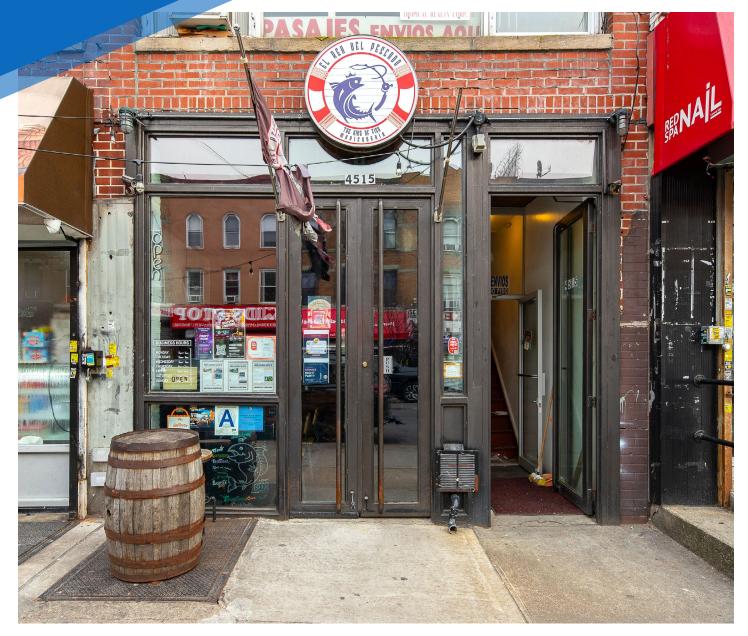
Between 45th & 46th Streets

RESTAURANT FOR LEASE



APPROXIMATE SIZE

Ground Floor: 1,500 SF Backyard: 1,000 SF Basement: 1.000 SF

ASKING RENT

\$6,800/Month **Immediate** Key-Money Upon Request

TERM

14 Years Left on the Lease 20 FT

FRONTAGE

POSSESSION

COMMENTS

- · Beautifully designed built-out restaurant/bar
- · Under market rent
- · 4AM liquor license on ground floor
- · 2-way busy traffic corridor

NEIGHBORS

Pancho's Juice Bar • AK Laundromat • Tacos los Poblanos • Cinco de Mayo • Key Food • Juan Barbershop • La Brasa Paruana • Red Spa Nails

TRANSPORTATION









JAMES FAMULARO President

SAMUEL MUKAMAL

Associate 212.468.5965 smukamal@meridiancapital.com





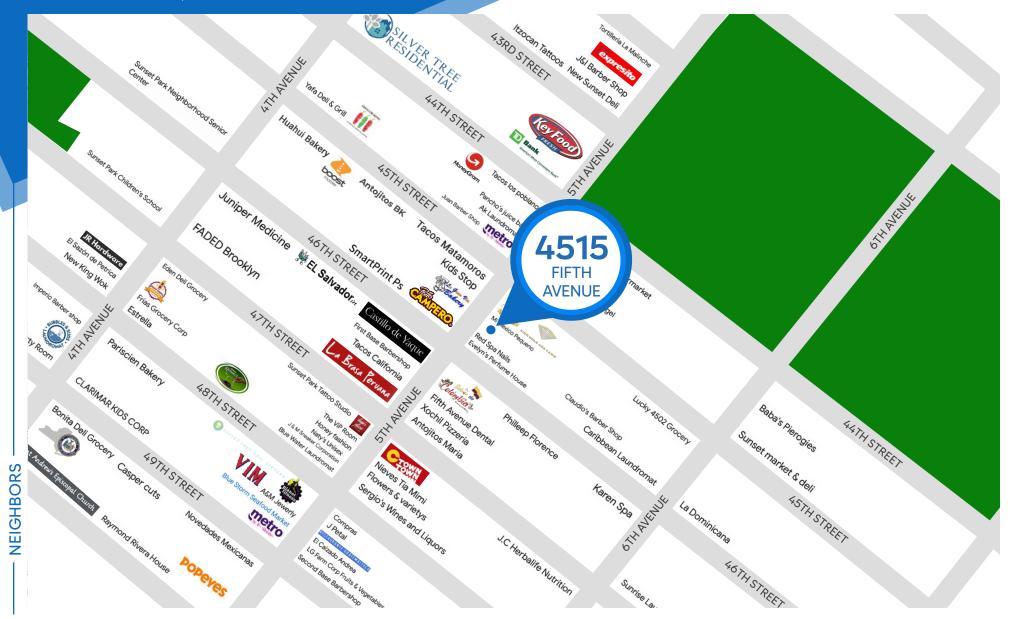






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