



Existing Fast Casual Restaurant
Newly Built Out – Fully Equipped

- ADDRESS:** Brighton Ave Allston (Boston) MA 02134
- LOCATION:** Fully built out restaurant in the “Golden Triangle” of Allston between Harvard St and Cambridge Street. Proximate to Brighton Music Hall, CVS, Walgreens, Boston Landing, Stop & Shop, Boston University, Star Market
- SPACE:** 650 sq. ft plus full basement. Complete brand-new build out: New Storefront, 15’ Full Kitchen Hood with Ansul System, ADA Bathroom, Basement w Walkin and prep.
- CONCEPT** Previously concept did historical sales of \$1M – 1.1M
CV license – Fri-Sat 10AM-2AM, Mon-Thru 10AM-11PM
- PARKING:** On street parking. Rear alley access for deliveries and trash removal.
- TRADE AREA:** A one-mile radius boasts a population of 27,747, daytime employees numbering 62,984, and a median household income of \$74,579.
- LEASE:** \$2650/month Gross Rent. 2nd Year of 5 year lease with One 5-year option
- PRICE:** Asking \$335,000 for all leasehold improvements, furniture fixtures & equipment, and rights to lease. All branding and tradename is excluded
- FURTHER INFO:** Financial information can be made available for qualified buyers with the execution of a Non-Disclosure Agreement.
- CONTACT:** **Martin Benoit, 617.877.5257 Martin@VantagePointRetail.com**