

RETAIL FOR LEASE

120 W Wilshire

120 W WILSHIRE

Fullerton, CA 92835

PRESENTED BY:

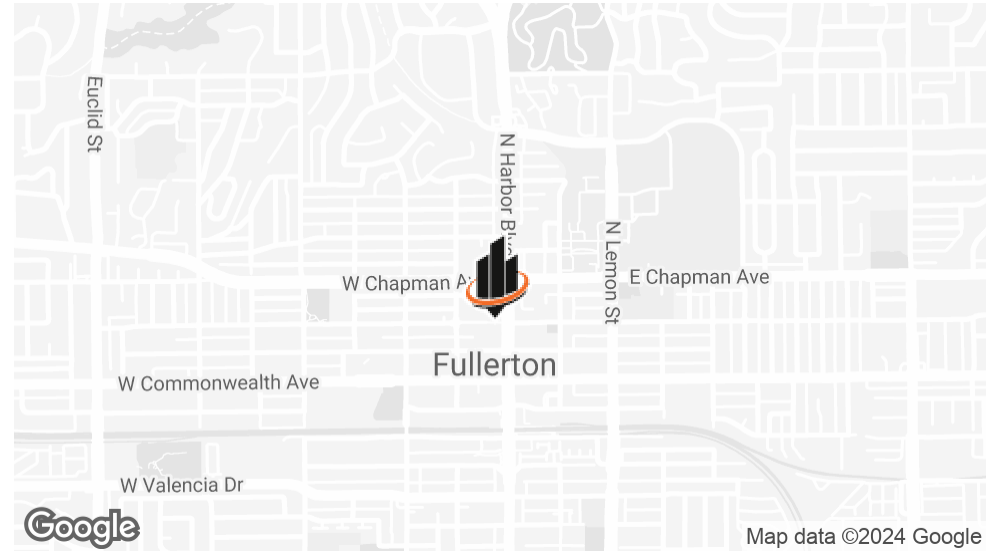
SOPHIA MEHR

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CalDRE #02024106

PROPERTY SUMMARY



OFFERING SUMMARY

LEASE RATE:	\$2.65 SF/mo (NNN)
AVAILABLE SF:	4,251 SF

PROPERTY DESCRIPTION

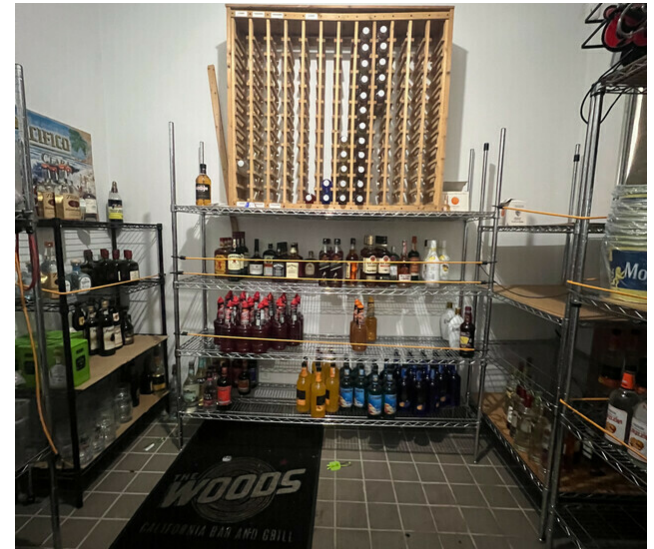
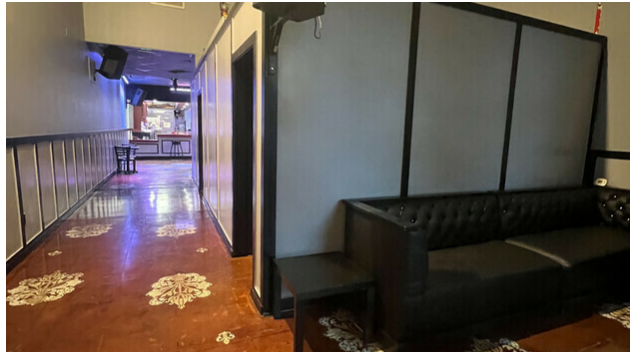
Rare opportunity to lease a restaurant bar in the vibrant heart of Fullerton. Located at 120 W Wilshire Ave, this spacious 4,251 square foot establishment offers a perfect blend of functionality, style, and potential. Features ample seating areas with the back patio, a welcoming ambiance, and a fully equipped kitchen. The main area provides versatility for hosting events, gatherings, and lively entertainment. Dry storage facility and back office space are located on the second level with private code access. The current tenant is also selling their type 48 liquor license.

PROPERTY HIGHLIGHTS

- Multiple seating areas, back patio space, and a fully equipped kitchen
- Private code access to dry Storage facility and back office
- Type 48 liquor license available for sale

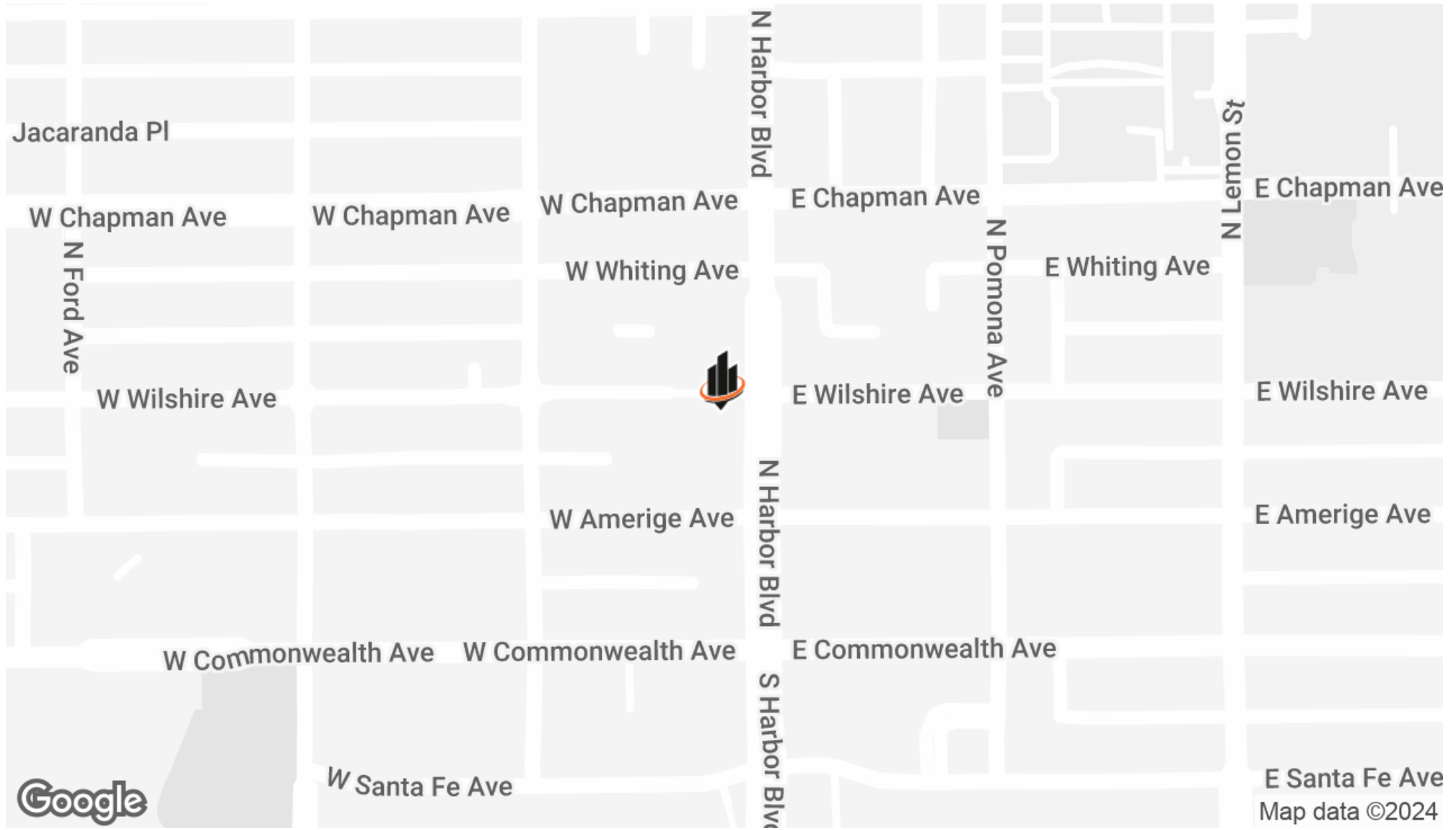
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ADDITIONAL PHOTOS



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LOCATION MAP



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RETAILER MAP



Google

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Map data ©2024 Google

DEMOGRAPHICS MAP & REPORT

POPULATION

0.25 MILES 0.5 MILES 1 MILE

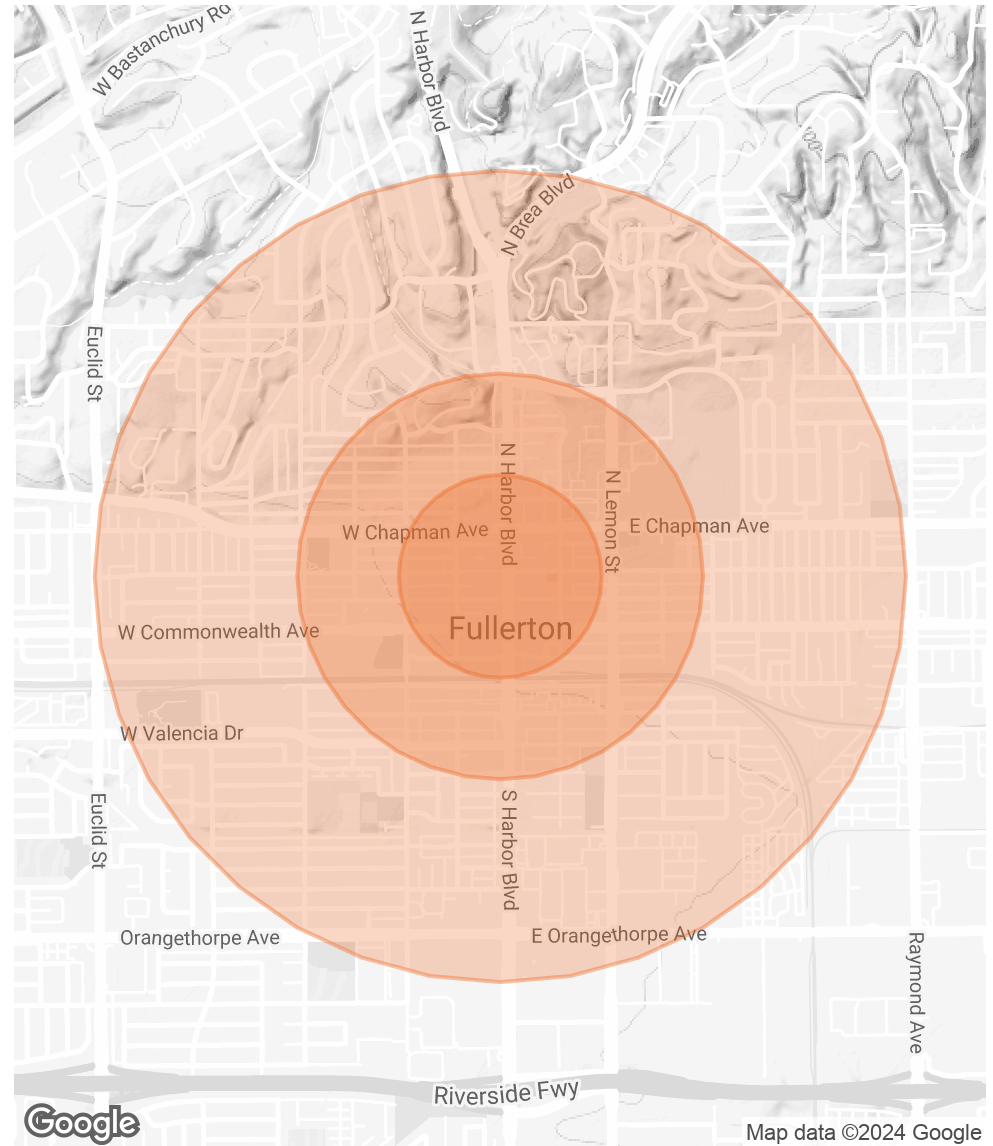
	0.25 MILES	0.5 MILES	1 MILE
TOTAL POPULATION	1,431	5,674	23,234
AVERAGE AGE	35.3	39.0	35.6
AVERAGE AGE (MALE)	35.4	38.0	33.8
AVERAGE AGE (FEMALE)	34.2	39.2	36.6

HOUSEHOLDS & INCOME

0.25 MILES 0.5 MILES 1 MILE

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TOTAL HOUSEHOLDS	759	2,563	8,142
# OF PERSONS PER HH	1.9	2.2	2.9
AVERAGE HH INCOME	\$75,577	\$74,285	\$87,425
AVERAGE HOUSE VALUE	\$323,949	\$413,592	\$489,189

* Demographic data derived from 2020 ACS - US Census



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