



**THE BOSTON
RESTAURANT
GROUP, INC.**



BOSTON'S BACK BAY – COPLEY PLACE AREA

2nd Generation Restaurant

Perfect for a wide range of lighter food offerings – Café, Sandwiches, Salads, Confections, Juices/Smoothies, Bakery Café, or Specialty Items

LOCATION:

Prominent location where the Back Bay meets the South End.

Storefront location close to Copley Place Mall & Towers, the Back Bay Train Station (Amtrak/MBTA) and The Westin Copley Place hotel. Easy access to Back Bay, South End and the I-90 Mass Pike

TRADE AREA:

Nearby generators include numerous hotels (Westin, Marriott, Raffles, Fairmount, Hotel AKA, etc.), Copley Place Mall retail, and the surrounding dense office population (Copley Place, 185 Dartmouth, 300 Clarendon, Prudential Center, etc).

RESTAURANT:

±1200 Sq Ft plus common baths & storage.

First Class build-out. Clean & modern. Turnkey Condition

CAPACITY:

±25 Seats & queuing

CONCEPT:

Currently a fast casual restaurant with kitchen (no hood), prep areas and seating.

RENT:

\$11K/Month All In.

PRICE:

\$285,000 for all leasehold improvements, furniture fixtures & equipment.

CONTACT:

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