

174

AVENUE B EAST VILLAGE, NYC

Southwest Corner of Avenue B & East 11th Street

RESTAURANT FOR LEASE



APPROXIMATE SIZE

Ground Floor: 1,600 SF
Basement: 800 SF

ASKING RENT

\$15,500/Month

POSSESSION

30 Days Notice

TERM

10+ Years

FRONTAGE

90 FT Wraparound

COMMENTS

- Turn-key East Village Restaurant
- Prime corner with tons of exposure
- Fully equipped space with venting and gas in place
- Active beer and wine license (full liquor not permitted)
- Separate takeout/delivery counter and entrance on East 11th Street

NEIGHBORS

Tompkins Square Bagels • Ama Raw Bar • S'Mac
• Joe & Pat's • Veniero's • Westville • Borrachito •
A10 Kitchen • B Cup Café • Target • Trader Joe's

TRANSPORTATION



JAMES FAMULARO
President

GARRETT KELLY
Director
212.468.5939
gkelly@meridiancapital.com

JOSH ERBER
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212.468.5944
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All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

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INTERIOR

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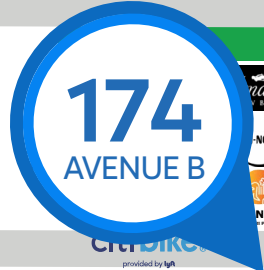
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NEIGHBORS			
	<p>E 12TH STREET</p>		
		<p>E 11TH STREET</p>	
		<p>E 10TH STREET</p>	
		<p>E 9TH STREET</p>	
	<p>ST. MARKS PLACE</p>		

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