

## Ira Spilky

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**From:** ira spilky <ira@iraspilky.com>  
**Sent:** Monday, May 13, 2019 12:49 PM  
**To:** ira@iraspilky.com  
**Subject:** 97 RESTAURANTS-BARS/CLUBS FOR SALE & LEASE SUMMARY- MAY 13th



[Scroll down to Review 97 Current listings by So. Ca. Trade Area for 5/13 No. Ca., AZ. & Col. By Request.](#)

### [NEW LISTINGS 5/13](#)

[DTLA ARTS DISTRICT 2400' + 600' patio \\$8000 mo. total 2am 47 liquor Entertainment & dance \\$775,000](#)

[LAKEWOOD CENTER 7500' Free Standing Exclusive Parking \\$3.95 psf Liquor FOR LEASE](#)

[SHERMAN OAKS - 5500' 2 am Liquor License Turn Key with R. E. \\$4 mil](#)

[WESTWOOD - 1400' \\$12,000 mo. Turn Key Equipped - NO ABC - \\$125,000](#)

[CULVER CITY MAIN ST - 1100' - \\$4000 mo. no nnn Equipped NO ABC - \\$225,000](#)

[SPOONFED /BAR JOE 959 SEWARD STREET HOLLYWOOD MEDIA CENTER 4800' + 2000' patio \\$19,300 mo. \\$4 mil invested Liquor License \\$395,000](#)

[BEVERLY HILLS DELI CAFE 90210- 1400' - \\$8750 mo. Turn Key B & W lic. \\$195,000](#)

[BRENTWOOD WILSHIRE 3000' + patio \\$550 psf nnn B & W - FOR LEASE](#)

[BRENTWOOD SAN VICENTE - 2500' + patio - \\$6.50 psf Liquor - FOR LEASE.](#)

[HOLLYWOOD VINE - 1750' + patio - \\$9500 mo. 2 am Liquor license - \\$295,000](#)

[SUNSET BLVD. W. L. A. SEAFOOD/MEX. OR PIZZA 2575' + patio Liquor Lic FOR LEASE](#)

[SUNSET W. L. A. - 1845' Equipped \\$5.25 psf nnn FOR LEASE](#)

[MELROSE 3700' - \\$12,750 per mo. Turn Key - Liquor License - \\$450,000](#)

[WEST HOLLYWOOD - MELROSE - 3800' + patio - Liquor - FOR LEASE](#)

[WEST HOLLYWOOD - 750' Fully Equipped - B & W lic. \\$250,000](#)

[WEST HOLLYWOOD MELROSE 1900' patio \\$12,000 mo.- 2 am Liquor License \\$495,000](#)

[SUNSET BLVD. W.L.A. - 2670' + patio Equipped- \\$16,870 nnn B & W \\$175,000.](#)

[SUNSET BLVD. 5000' TURN KEY \\$30,000 mo. 2 am liquor license no restrictions grandfathered CUP \\$495,000](#)

[SANTA MONICA WILSHIRE 2500' + patio Turn Key \\$6.50 psf nnn B & W - MAKE OFFER](#)

[SANTA MONICA - 4400' + patio Turn Key equipped \\$22,000 mo. nnn B & W - \\$325,000.](#)

[SANTA MONICA WILSHIRE 3600' end cap \\$5.75 psf nnn Equipped New Lease](#)

[SANTA MONICA 6000' + patio Equipped \\$35,000 mo Liquor License - New Lease](#)

[SANTA MONICA - Wilshire Blvd. 7500'+ mezz \\$30,000 mo. 1 AM Liquor License Net \\$600,000 yr. \\$795,000](#)

[SANTA MONICA WILSHIRE - 5000' + 2000' enclosed patio Turn Key \\$18,200 nnn 2 am liquor license no restrictions Exclusive Parking \\$495,000](#)

BEVERLY HILLS 4000' + 2 patios Turn Key + Gas Burning Oven \$23,000 nnn B & W Price \$550,000.  
[BEVERLY HILLS SO. BEV. DR. - 1100' \\$8.50 psf Fully Equipped - For Lease](#)  
BEVERLY HILLS - 5600' Patio Turn Key \$5.95 nnn - Liquor License For Lease  
BEVERLY HILLS 3000' long term lease \$400,000 yr. net cash flow Profit B&W \$1,200,000

CULVER CITY - 3000' + 585' patio \$7000 mo. 15 yr. lease Liquor \$595,000  
WEST L. A. PICO BLVD. 4500' \$15,000 mo 2 am Liquor Live Entertainment \$495,000.

[WESTWOOD VILLAGE - 1000' + patio - \\$14.00 psf - NO ABC - For Lease](#)  
WESTWOOD VILLAGE - 2300' + patio - \$16,000 mo. nnn 13 yr. lease - \$200,000  
WILSHIRE BLVD. - 10,000' + mezz. + patio Turn Key \$3.90 psf nnn - T1 neg. Liquor License  
WESTSIDE PAVILLION - 12,500' \$2.25 psf - Liquor License - FOR LEASE.  
WESTSIDE FREE STANDING - 7500' patio \$40,000 Fully Equipped Liquor New Lease.  
WESTWOOD ISLANDS 4500' Equipped \$5.25 psf nnn 2 am Liquor License FOR LEASE [RE For Sale](#)  
3RD STREET W.L.A. - 1400' + patio \$7000 mo. nnn B & W license \$400,000  
WESTWOOD VILLAGE PIZZA - 1430' \$6.00 nnn - Equipped - B & W FOR LEASE

CENTURY CITY 7900' Equipped Sports Bar \$4.50 psf nnn 2 am Liquor License FOR LEASE.  
WILSHIRE CRESCENT HEIGHTS - 2500' + patio - \$6.00 nnn B & W license FOR LEASE  
SILVER LAKE 2000' + 1200' patio \$6500 mo. Turn Key Liquor \$625,000

MELROSE AVE. 3500' 95 seats - Fully Equipped - \$14,000 mo. nnn Liquor License \$525,000  
MELROSE AVE. 2800' + patio - \$5.50 psf nnn - 1am 47 Liquor Lic. \$550,000

3RD STREET CAFE BAKERY Turn Key Equipped -\$15,000 mo. 2200' FOR LEASE  
3RD STREET NEXT TO GROVE - 1800' + patio - \$7400 mo. B & W - \$395,000.

[DTLA CENTRAL CORE 5th St. TURN KEY 4200' + 2000' patio \\$5.35 psf nnn Liquor FOR LEASE.](#)  
DTLA ARTS DISTRICT - 4600' + patio \$25,000 mo. 48 Bar License no food FOR LEASE  
DTLA - 3600' + patio - \$7500 mo. nnn Turn Key 48 BAR License & live ent \$595,000  
DTLA MAIN ST. 2650' Turn Key \$7600 mo. Lease thru 2025 + option Liquor license \$295,000  
D.T.L.A.- Blk to Staples 3700' - Equipped - \$4.50 psf nnn B & W - FOR LEASE.  
DTLA 3000' Turn Key Fast Casual B & W - \$5.00 psf 2 Yrs. Free Rent- \$150,000  
D.T.L.A. CLUB - 14,000' - \$47,000 mo. 2 am Liquor Live Ent. & Dance \$3.5 mil.  
DTLA NEXT TO STAPLES - 3300' + patio - 2am liquor license FOR LEASE  
[PUENTE HILLS RED LOBSTER FREE STANDING 6800' \\$17,000 mo. Equipped Liquor For Lease](#)

LONG BEACH BURGER PINE AVE 1800' \$3.50 psf nnn B & W license \$120,000 yr. net profit \$339,000  
LONG BEACH PIKE - 4800' -\$20,000 mo. + nnn - long term lease 2 am liquor FOR LEASE

PLAYA VISTA 4700' & 5600' \$6.50 psf + nnn - Equipped - Liquor License FOR LEASE

[HAWTHORNE - 3 MILES FROM FORUM - 2000' +patio Free Standing Liquor - R. E. for sale \\$2.5 mil](#)  
[REDONDO BEACH OCEAN VIEW -4400' + 1075' patio \\$17,000 mo. Liquor \\$195,000](#)  
REDONDO BEACH PIER 1150' + patio \$2000 mo. Turn Key \$125,000 Annual profit \$250,000.

MARINA DEL REY- 4900' - \$5.00 psf nnn - Liquor License - For Lease.

EL SEGUNDO 2900' + patio \$14,000 mo.- Equipped - Liquor License - NEW LEASE

TOLUCA LAKE WARNER BROS. 6000'-9000' Equipped \$3.50 psf Liquor License - FOR LEASE.  
BURBANK SAN FERNANDO RD. 7000' Sports Bar \$5.50 psf nnn Liquor FOR LEASE

[NOHO /TOLUCA LAKE - 4000' Free Stand - 47 ABC license - NO CUP NO restrictions \\$2.6 mil R. E.](#)  
NOHO - 2250' Equipped - \$4.00 psf + nnn Price TBD  
[NORTH HOLLYWOOD 24hr. Diner 3600' Free Standing \\$4.50 psf + .60 nnn B & W FOR LEASE.](#)

STUDIO CITY 2869' + Patio - \$5.00 psf + nnn Liquor License FOR LEASE  
STUDIO CITY CLUB REST 4300' + 700' patio \$20,000 mo. Turn Key 150 parking 2 am Liquor Entertainment-  
Asset Sale \$675,000.

[SHERMAN OAKS WITH R. E. 4500' ON 5500' 2 AM LIQUOR - \\$3,995,000](#)  
SHERMAN OAKS - 3300' \$4.00 nnn Exclusive Parking Liquor License FOR LEASE  
SHERMAN OAKS 3500' + Patio \$21,000 mo. 1 am Liquor + Entertain \$695,000 Profitable

ENCINO BAKERY 2200' + patio - \$5.25 psf nnn - Equipped - NO ABC - FOR LEASE  
ENCINO - 7000' + patio \$500,000 yr. profit long term lease Exclusive Parking Liquor License \$1,350,000

NORTHRIDGE ACAPULCO - 7800' - \$3.50 psf - Liquor License - FOR LEASE.  
NORTHRIDGE CHEVYS - 5700' \$28,000 mo. Liquor License - FOR LEASE.

[WOODLAND HILLS 2600' + 600' patio \\$12,000 mo. nnn Liquor License For Lease or R. E. \\$2.8 mil](#)  
WOODLAND HILLS DENNY'S 4300' Equipped - \$4.00 psf nnn - B & W License FOR LEASE.

[CALABASAS - 2100' + 1500' patio \\$10 psf total \\$1.8 mil invested B & W lic. FOR LEASE](#)  
CALABASAS - 4200' + 1000' patio Turn Key Equipped - B & W License FOR LEASE

AGOURA HILLS - 4500' Equipped - Liquor License - FOR LEASE.  
AGOURA HILLS - 4600' - Equipped - \$4.00 psf nnn Liquor License - FOR LEASE.

[THOUSAND OAKS BURGER - 3800' + 1200' patio - \\$6.25 psf total B & W - FOR LEASE](#)  
[WESTLAKE VILLAGE - 8500' + 2 patios = 2000' - Liquor License & Live Entertainment FOR LEASE](#)

SIMI VALLEY FAMOUS DAVE'S - \$2.25 psf + .89 nnn - Liquor License - FOR LEASE  
SANTA CLARITA MEXICAN 6200' free standing Equipped \$3.25 psf 2 am Liquor lic. For Lease  
PALMDALE FAMOUS DAVES - 6500' - Liquor License \$15,000 mo or with R. E. \$2,500,000

PASADENA - 9600' - APPROVED for a 75 ABC license - Liquor Entitled - FOR LEASE  
PASADENA LAKE AVE. 7900' Brand New Turn Key Liquor Lic. FOR SUB LEASE

[COSTA MESA PIZZA REV - 2800' - \\$3.25 psf + .80 nnn B & W license FOR LEASE](#)

[SANTA ANA FREE STANDING - 5000' Liquor License No Restrictions Grandfathered CUP \\$17,500 mo for new lease or \\$3,350,000 for R. E. Exclusive Parking.](#)  
[COSTA MESA WESTIN HOTEL - 5900' +750' patio \\$30,000 mo. Turn Key Equipped 2 am Liquor FOR LEASE](#)  
[COSTA MESA & GARDEN GROVE - Two Drive Thru's Equipped For Lease or R. E. for sale @ \\$4mil & \\$1.8mil](#)  
ORANGE COUNTY PERSIAN 6800' + 800' patio \$15,000 mo. nnn 2 am liquor + entertainment \$287,000 yr. net profit Price: \$1,350,000  
IRVINE 2000' Equipped for Lease \$5.00 psf nnn need new ABC  
IRVINE - 3750' + patio - Seeking Mexican restaurant - Liquor - FOR LEASE.  
[ANAHEIM NEXT TO ANGEL STADIUM - 2950' + 750' patio - 150 parking - B & W - For Lease.](#)  
LAGUNA HILLS - 5500' + patio Equipped - \$4.50- Liquor License - FOR LEASE.  
CITY OF ORANGE - 3500' patio - \$3.50 psf Equipped Brew House - Liquor License - FOR LEASE.  
SANTA ANA APPLEBEE'S - 5600' - \$3.35 psf nnn Liquor License - FOR LEASE.

HUNTINGTON BEACH- 2700' \$15,000 mo. Liquor License - FOR LEASE  
HUNTINGTON BEACH free standing 3500' \$4.00 + .80 nnn B & W - FOR LEASE  
KITCHEN REPUBLIC HUNTINGTON BEACH TUERN KEY 2450' +1000' patio \$14,600 mo. Liquor \$450,000

COSTA MESA NIGHT CLUB 12,000' + patio \$4.25 psf 2 am liquor & Entertain \$7 mil gross sales \$2.5 mil

[RANCHO CUCAMONGA 5700' 220 seats -\\$12,500 mo. 2 am liquor license \\$250,000](#)  
[RANCHO CUCAMONGA EL TORITO FOR LEASE -7500' Equipped - Liquor License](#)  
CERRITOS 6300' Mimi's and 7600' Macaroni Grill Liquor License New Lease.  
MORENO VALLEY FREE STANDING ACAPULCO - \$2.75 psf Liquor - New Lease

[All Clients must have current client information profiles on file prior to any additional disclosures](#)

["Timing is Everything in Life" – "Invested in your 2019 Success"](#)

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