

# Legacy

Commercial Real Estate

ADVANCED DENTAL

**Affordable  
Dentist**

**Port**  
NEWPORT BEACH  
**GRILL & CAFE**

B3

Affordable  
Dentist  
844-833-8444  
info@affordabledentist.info  
www.affordabledentist.info

Quality  
Dental Care  
Made  
Affordable

**Port**  
**CHICKEN**  
CLUCKIN' GOOD... EVERY TIME

ROTISSERIE  
SCHNITZELS, WINGS  
KABOBS  
& MUCH MORE

SKIP THE LINE  
ORDER ONLINE



ASK US  
ABOUT OUR

CHICKEN  
FEASTS  
IDEAL FOR  
GROUPS &  
FAMILY MEALS

**CHICK-  
YOUR-CHIC**  
as 1, 2, 3!

PIZZAS  
WRAPS  
& MUCH MORE

PORTCHICK

WE CATER!

Beef Udon



**Roll It**  
NEW! SHORT RIBS



## ASSET SALE

2<sup>ND</sup> GENERATION RESTAURANT

4221 MACARTHUR BLVD #B4

NEWPORT BEACH, CA 92660

EXCLUSIVELY LISTED BY:

Nick Day  
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nickday@legacycre.net

Alex Rusu  
424.768.4890  
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## DETAILS

Size: 1,426sf plus patio

Rent: \$6,182/mo

NNN's: \$1,913/mo

Term: 5-year + option

Price: \$250,000

Type: 2nd Generation Restaurant

(Includes all FF&E)

Co-Tenant(s): 7-Eleven, Ike's,

Roll It Up Sushi, Optima Salon



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