

RESTAURANT OPPORTUNITY

AVAILABLE FOR LEASE OR SALE

5716 E. SECOND STREET, LONG BEACH, CA



2,506 SF SECOND GENERATION RESTAURANT WITH TYPE 47 LIQUOR LICENSE

FOR MORE INFORMATION:

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Property Features

2,506 SF Second Generation Restaurant located in a bustling beach city on 2nd Street with state of the art fully built kitchen

Amenities such as onsite & street parking, great natural and artificial lighting & high ceilings

Conditional use permit to allow a large outdoor patio space

Opportunity to redesign interior and exterior of building to match your style

Demographics (2021)

RADIUS	1 MILE	3 MILES	5 MILES
Total Population	17,022	140,058	356,402
Average H.H. Income	\$153,741	\$112,730	\$ 105,829
Median Home Value	\$1,177,621	\$803,911	\$737,874

Neighboring tenants

- | | |
|--------------------------------|----------------------|
| MICHAEL'S ON NAPLES RISTORANTE | LONG BEACH TAP HOUSE |
| NICKS ON 2ND | PANAMA JOES |
| ROE SEAFOOD | RAKKEN RAMEN |
| SAINT & SECOND | SUSHI ON FIRE |
| SIMMZYS | THE ATTIC |



Approved Patio Plan



2,506 SF Restaurant with **1,750 SF Outdoor Patio**

Site Elevations



EXTERIOR ELEVATION (FRONT)



EXTERIOR ELEVATION (REAR)



EXTERIOR ELEVATION

Local Retail Aerial





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*The outbreak of the COVID-19 virus (novel coronavirus) since the end of January 2020 has resulted in market uncertainty and volatility. While the economic impact of a contagion disease generally arises from the uncertainty and loss of consumer confidence, its impact on real estate values is unknown at this stage.

