

EXISTING RESTAURANT FOR SUBLEASE

993-995 North Point Street, San Francisco, CA 94109



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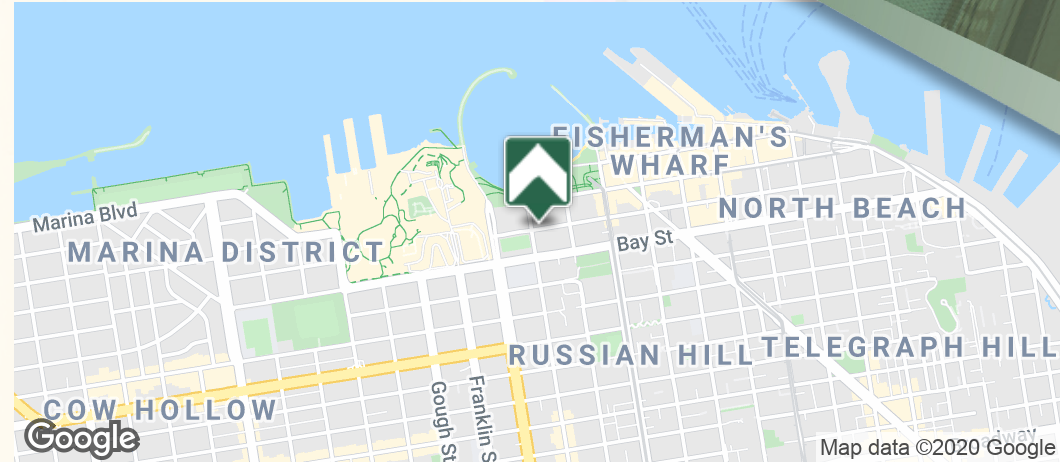
TRI Commercial Real Estate Services 71 Stevenson St, Ste 1450, San Francisco, CA 94105



FOR SUBLEASE EXISTING RESTAURANT

EXECUTIVE SUMMARY

993-995 North Point Street



OFFERING SUMMARY

Lease Rate:	\$4,687 sf/mo MG w/ 4% annual increases
Building Size:	8,704 SF
Available SF:	1,800 SF

PROPERTY OVERVIEW

Ghiradelli Square Adjacent Ground Floor Retail in the Heart of Fisherman's Wharf

PROPERTY HIGHLIGHTS

- Additional 1,800 SF storage and prep area located in basement level
- Sublease; Approximately 3 years remaining on lease (exp 8/31/22)
- Short walk to Maritime Museum and Aquatic Park
- Key Money: \$165,000

FOR SUBLEASE EXISTING RESTAURANT

FF&E HIGHLIGHTS
993-995 North Point Street



FF&E HIGHLIGHTS

- (2) 6 Burner Gas Stove/Oven
- (1) Grill
- (1) Deep Fryer
- (2) Double door Under the counter refrigerators/Prep tables
- (1) Tall Display Refrigerator
- (1) 3-Door Refrigerator in Bar
- (1) 3 - Compartment Sink
- (1) Dishwasher (leased)
- (1) Walk-in Refrigerator in Basement
- (1) Tall Single Door Food warmer
- (1) Ice Machine
- (1) Undercounter Freezer
- (7) 4-Seater Tables
- (3) 2-Seater Tables
- (34) Chairs
- (8) Barstools
- (1) Cash Register
- (1) Computer Printer
- Additional Items Include: Plates, Bowls, Forks, Spoons, Knives, Pots, Pans, Containers

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RETAILER MAP
993-995 North Point Street



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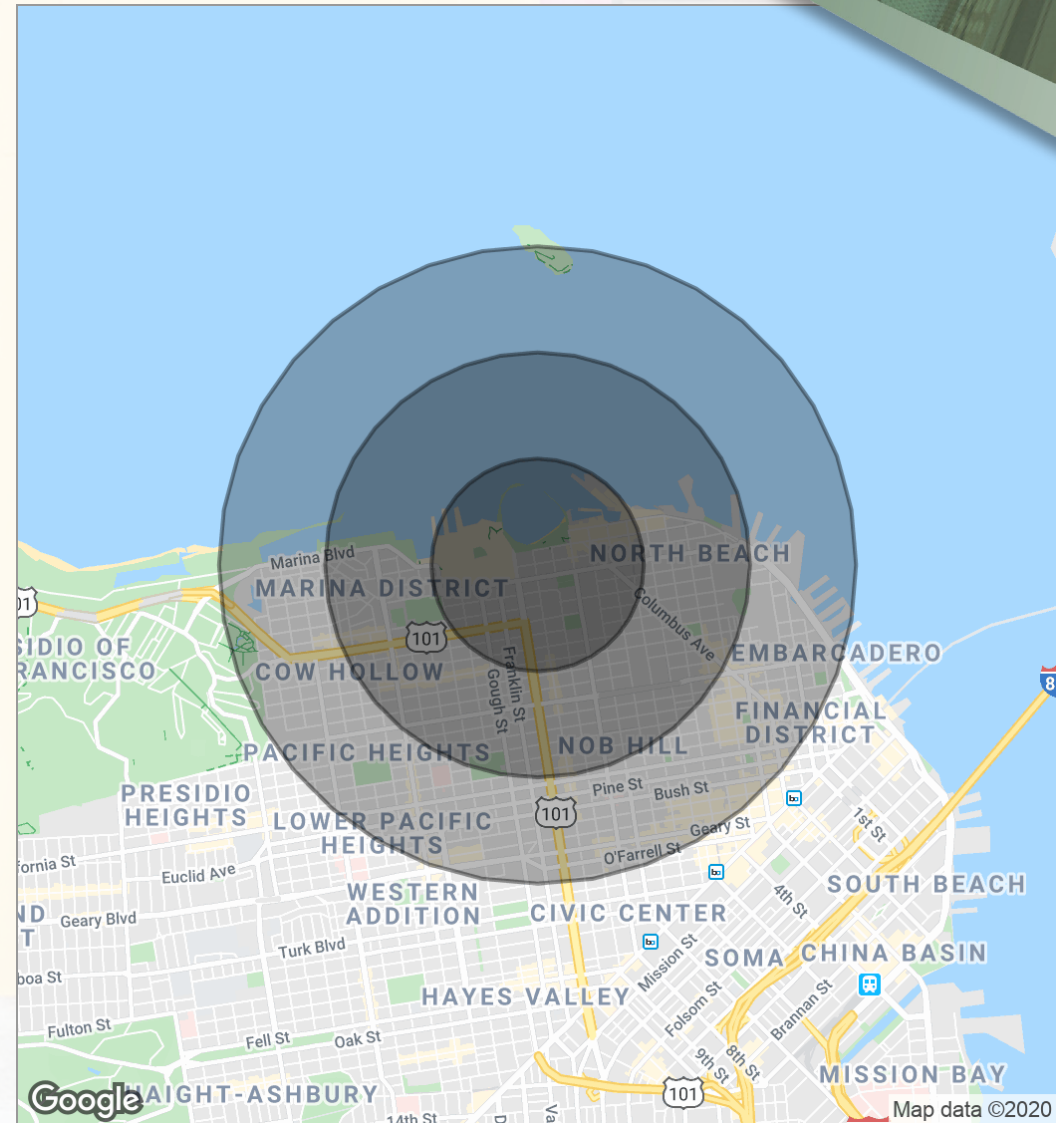
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DEMOGRAPHICS MAP

993-995 North Point Street

POPULATION	0.5 MILES	1 MILE	1.5 MILES
Total population	12,916	59,453	142,545
Median age	37.2	37.6	39.4
Median age (Male)	37.8	37.7	39.7
Median age (Female)	36.7	37.5	38.9
HOUSEHOLDS & INCOME	0.5 MILES	1 MILE	1.5 MILES
Total households	7,731	33,347	81,633
# of persons per HH	1.7	1.8	1.7
Average HH income	\$125,561	\$122,757	\$102,896
Average house value	\$991,487	\$972,545	\$973,440

* Demographic data derived from 2010 US Census





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