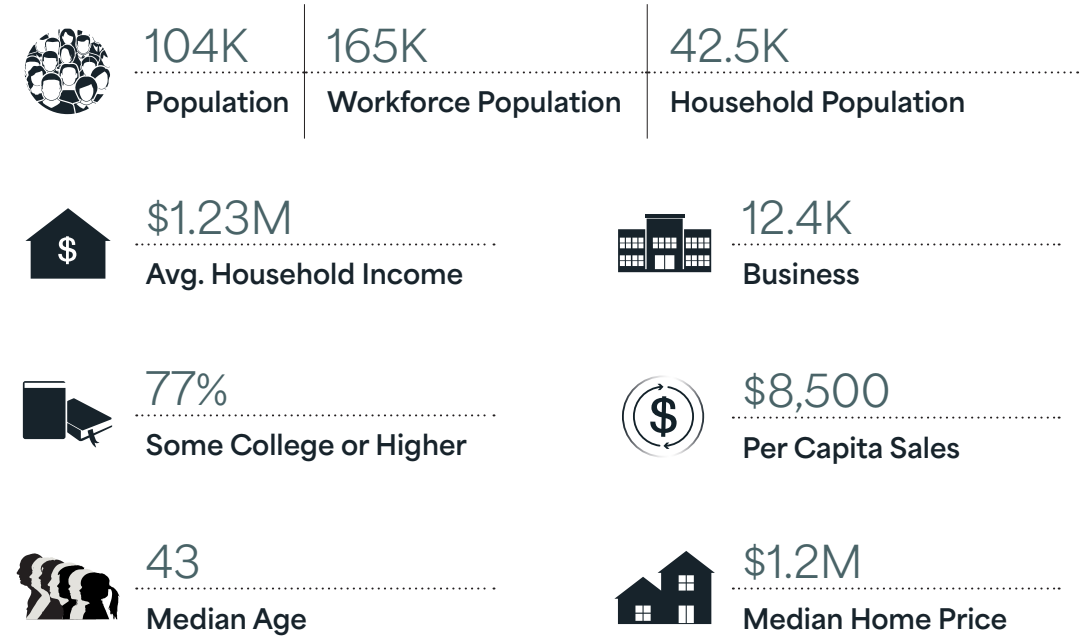


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DEMOGRAPHICS

Burbank demographics reflect higher than average incomes, with households that are college educated and ethnically diverse, sharing an upscale urban perspective.



SOURCE: THE NIELSEN COMPANY, EMSI

VISITOR GROWTH PRODUCTIVITY



SOURCE: VISIT BURBANK AND STR REPORT FY 2023-2024

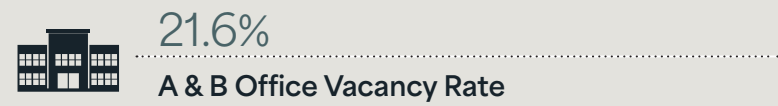
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TOP 10 INDUSTRIES

Burbank represents a robust workforce with a daytime population of 182,000 jobs spread through a variety of industries

Entertainment	76,492
Healthcare Services	15,403
Information Technology	15,391
Professional, Scientific & Technical Services	13,288
Local Government & Non-profit	10,324
Retail/Wholesale	9,528
Food Services & Drinking Places	6,901
Administrative & Support Services	5,990
Manufacturing	4,349
Construction	3,412

SOURCE: EMSI (2022/2023)



Class A office is defined as buildings attracting the highest quality tenants and commanding the highest rents.

Class B buildings are generally a little older with good quality management and tenants.

AS OF SECOND QUARTER 2023 / SOURCE: HDL, EDD, COSTAR



TOURISM & VISITORS



\$829M

Total Spent by Visitors

\$174M

Spent on Retail

\$206M

Spent on Recreation & Entertainment

\$147M

Spent on Food & Beverage

\$31M

Tourism Generated Local Tax Revenue

7,790

Jobs Sustained by Visitors

\$3.1M

Overnight Visitors



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BURBANK TOWN CENTER

201 E Magnolia Blvd, Burbank, CA 91502

FOR MORE LEASING DETAILS, CONTACT

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