



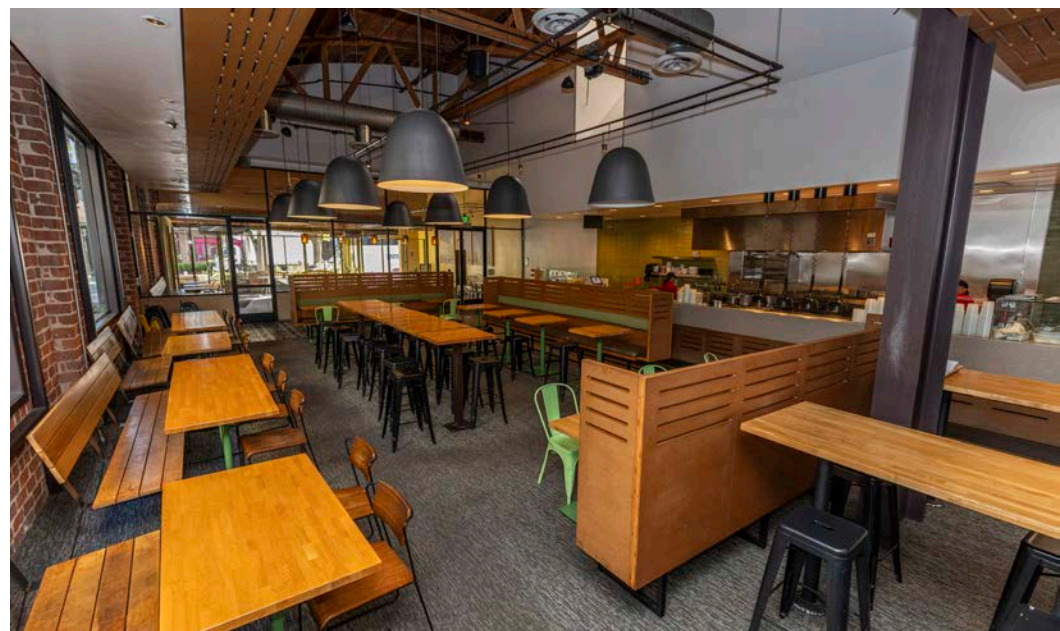
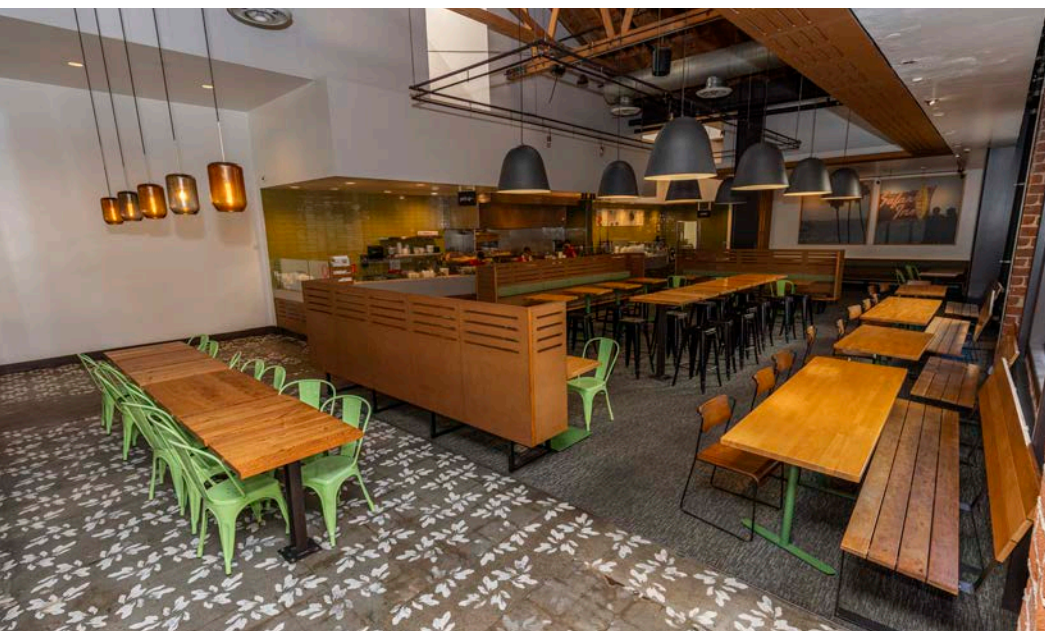
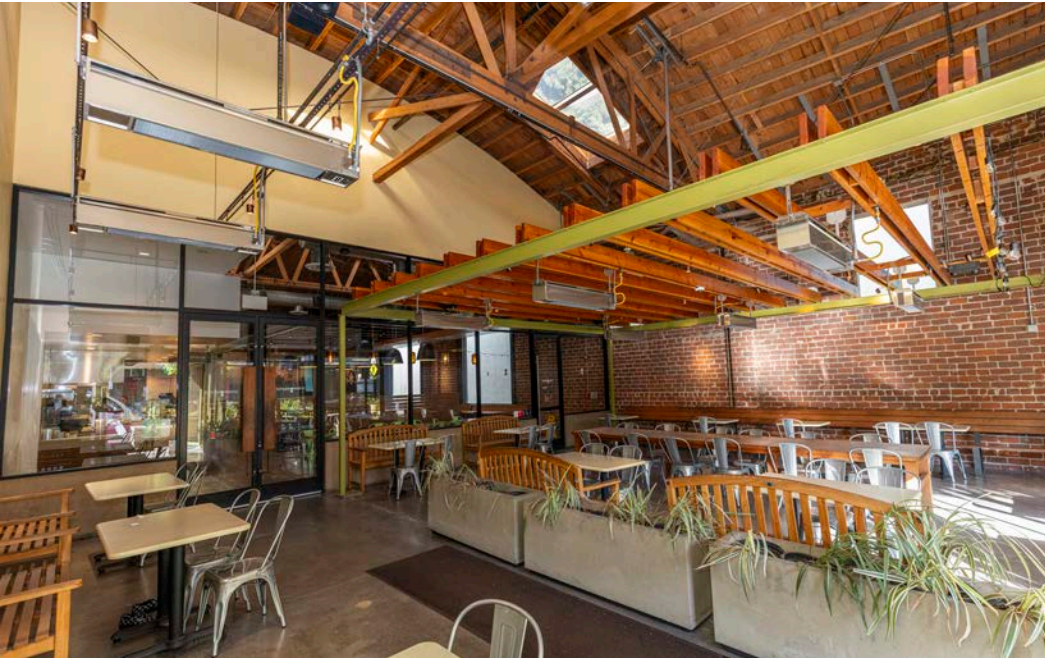
325 N SAN FERNANDO BLVD

SECOND GENERATION RESTAURANT AVAILABLE

BURBANK, CA



PROPERTY IMAGES





**2nd generation
restaurant opportunity**



5,588 sf ground floor



available now

PROPERTY HIGHLIGHTS

- Several major employers are within miles of the site which include: Disney, Netflix, Nickelodeon, St. Joseph's Medical Center & Warner Bros Discovery.
- Heavy residential in the area with 3,500 new housing units planned, under construction, or recently built in the City of Burbank.
- Located on a high-walkable and retail dense street with a walking score of 90.
- Dense affluent trade area with barriers to entry, unique opportunity.
- Multiple parking structures within walking distance to the property.



DEMOGRAPHICS



Total Population



Employee Population



Median Age



Avg. Household Income



Median Home Value

10 miles ▶	2.18M	1.05M	38.2	\$132,028	\$1.11M
5 miles ▶	456,279	231,339	39.9	\$131,256	\$1.04M
3 miles ▶	148,093	92,140	41.4	\$138,479	\$1M
1 mile ▶	35,591	24,328	40.5	\$111,812	\$921,022

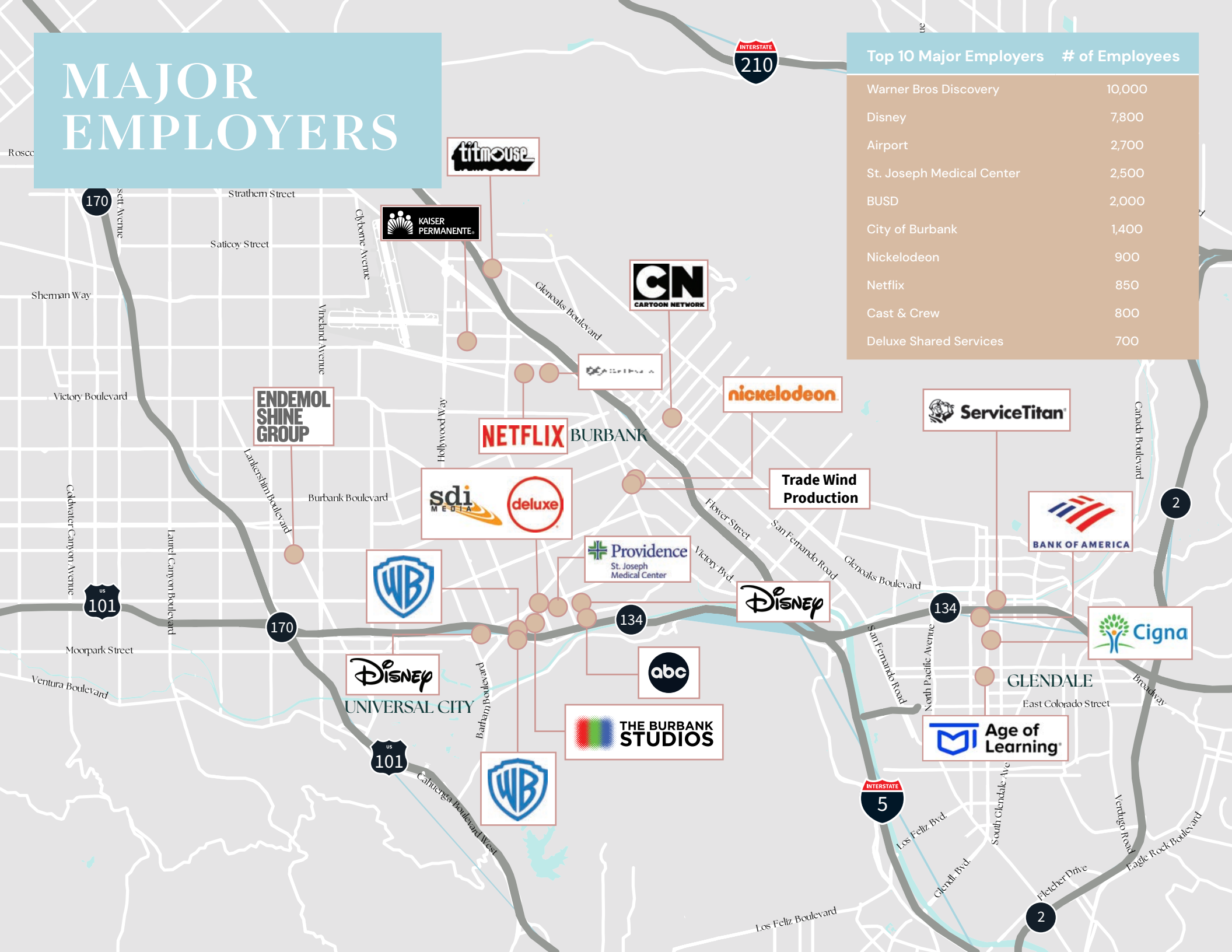
AREA OVERVIEW



MAJOR EMPLOYERS

Top 10 Major Employers # of Employees

Warner Bros Discovery	10,000
Disney	7,800
Airport	2,700
St. Joseph Medical Center	2,500
BUSD	2,000
City of Burbank	1,400
Nickelodeon	900
Netflix	850
Cast & Crew	800
Deluxe Shared Services	700





DEVELOPMENT



AERIAL MAP



IKEA



±212,000 CPD

WOOD RANCH



WOKCANO
ASIAN RESTAURANT AND BAR

GRANVILLE



SHAKE SHACK

325 North
San Fernando Blvd



amc

E MAGNOLIA BLVD



**Urban Press Winery
& Restaurant**



±14,900 CPD

E MAGNOLIA BLVD



Burbank Town Center

OLD NAVY

ROUND1
BOWLING & AMUSEMENT

★ **macy's**

**Bath
& Body
Works**

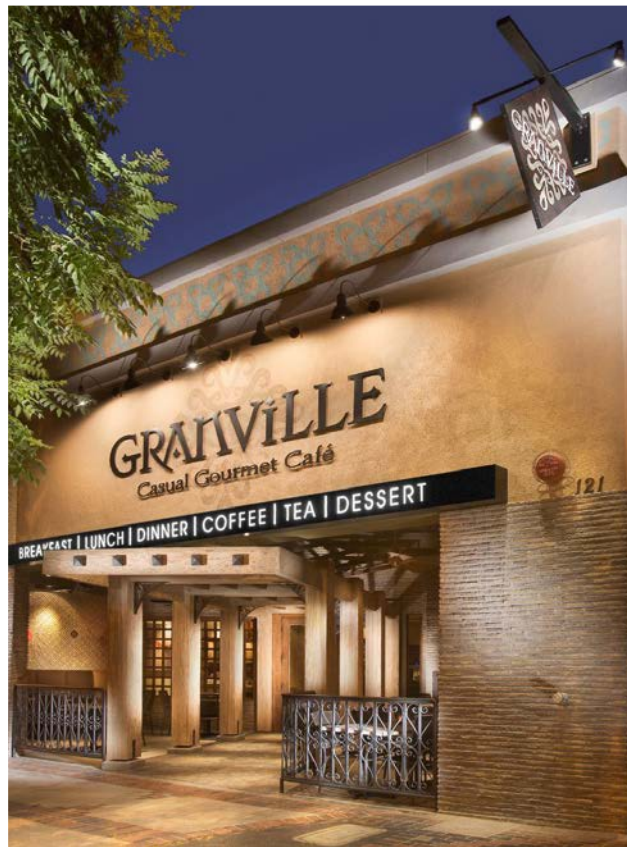
FIVE GUYS

N 3RD ST

±12,200 CPD



RETAILERS



amc
THEATRES

BOWLING & AMUSEMENT
ROUND1

GREAT FOOD • CLASSIC ROCK
Yard House
WORLD'S LARGEST SELECTION OF DRAFT BEER

FINNEY'S
CRAFTHOUSE

GRANVILLE

Gyu-Kaku
Japanese BBQ

SHAKE SHACK



SLICE HOUSE
BY TONY GEMIGNANI

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