

109

LUDLOW STREET LOWER EAST SIDE, NYC

Between Rivington & Delancey Streets

RESTAURANT FOR LEASE

APPROXIMATE SIZE

Ground Floor: 1,500 SF
Sub Lower Level: 600 SF
Lower Level: 1,500 SF

ASKING RENT

\$25,000/Month

POSSESSION

Immediate

TERM

10-15 Years

FRONTAGE

30 FT

COMMENTS

- Built-out three-level restaurant/bar
- Previously occupied 4AM liquor license
- Multiple means of egress, 2 staircases leading to lower level, and a sidewalk hatch
- Unique architectural design and details throughout
- Fully equipped kitchen in lower level with complete venting, hood, and gas
- CO of 300+ guests
- 5 bathrooms in place; 1 ADA on the ground floor
- \$600,000 invested in space improvements

NEIGHBORS

Russ & Daughters • Ludlow House •
Reformation • Frankie Shop • Okiburu House
of Tsukemen • Tenement Museum • Good
Thanks • Bon Bon • Scarr's Pizza • Dudley's

TRANSPORTATION

F M J Z

JAMES FAMULARO

President

NOAM AZIZ

Director

212.468.5984

naziz@meridiancapital.com

CARSON SHAHRABANI

Associate

212.468.5927

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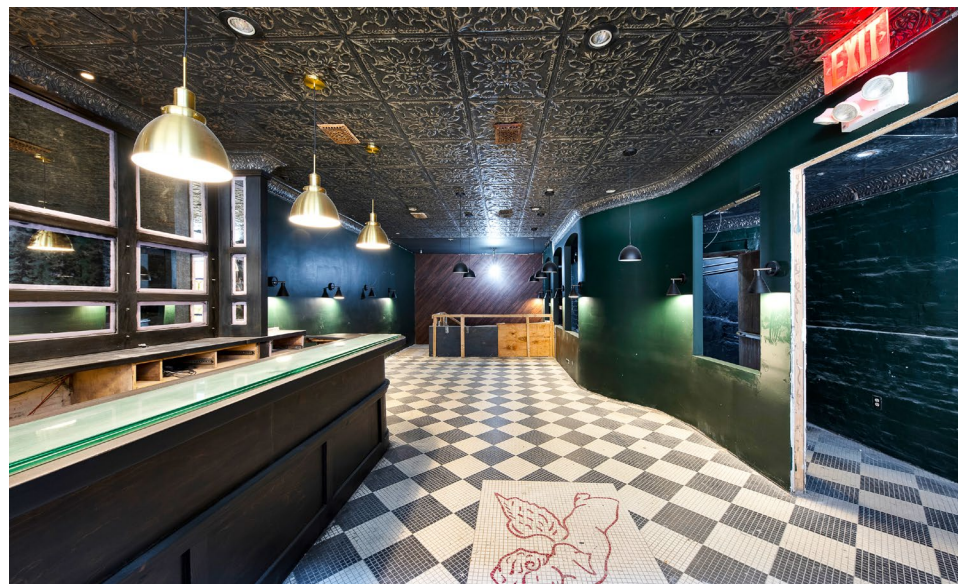
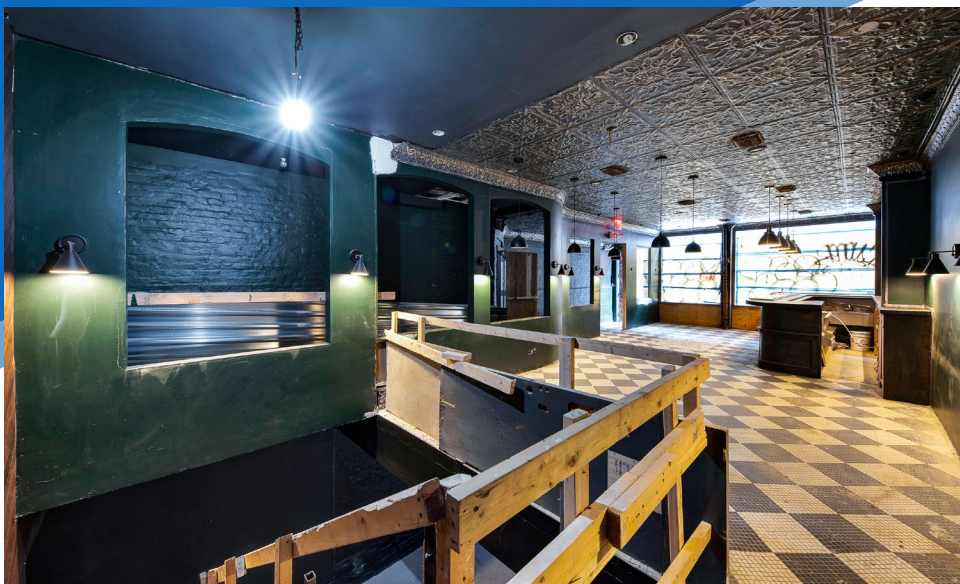


MERIDIAN
RETAIL LEASING

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INTERIOR | GROUND FLOOR

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INTERIOR | SUB LOWER LEVEL

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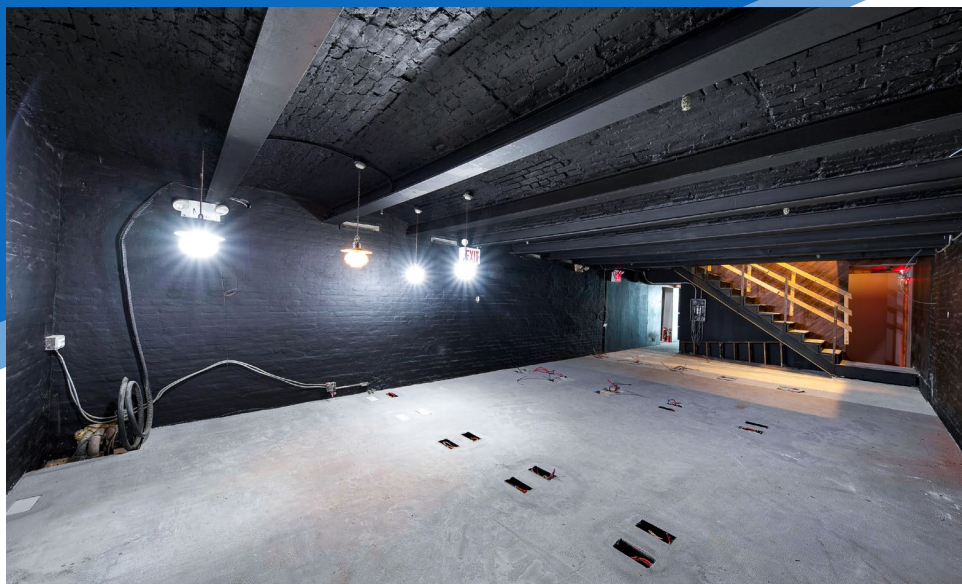


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INTERIOR | LOWER LEVEL

JAMES FAMULARO
President

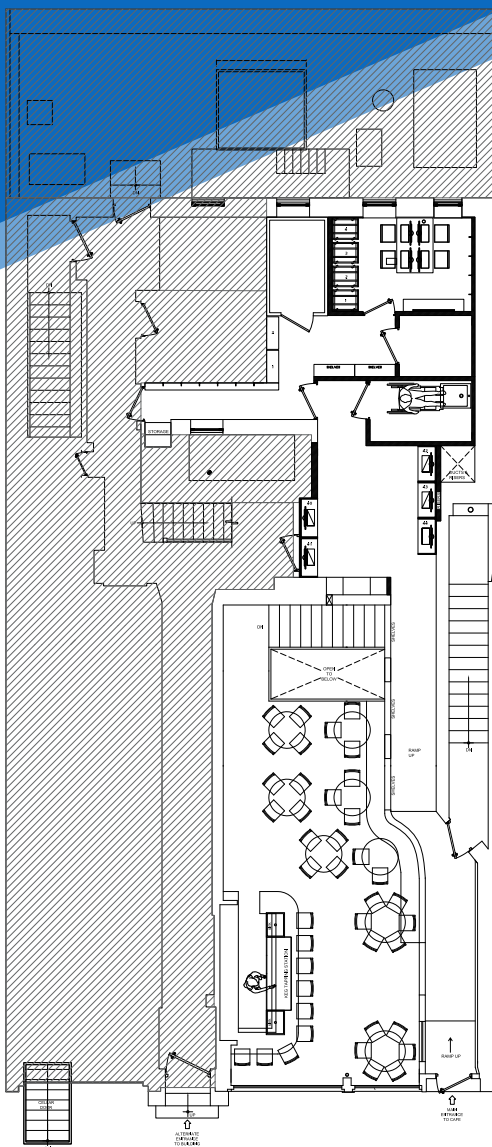
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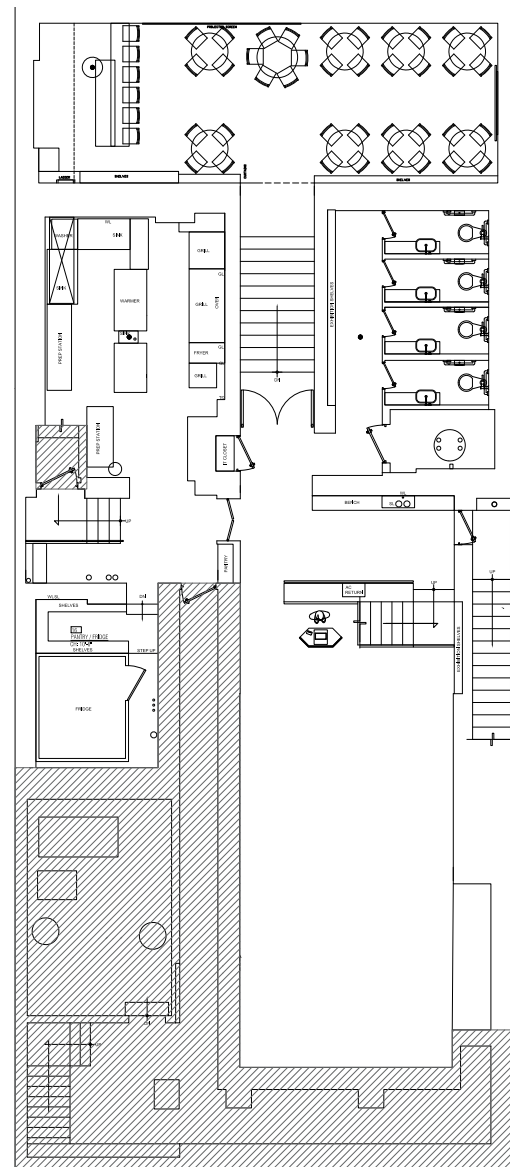
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GROUND FLOOR



SUB LOWER LEVEL



LOWER LEVEL

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MERIDIAN RETAIL LEASING

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