

# 123

## MELROSE STREET

BUSHWICK, BROOKLYN

Between Evergreen Avenue & Stanwix Street

RESTAURANT/RETAIL FOR LEASE

### APPROXIMATE SIZE

Space A: 2,077 SF

Space B: 1,887 SF

Space C Lower Level: 10,355 SF

### ASKING RENT

Upon Request

### POSSESSION

Immediate

### TERM

Negotiable

### FRONTAGE

75 FT on Evergreen

41 FT on Melrose

### COMMENTS

- At the base of The Denizen, a 911-unit residential building
- Institutional ownership group
- Anchored by brand-new 14,000 SF Foodtown
- Direct access to monthly/transient parking garage
- Landlord is willing to contribute for build-out for F&B operators
- Located in the heart of the rapidly growing area of Bushwick

### NEIGHBORS

Foodtown • Sweet Anelle • Trillfit • Lovebirds • Keybar • Drip Coffee • The Little Whiskey • Yours Sincerely • Loncheria • Dayglow • Star Deli & Grill

### TRANSPORTATION



### BEN BIBERAJ

Senior Director

703.434.1461

bbiberaj@meridiancapital.com

### DESI AVIDANE

Associate

212.468.5990

davidane@meridiancapital.com

### MYLES VANDELL

Associate

212.468.5975

mvandell@meridiancapital.com

### AVA SCHUMM

Associate

212.468.5972

aschumm@meridiancapital.com



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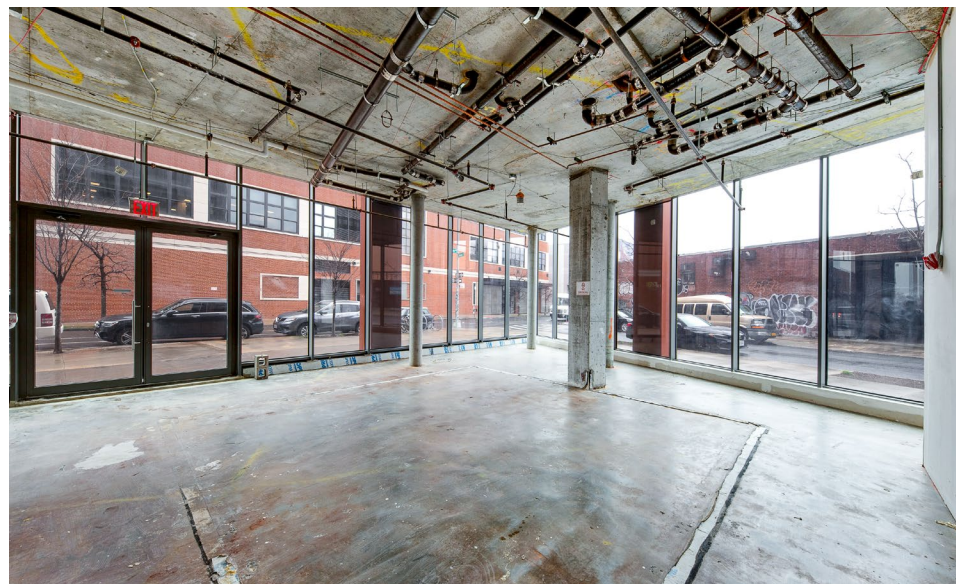
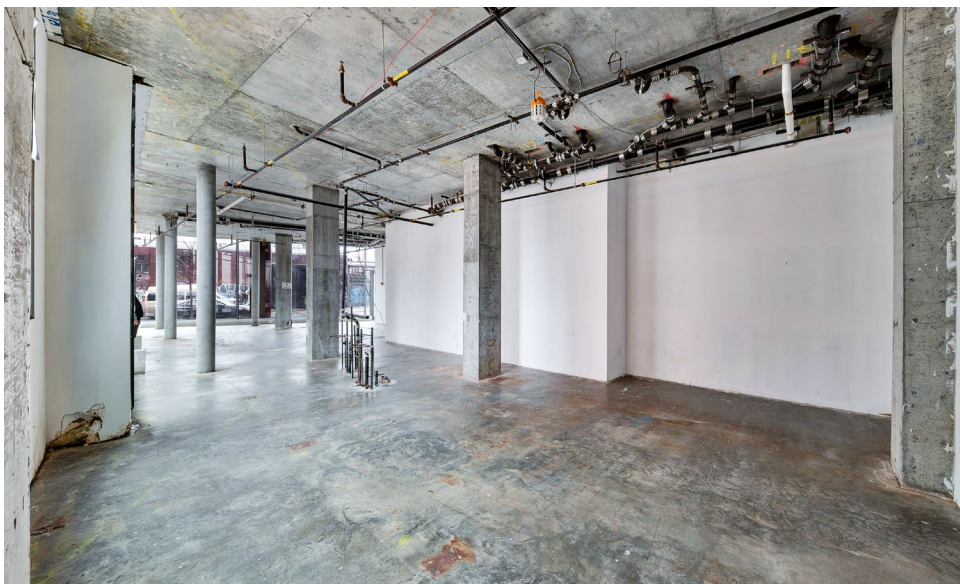
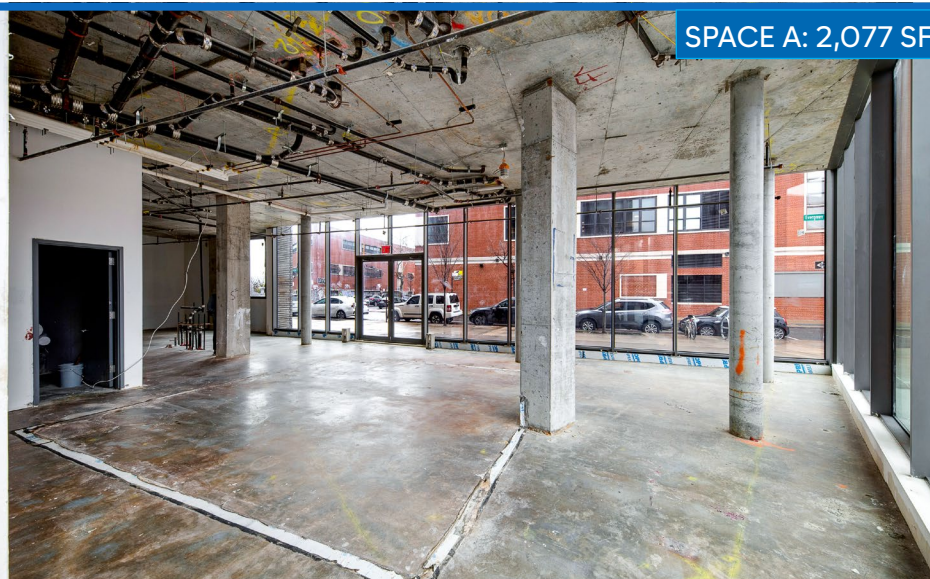
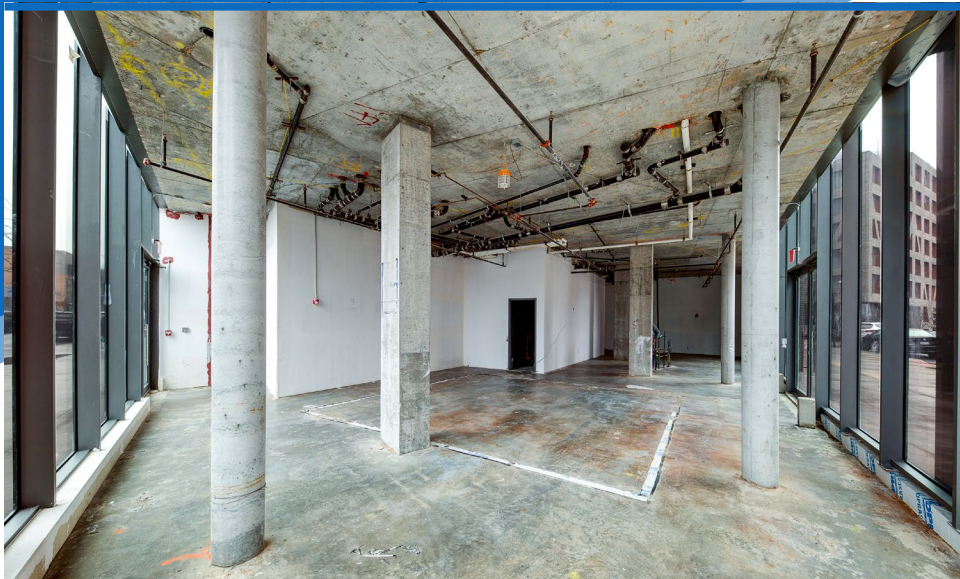


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BUSHWICK, BROOKLYN | Between Evergreen Avenue and Stanwix Street

RESTAURANT/RETAIL FOR LEASE

SPACE A: 2,077 SF



INTERIOR | SPACE A

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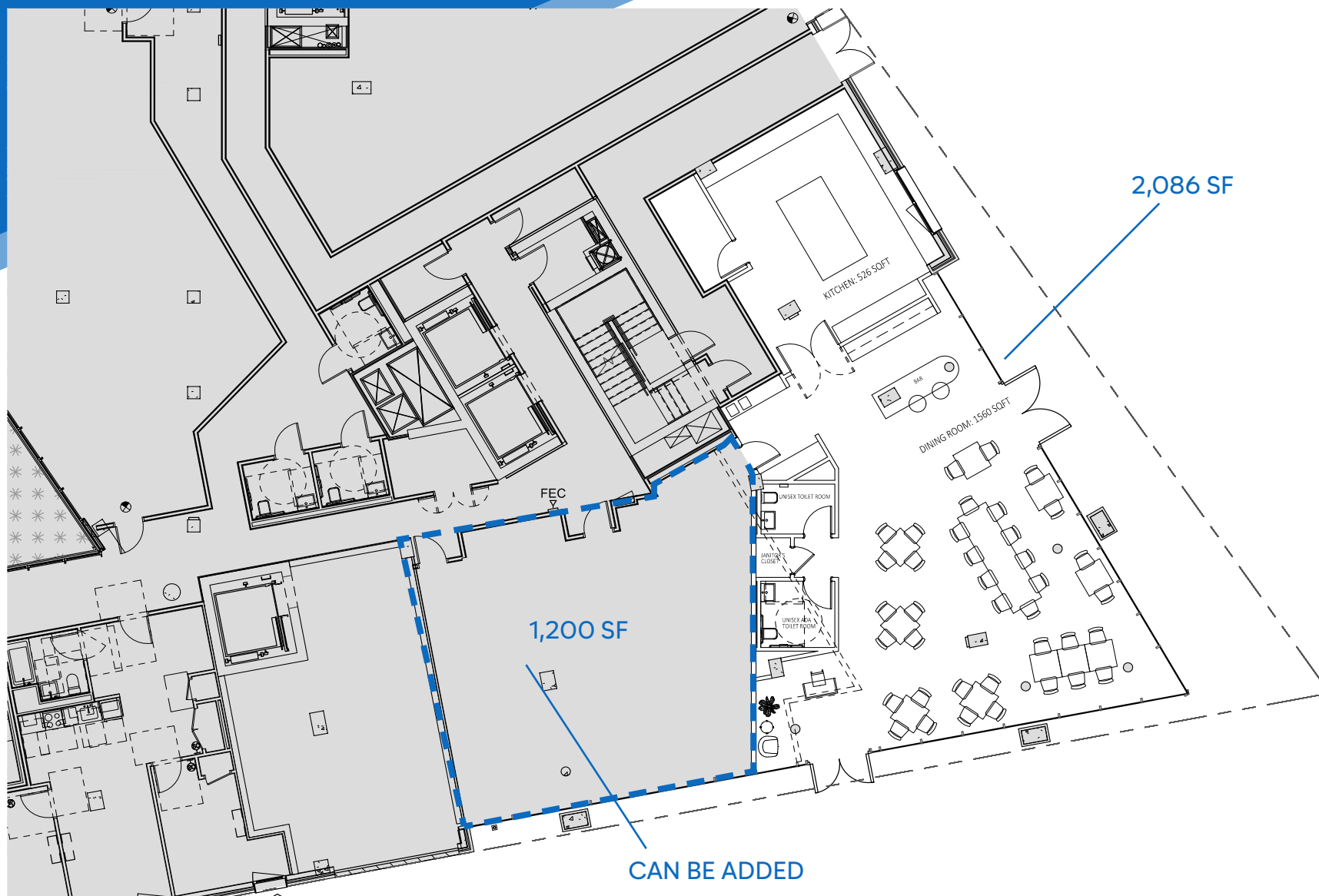


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BUSHWICK, BROOKLYN | Between Evergreen Avenue and Stanwix Street

RESTAURANT/RETAIL FOR LEASE

FLOOR PLAN | TEST FIT SPACE A



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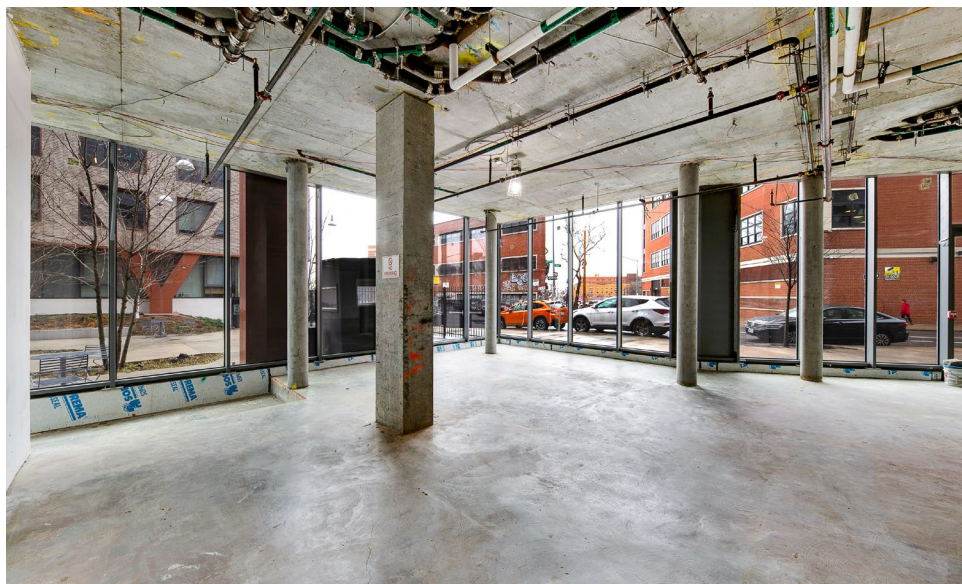
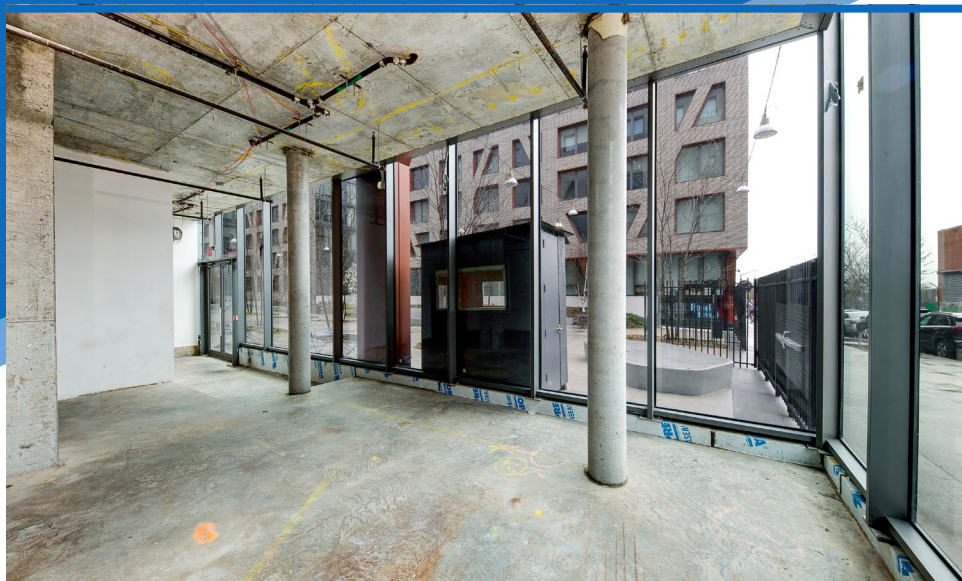


## 123 MELROSE STREET

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RESTAURANT/RETAIL FOR LEASE

SPACE B: 1,887 SF



INTERIOR | SPACE B

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### DESI AVIDANE

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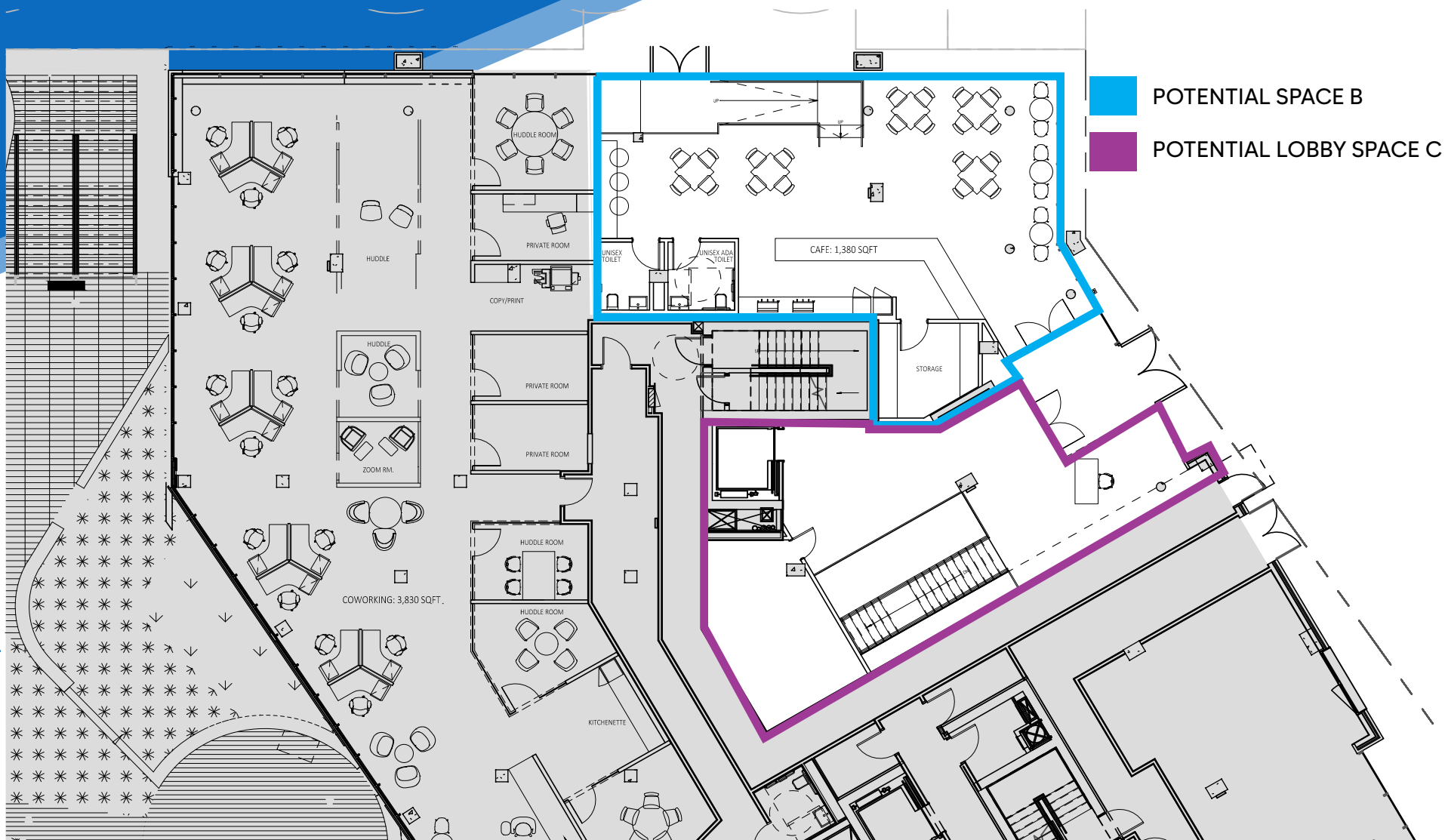


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FLOOR PLAN | TEST FIT SPACE B



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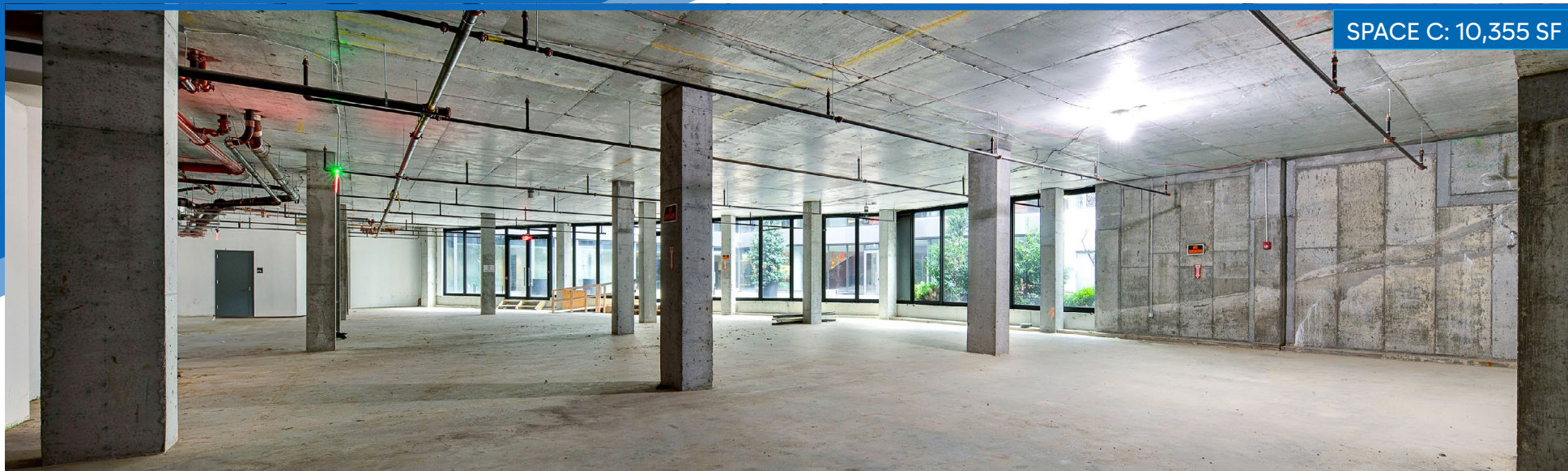


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RESTAURANT/RETAIL FOR LEASE

SPACE C: 10,355 SF



INTERIOR | SPACE C

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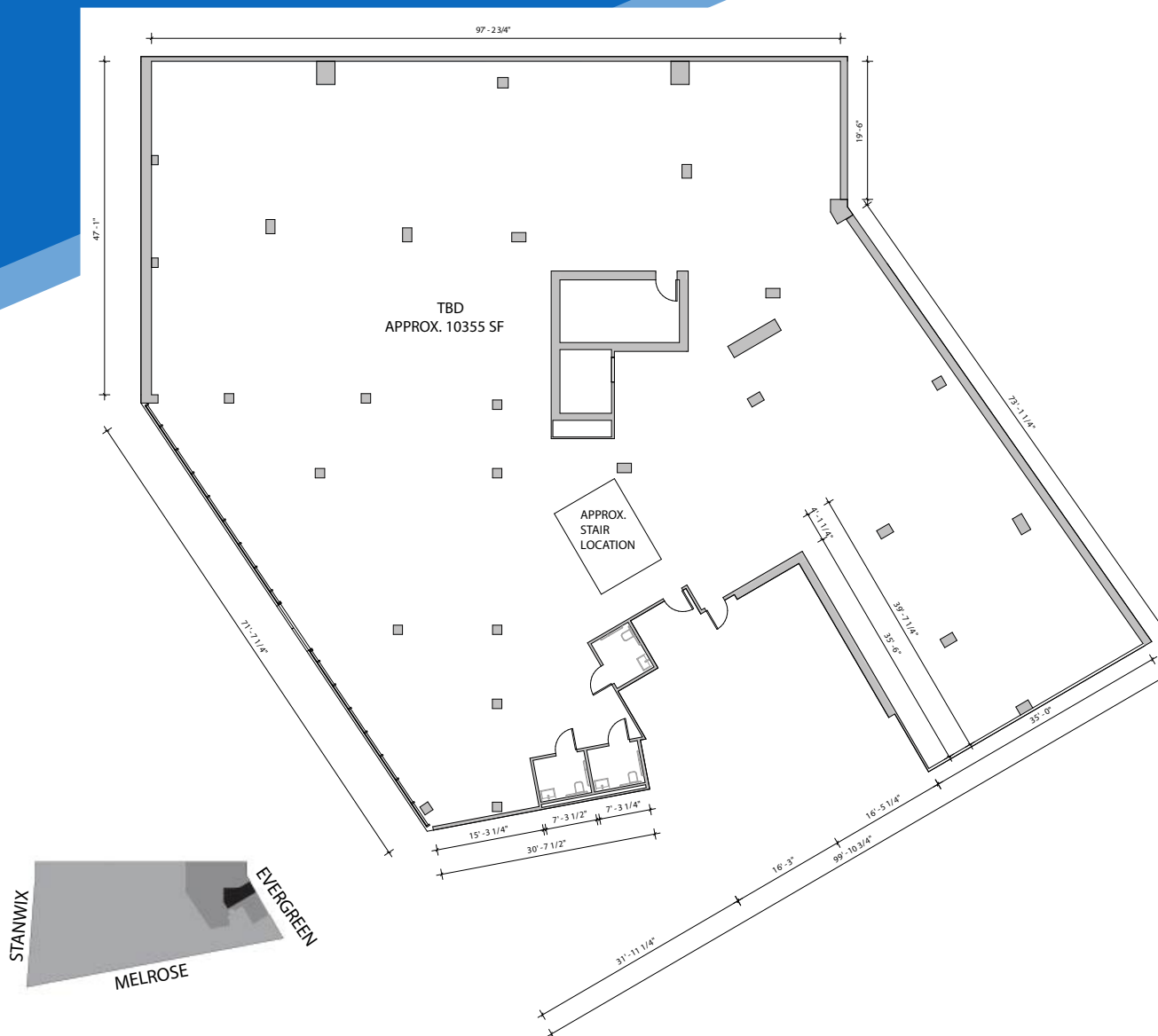
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## LOBBY CAN BE LEASED TOGETHER

## FLOOR PLAN | TEST FIT SPACE C



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703.434.1461  
bbiberaj@meri

Associate  
212.468.5990  
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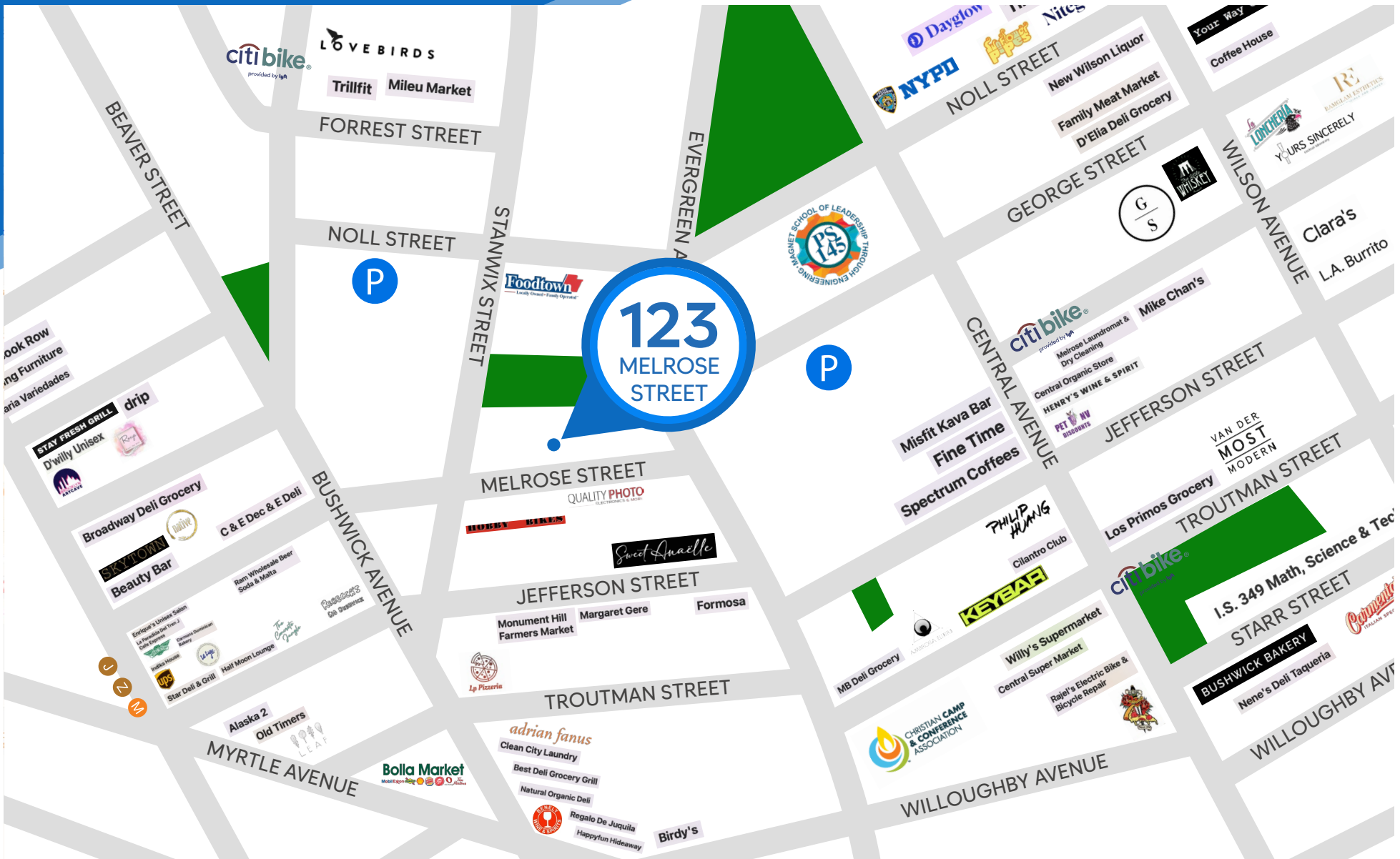


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