

# Restaurant and Outdoor Dining Patio Opportunity

201 E Magnolia Blvd, Burbank, CA 91502

**FREESTANDING RESTAURANT AND  
DINING TERRACE RESTAURANT + PATIO AVAILABLE**



BURBANK TOWN CENTER



BURBANK TOWN CENTER SERVES A SHOPPER POPULATION OF MORE THAN 1.5M

## Restaurant and Outdoor Dining Patio Available

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Located off I-5 in Downtown Burbank, the landmark Burbank Town Center offers a choice of over 100 retail stores, restaurants, entertainment venues and lifestyle services. Just a few miles northeast of Hollywood and know as the “Media Capital of the World”, Burbank is home to Walt Disney and Warner Bros. Studios. Our three-level indoor mall features a dramatic dome towering over Center Court. The indoor mall compliments Burbank Town Center’s many outdoor shops, restaurants and theatre situated along San Fernando Blvd.

Burbank Town Center, one of the top malls in California, is a 1.2 million-square-foot shopping, dining and entertainment destination situated on more than 37 acres along Interstate 5 in the heart of downtown Burbank, California. This town center’s stores are enclosed in an 807,000-square-foot mall anchored by Macy’s, Sears and Burlington, along with eight outparcel buildings totaling approximately 206,000 square feet, featuring Burbank Town Center movies at AMC Theaters, Ashley Home Furniture, Crunch Fitness plus Barnes & Noble Booksellers.

[burbanktowncenter.com](http://burbanktowncenter.com)



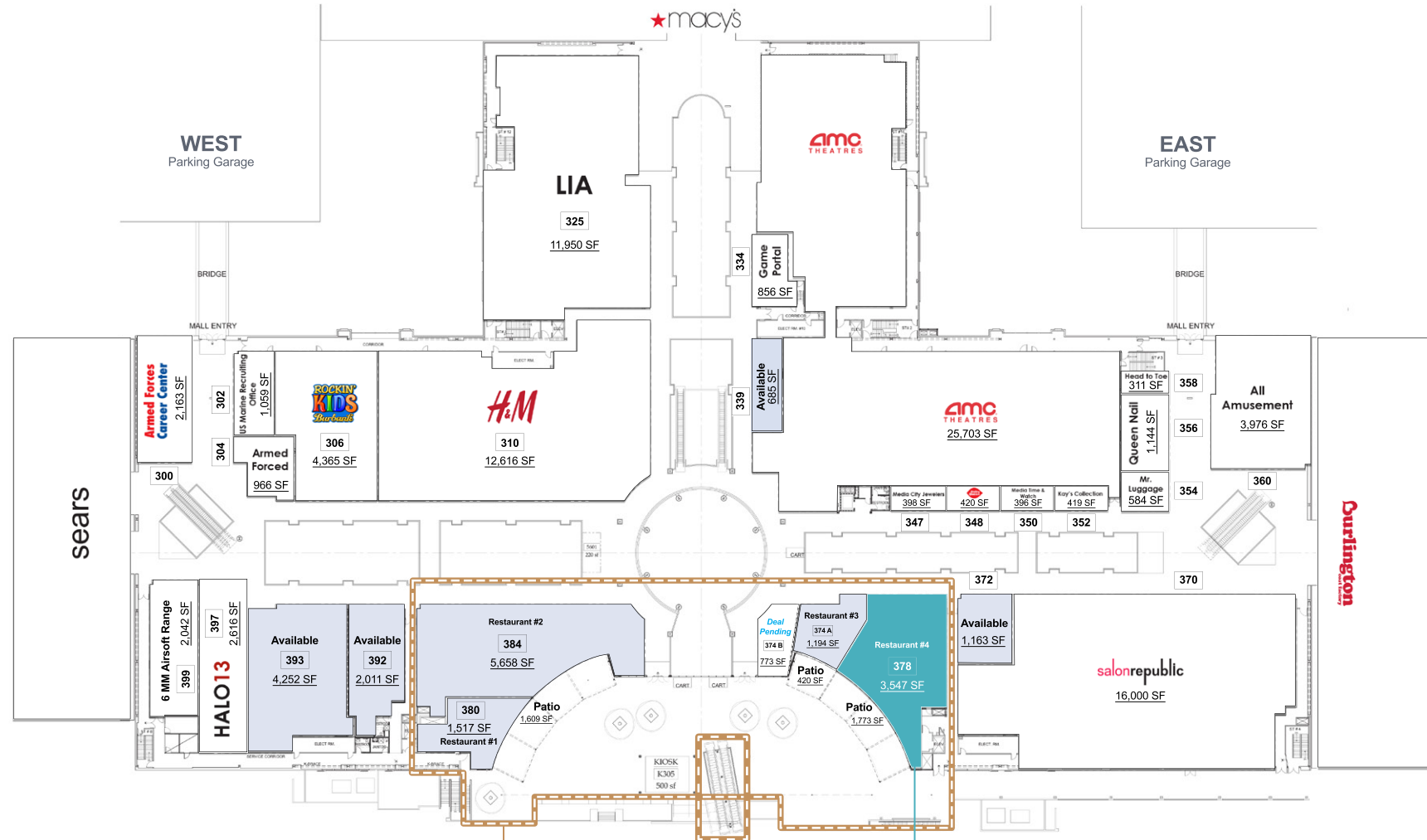
# Upper Level

THE FOCAL POINT OF THE UPPER LEVEL IS THE NEWLY CREATED OUTDOOR DINING TERRACE

The Upper Level is home to the newly renovated AMC Theaters, which incorporate plush seating and enhanced amenities, as well as several new options for sit down dining and entertainment venues.

A covered escalator provides direct and convenient access from San Fernando Boulevard and Magnolia Boulevard. The new sit down restaurant spaces offer exclusive outdoor covered seating areas that open up to the spacious outdoor Dining Terrace. The Dining Terrace also provides incredible exterior signage opportunities visible from Downtown Burbank.

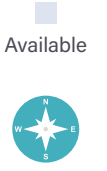
Direct access to theaters and entertainment venues at the Upper Level are provided from the Dining Terrace entrance, with open vistas to all levels of the mall, including the food court area at the Lower Level.



**RECENT OUTDOOR DINING TERRACE UPGRADE**  
 generous outdoor public seating, canopies, landscaping, umbrellas, exterior lighting, and lounge seating, to enjoy an elegantly casual dining experience.

**RECENT ESCALATOR UPGRADE**  
 connecting the Upper Level to Downtown Burbank!

**AVAILABLE**  
 3,547 SF  
 Improved Restaurant + Enclosed Patio

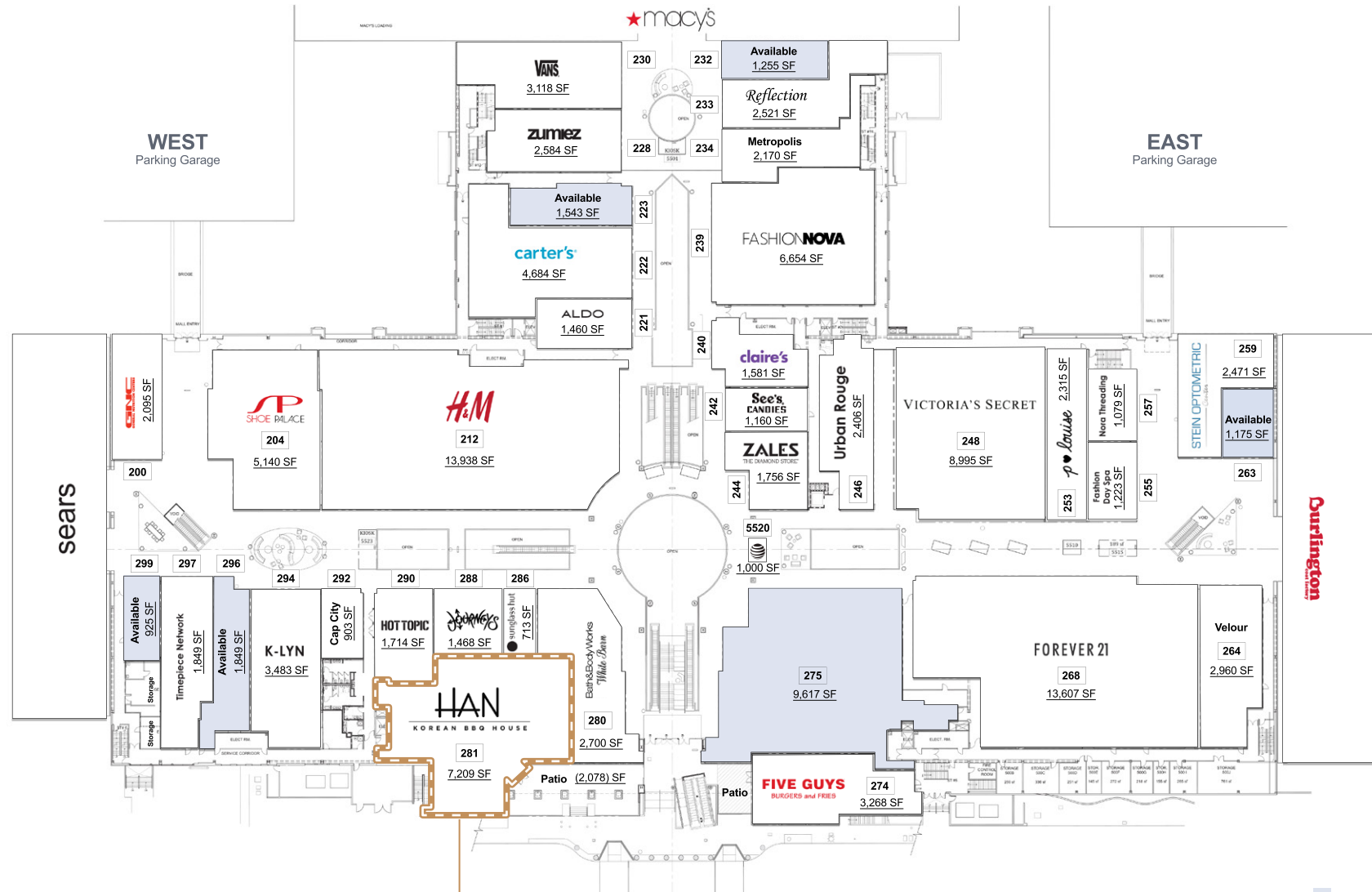


# Middle Level

THE MIDDLE LEVEL PROVIDES THE CUSTOMER WITH ACCESS TO THE LATEST FASHION TRENDS OF RETAIL, SOFT GOODS, FASHION AND STYLE.

Ample and sophisticated seating areas provide opportunities for the customers to pause, linger and meet with friends. Food kiosks are conveniently located adjacent to the ample seating areas. All seating areas include charging stations for recharging your mobile devices.

Ample and sophisticated new seating areas providing opportunities for the customers to pause, linger and meet with friends.



**HAN**  
KOREAN BBQ HOUSE

**COMING SOON!**

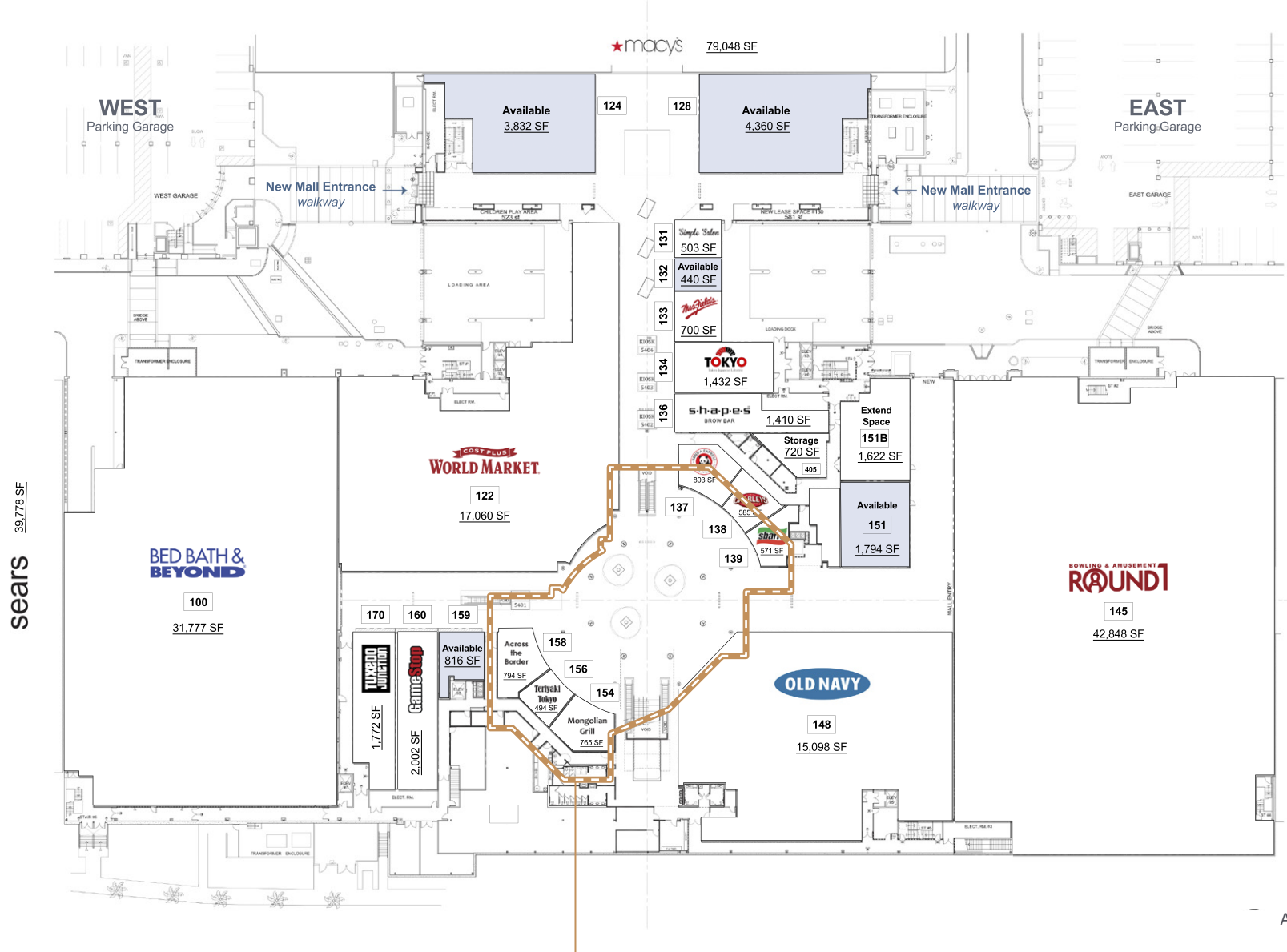
Han Korean BBQ House is a modern take on Korean BBQ done right. With a large selection of high-quality fresh meat options to pick from, to a unique dining experience, and of course, the many sides that you know.

# Lower Level

THE LOWER LEVEL BOASTS A NEW GRAND STAIRCASE AND ESCALATORS AT THE MAGNOLIA BOULEVARD ENTRY, INVITING CUSTOMERS INTO THE NEW FOOD COURT WITHIN THE SPACIOUS CENTER COURT.

This entry way allows guests and pedestrians ease of access from Downtown Burbank and compelling views of what the newly renovated Burbank Town Center has to offer.

New and upgraded foyer entrances also provide customers a direct connection from the East and West Garages to the mall and the new Living Room at the Macy's court. The remodeled mall concourse leading from the foyer entrances to the new Living Room at the Macy's court provides an inviting and friendly welcome for the customer. It also creates an enhanced focal point with an array of stylish and comfortable seating opportunities.



**NEW FOOD COURT**  
 The new food court is situated in the epicenter of the enclosed mall on the Lower Level with extensive common area seating. Shoppers can enjoy a convenient place to grab a quick bite, or meet friends in the center court.

# Freestanding Restaurant

6,550 SF RESTAURANT PART OF BURBANK TOWN CENTER WHICH IS SITUATED ALONG FIRST STREET

6,550 SF Restaurant + Patio Opportunity  
0.29 Acre ( 12,632 of Land)  
APN: 2460-023-047  
50 covered parking spaces  
Fronting First Street and I-5 Fwy with great visibility



## Economic Indicators (2018-2019)

### TOP TEN JOBS BY SALARY

		# of Jobs	AVG Income
1	Entertainment	35,829	\$151,219
2	Professional Scientific Technical	12,101	\$132,212
3	Administrative Support Services	11,037	\$44,114
4	Education	7,288	\$61,031
5	Food & Beverage	7,224	\$28,237
6	Ambulatory Health Care Services	4,758	\$62,033
7	Local Governmental	4,244	\$112,176
8	Social Assistance	3,189	\$23,999
9	Management Companies & Enterprises	2,960	\$135,856
10	Merchant Wholesale, Durable Goods	2,735	\$80,592

### TOP TEN JOBS ENTERPRISES

1	The Walt Disney Company	6	City of Burbank
2	Warner Bros. Entertainment	7	ABC, Inc.
3	Providence St. Joseph Medical Center	8	Deluxe Entertainment
4	Hollywood Burbank Airport	9	Entertainment Partners
5	Burbank Unified School District	10	Entertainment Partners



iheart  
**BURBANK**  
A NEW EVOLUTION FOR BURBANK TOWN CENTER

BURBANK HIGH SCHOOL  
EST ENROLLED STUDENTS  
2,542 (2018-19)  
\*Source: .publicschoolreview.com

### Art & Culture

Burbank is bustling with museums, live theatre, concert venues, parks, gardens, movies and many more. Snap the perfect selfie at one of the many murals that fill the walls of Burbank

Burbank is known as "The Media Capital of the World" being home to the world famous film studios like Walt Disney Company and Warner Bros. Studios.

Hollywood Burbank Airport (Bob Hope Airport) was ranked the **No.1 airport in the world 2019** - Fodor's Travel Guide



**Film & TV Studio Tours** explores and visits the set and iconic back lots of your favorite films and TV shows





BURBANK  
TOWN CENTER

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FOR LEASING INFORMATION CONTACT:

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