WARMSTONE
ADVISORS

OFFERING MEMORANDUM

Funky Buddha

Indoor Facility · Long Beach, California

PROPERTY FACTS

PROPERTY ADDRESS	2257 W. Gaylord St, Long Beach, CA
PROPERTY TYPE	Indoor Facility (business-only sale; real estate not included)
ZONING	Industrial
STATUS	Active · For Sale

FUNKY BUDDHA

Opportunity Overview

Funky Buddha is a streamlined indoor cannabis cultivation facility located in the highly sought-after city of Long Beach, designed for efficiency, security, and high-quality production.

The facility operates under annualized licenses and is equipped with 109 lights, including one double-stacked LED room for optimized growth and three additional rooms with high-intensity discharge lights to support diverse cultivation needs.

Funky Buddha is thoughtfully designed with a dedicated veg room, clone room, dry room, trim room, and administration office, allowing for streamlined production from propagation to harvest.

New Infastructure

The facility is also equipped with a state-of-the-art Agrowtek fertigation and environmental control system, ensuring precision and consistency in nutrient delivery and climate control. Excellent security measures are in place offering peace of mind. Funky Buddha represents a turnkey opportunity for operators seeking a well-maintained and high-potential facility in a prime location.

Prime indoor facility. This is a sale for the business only. Real Estate not included.

Zaki Properties

The regulated cannabis practice. Zaki Properties represents cultivation facilities, greenhouse and outdoor operations, manufacturing assets, and licensed cannabis businesses across California.

The practice extends into counsel beyond the transaction. Broker opinions of value, concurrent dual escrows separating real estate from licensed operations, court-appointed receivership work, and advisory for family offices and private equity.

Prepared and verified by Jamie Warm · Founder & Principal Advisor · DRE #02192518

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Licensed specialists. Accountable by name.