



2130 India St.

RESTAURANT / BAR

LITTLE ITALY
SAN DIEGO, CA 92101



2130 INDIA ST.

A rare, second generation restaurant / wine or beer-bar opportunity in San Diego's top dining destination. Join industry leaders like Nolita Hall, Crack Shack, Juniper & Ivy, Bottlecraft, Underbelly, Bencotto / Monello, Barbusa, Born & Raised and Bird Rock Coffee within the North Little Italy renaissance.

We obtained the information above from sources we believe to be reliable. However, we have not verified its accuracy and make no guarantee, warranty or representation about it. It is submitted subject to the possibility of errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. We include projections, opinions, assumptions or estimates for example only, and they may not represent current or future performance of the property. You and your tax and legal advisors should conduct your own investigation of the property and transaction.

overview



2130 INDIA ST.

Size: 5,000 SF parcel

+/-1,570 SF ground floor

+/-750 SF second floor

+/-600 SF second floor patio

+/-2,500 SF back patio

Rate: \$16,500/mo Gross+ Util

Kitchen: Light kitchen with no hood or walk-in currently

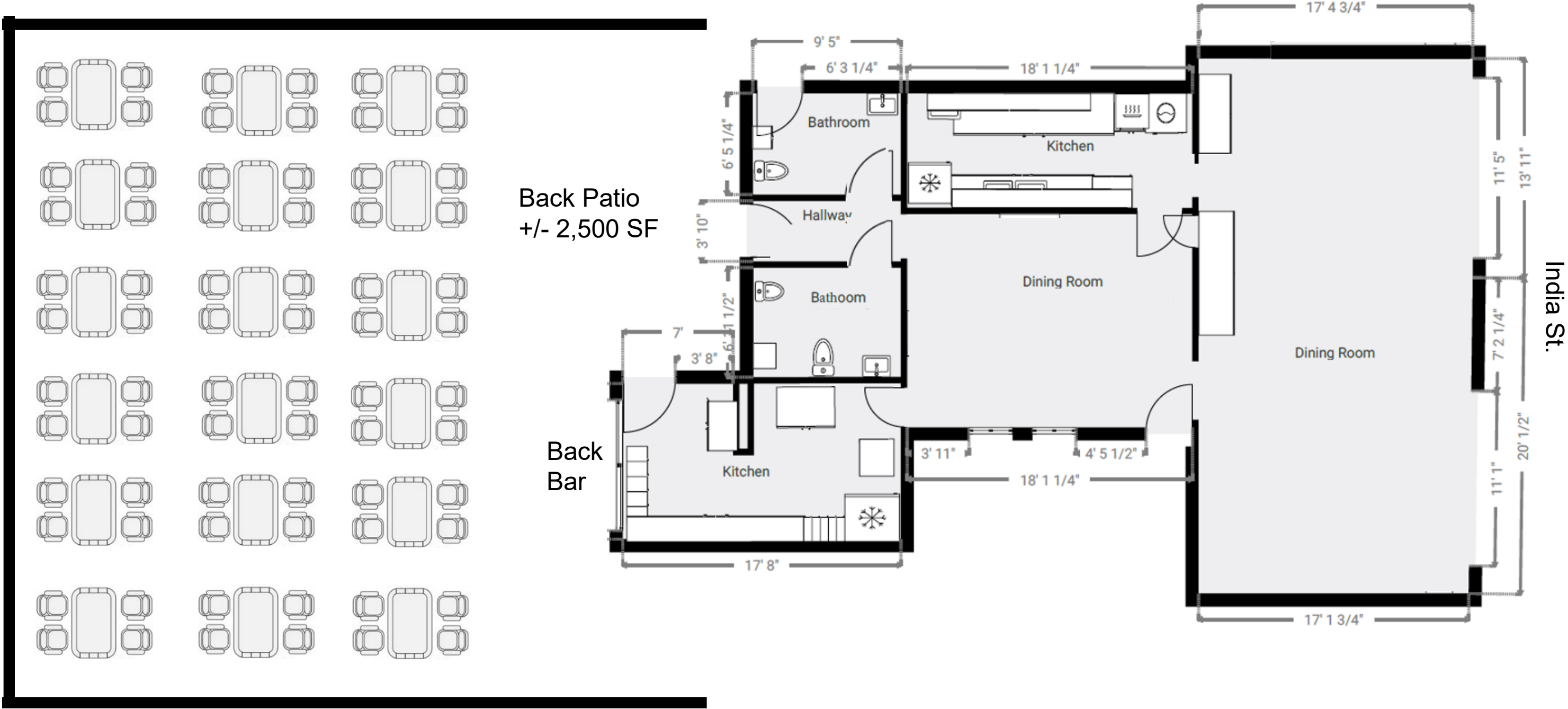
Current Business: Still operating, do not disturb employees.

details



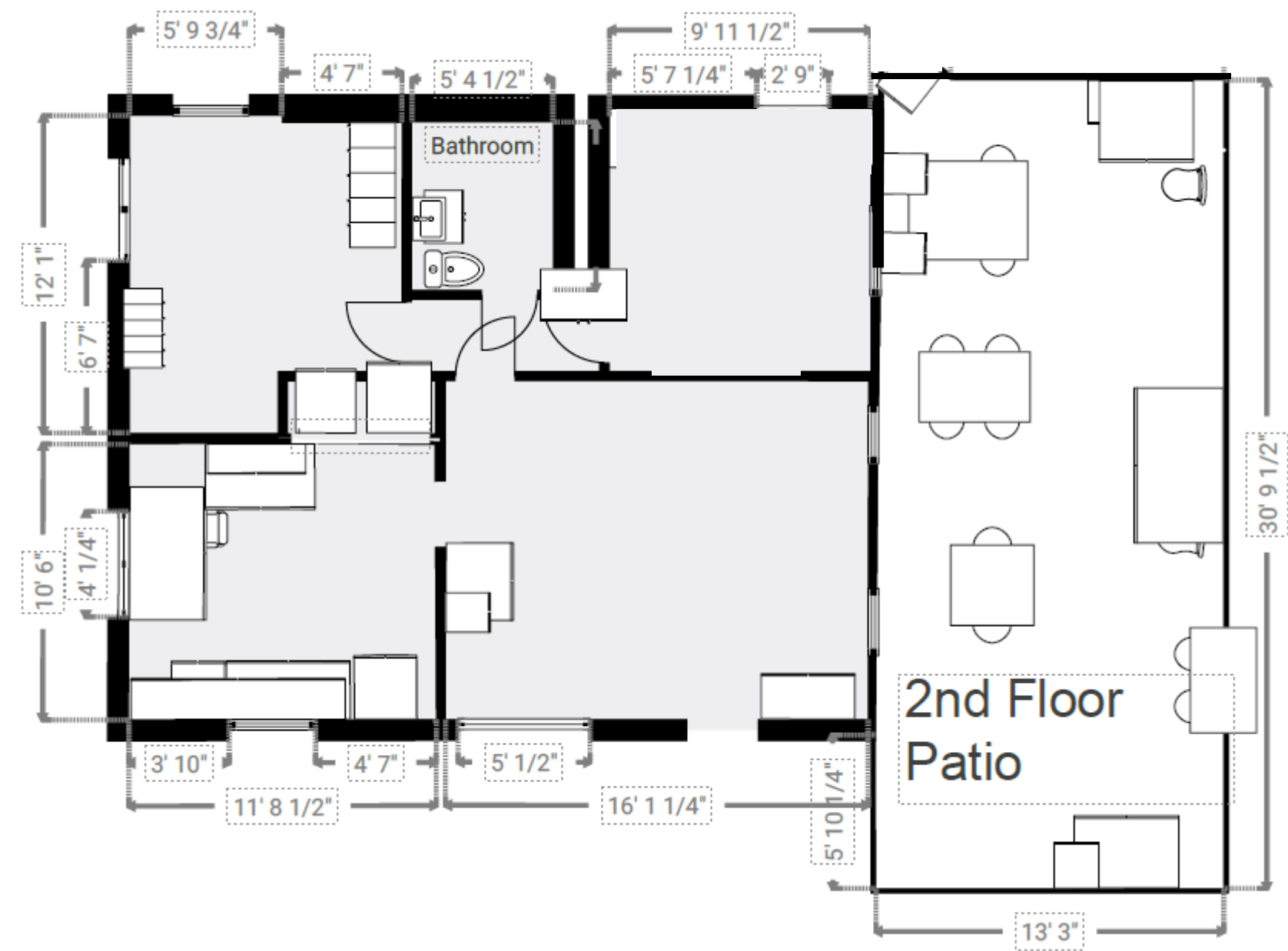


2130 INDIA ST.



street level

2130 INDIA ST.



India St.

2nd level



back patio

LITTLE ITALY

Little Italy has become the focal point of downtown with its clean, walkable streets attracting both locals and tourists to eat, drink, shop and play. The bi-weekly farmers market directly in front of this location attracts @8,000 attendees on Saturdays with over 200 vendors. From millennials to retirees, this is where everyone wants to be.

“There is so much innovation and excitement going on in Little Italy that it’s about to burst at the seams with culinary creativity.”

- *San Diego Magazine*

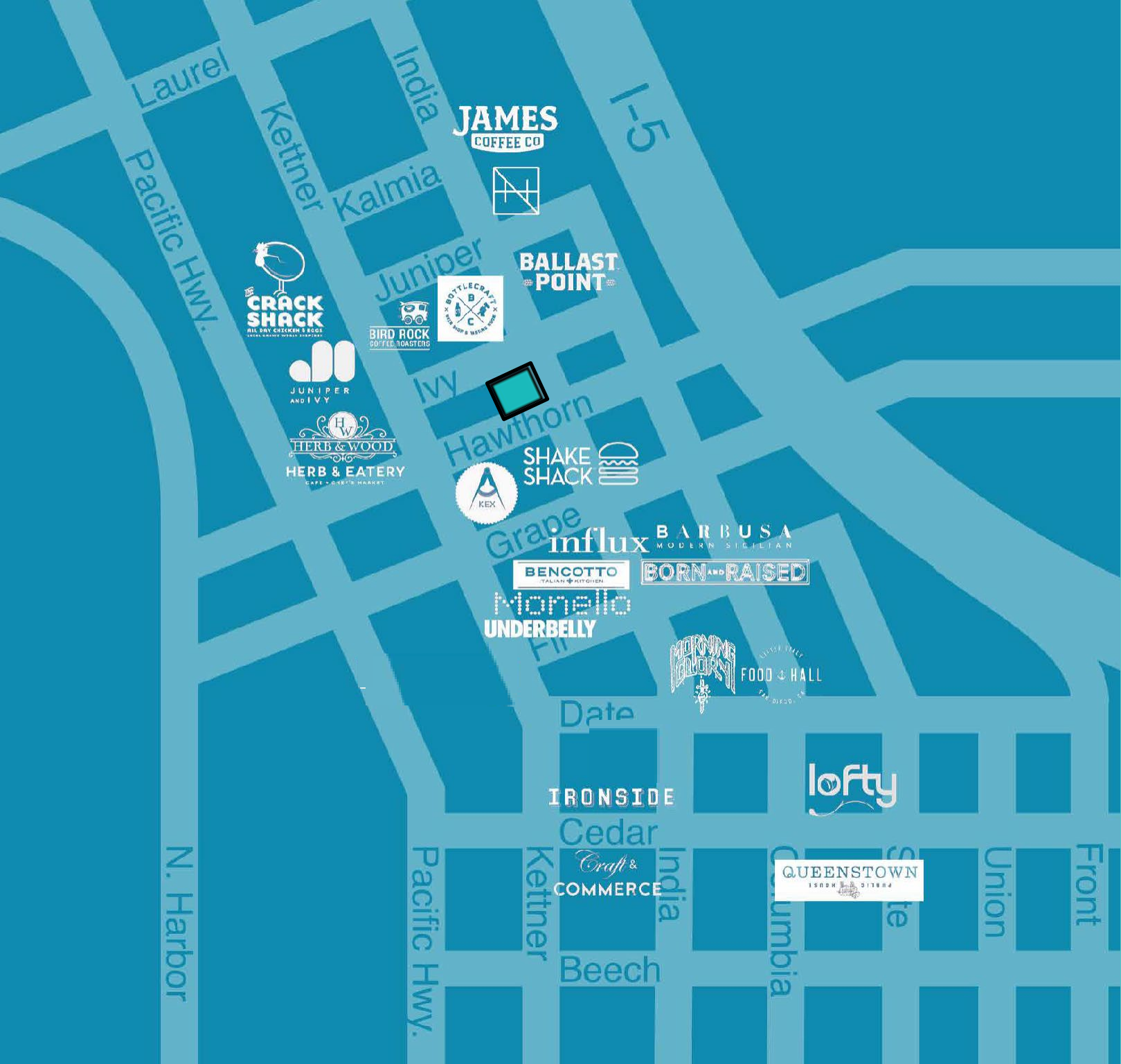
“The Little Italy neighborhood is booming, with new restaurants sprouting on what seems like a weekly basis.” - *NY Times*

“San Diego’s Little Italy has been on the up-and-up for the past few years, constantly adding cool new eateries, bars, and breweries that have made the charming pedestrian-friendly area a destination for foodies.” - *Sunset Magazine*

“Any neighborhood that houses Born & Raised, Herb & Wood and The Crack Shack cannot be denied the title (of Best Dining Neighborhood in SD).”
- *San Diego Union-Tribune*

area





area

DEMOGRAPHICS

2024 population Estimate

2024 Employees

Growth 2020-2024

1 mile

3 mile

5 Mile

30,995	195,901	467,835
54,829	208,500	319,613
1.8%	1.4%	0.7%

1 mile

3 mile

5 Mile

2024 Avg Household Income

2024 Med Household Income

\$130,099	\$126,220	\$121,026
\$101,419	\$98,337	\$94,659

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Nate Benedetto

nate@nextwavecommercial.com
Ca Lic. #01436440

contact

619.326.4400

nextwavecommercial.com

Next Wave Commercial 1167 Morena Blvd. San Diego, CA 92110 Ca Lic. #02010077

