

467 N CANON DR

— BEVERLY HILLS —

ASSET SALE

Existing Non-Hooded Restaurant/Cafe available
or may be suitable for other High Street Retail Uses



Camille Camper
Principal
camille@pacifiedgepartners.com
(323) 394-8011
DRE #02076195

Kim Tilton
Associate
kim@pacifiedgepartners.com
(805) 452-1148
DRE #02252109

BEVERLY HILLS TRIANGLE

467
N CANON DR
BEVERLY HILLS

N CANON DR

SANTA MONICA BLVD



ABOUT THE OPPORTUNITY

Positioned at the iconic intersection of N. Canon Drive and Santa Monica Blvd, this impeccably designed space offers unparalleled visibility in one of the most distinguished shopping and dining corridors in the world. Currently improved as a contemporary Japanese-fusion restaurant, the interior features luxe velvet seating, elegant lighting, and refined, ocean-inspired architectural details — creating an elevated ambiance that appeals to both locals and destination guests.

With a sophisticated layout ideal for hospitality concepts without the need for a hood, this turnkey setting allows operators to seamlessly launch a new café, lounge, or elevated dining experience. Alternatively, the property can be easily reimagined as a high-end retail boutique, beauty brand, or luxury service showroom seeking prestige placement among Beverly Hills' premier neighbors.

Surrounded by world-class hotels, influential retailers, and high-caliber clientele, this corner draws consistent foot traffic including affluent residents, international travelers, and celebratory groups. This location is perfectly aligned for brands seeking a marquee presence — whether delivering memorable culinary experiences or showcasing exclusive luxury goods in the heart of Beverly Hills.



HIGHLIGHTS

- + Highly visible, corner location at N. Canon Drive and Santa Monica Blvd
- + Turnkey opportunity for cafe, lounge, or dining experience
- + Potential for high-end retail, beauty brand, or luxury service showroom
- + Steps away from the Beverly-Canon Parking garage
- + Nearby tenants include Alfred Coffee, Funke, and Bacio Di Latte

PROPERTY DETAILS

Size: 1500 SF + 300 SF patio

Rent: \$14,500 Gross

Lease Expiration: June 2030

License: Type 47 Liquor License

Asking: \$600,000



PHOTOS



BEVERLY HILLS AREA OVERVIEW:

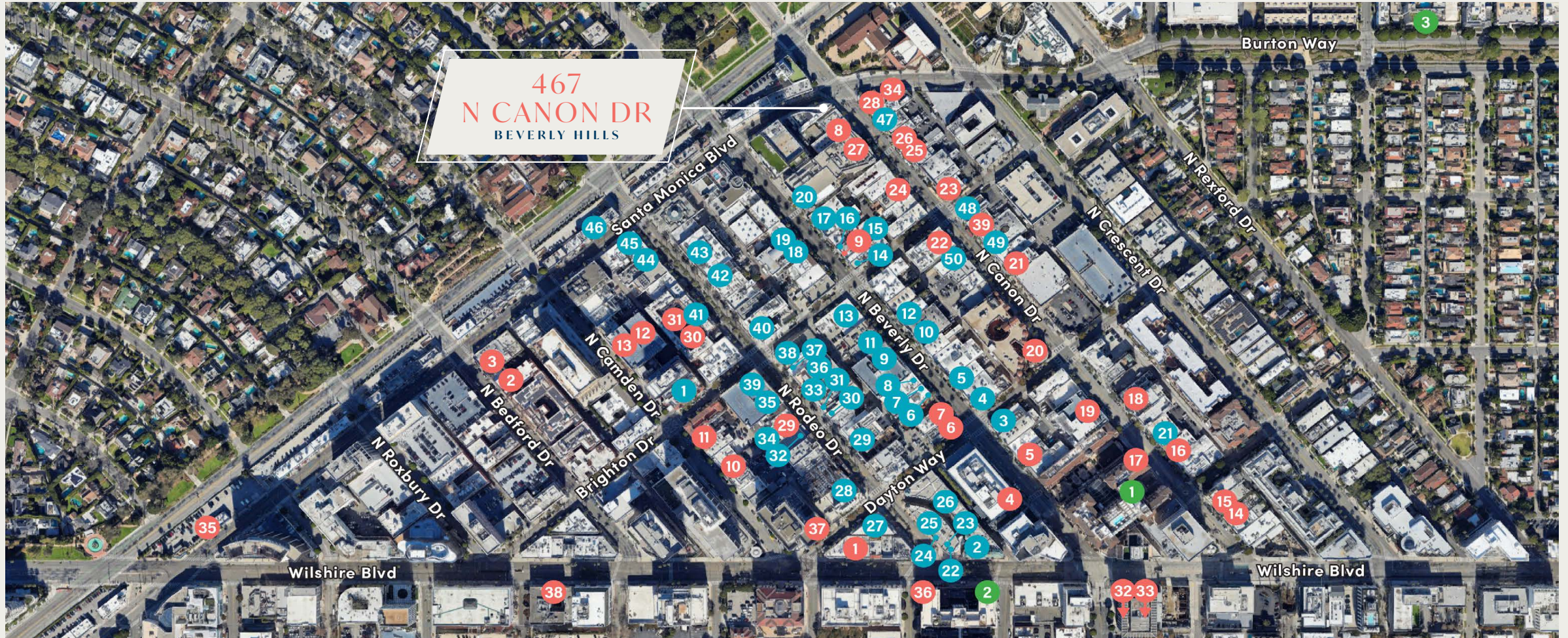
Situated at the edge of Beverly Hills’ iconic Golden Triangle, this prime corner location offers a refined, upscale ambiance surrounded by palm-lined streets, luxury retail, and renowned dining destinations. The neighborhood is exceptionally walkable, featuring pristine sidewalks, high-end boutiques along Rodeo Drive, and a vibrant mix of cafés, galleries, and stylish storefronts.

Just steps from the commercial core lie quiet, prestigious residential streets characterized by manicured landscaping and exclusivity. Nearby, public green spaces such as Beverly Gardens Park, Beverly Cañon Gardens, and Will Rogers Memorial Park provide a lush, relaxing balance to the area’s glamorous energy.

Combining world-class shopping, distinctive architecture, and peaceful pockets of nature, this part of Beverly Hills delivers a sophisticated and dynamic urban environment.

2025 Demographics	1 Mile	3 Miles	5 Miles
Population	24,059	259,771	668,913
Households	12,378	122,151	316,424
Average Household Size	1.94	1.96	2.02
Median Age	46.1	37.7	38.1
Average Household Income	\$212,502	\$187,605	\$173,040





RESTAURANTS

- | | | |
|---------------------------|-----------------|--------------------------|
| 1. The Grill on the Alley | 13. Beverly Bar | 25. Porta Via |
| 2. Jon & Vinny's | 14. Spago | 26. La Scala |
| 3. Crustacean | 15. Nusr-Et | 27. Wally's |
| 4. Avra | 16. Sugarfish | 28. Il Tremezzino |
| 5. Cantina Frida | 17. Dante | 29. Gucci Osteria |
| 6. Il Fornaio | 18. Mastro's | 30. Hideaway |
| 7. Laduree | 19. Novikov | 31. Sushi Note Omakase |
| 8. Tatel | 20. Via Alloro | 32. South Beverly Grill |
| 9. Nespresso | 21. Louka | 33. Maude |
| 10. Mr. Chow | 22. E Baldi | 34. Funke |
| 11. Cipriani | 23. Il Pastaio | 35. La Dolce Vita |
| 12. Marea | 24. Negroni | 36. Cut by Wolfgang Puck |

RETAILERS

- | | | |
|------------------|-----------------------|------------------------|
| 37. Ocean Prime | 8. AG Jeans | 20. Crate & Barrel |
| 38. Steak 48 | 9. Erewhon | 21. St. John |
| 39. Xian | 10. Sam Edelman | 22. Tiffany & Co. |
| | 11. Gearys | 23. Brunello Cucinelli |
| RETAILERS | 12. ALC | 24. Golden Goose |
| 1. Creed | 13. L'Agence | 25. Versace |
| 2. Vilbrequin | 14. Intermix | 26. Dolce & Gabbana |
| 3. Sephora | 15. Nespresso | 27. Louis Vuitton |
| 4. Pottery Barn | 16. Alice and Olivia | 28. Dior |
| 5. Pronovias | 17. Kitson | 29. Bottega Veneta |
| 6. Aesop | 18. Veronica Beard | 30. Balenciaga |
| 7. Iro | 19. Favorite Daughter | 31. Moncler |

32. Prada
33. Tom Ford
34. Gucci
35. Ferragamo
36. Loro Piana
37. Tory Burch
38. Cartier
39. David Yurman
40. Chanel
41. Bulgari
42. Hermes
43. Ralph Lauren
44. Alexander McQueen
45. YSL
46. Christian Louboutin
47. Jennifer Fisher
48. Alo Yoga
49. Giuseppe Franco Salon
50. James Perse

HOTELS

1. The Maybourne
Beverly Hills
2. Beverly Wilshire, A
Four Seasons Hotel
3. L'Ermitage
Beverly Hills

467
N CANON DR
BEVERLY HILLS



Camille Camper

Principal

camille@pacifiedgepartners.com

(323) 394-8011

DRE #02076195

Kim Tilton

Associate

kim@pacifiedgepartners.com

(805) 452-1148

DRE #02252109