

Former Umami Burger Restaurant - Studio City with Patio

12159 Ventura Blvd., Studio City, CA 91604



DEAN CUTLER (818) 514-0633

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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 footage 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.

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PROPERTY FEATURES

- 2nd Generation Equipped Restaurant with Hood and Walk-In Refrigerator.
- Ventura Blvd. Patio
- Two ADA Bathrooms
- 400 Car Parking Field at Rear of Premises

AREA AMENITIES

- Prominent Studio City Village Location with Mega Foot Traffic and Many Trendy Stores and Other Restaurants Including Mexicali, Starbucks, Counter Burger, Art's Deli, Bluestone Lane, Joan's on Third, California Pizza Kitchen, Lulu Lemon, Urban Outfitters, Wasteland, Chico's and More



DEMOS	1 mile	3 mile	5 mile
Population	21,164	197,772	596,894
Avg. HH Income	\$144,304	\$116,494	\$107,122
Daytime Pop.	17,652	164,034	493,379
Traffic Count	±37,064 cars per day		



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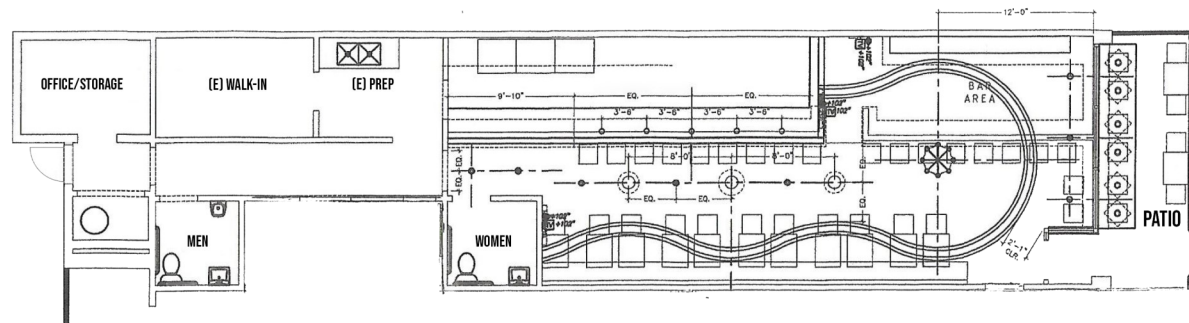


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Floor Plan

12159 VENTURA BLVD., STUDIO CITY



VENTURA BLVD



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