

# 941

## WILLOUGHBY AVENUE BUSHWICK, BROOKLYN

Corner of Willoughby & Myrtle Avenues

BAR FOR LEASE

### APPROXIMATE SIZE

Ground Floor: 2,500 SF  
Full Basement: 2,500 SF

### ASKING RENT

\$7,800/Month  
Key-Money Upon Request

### POSSESSION

Immediate

### TERM

Negotiable

### FRONTAGE

30 FT

### COMMENTS

- Built-out, turn-key bar with active 4AM liquor license in place
- Infrastructure in place; HVAC, plumbing, and recently updated electric system
- Full basement perfect for storage and office
- Steps from the Myrtle-Broadway J,M, and Z train station
- Surrounded by strong nightlife and restaurant co-tenancy
- Venting stack in place
- Perfect for experienced bar operators

### NEIGHBORS

Buntopia • BK Fit • Mao Mao • Ducky Kitchen •  
Broadway Lumber • Dunkin' • Popeyes • Papa Johns  
• Big Boy Deli • La Lupe • The Concrete Jungle

### TRANSPORTATION



### STEPHEN LIGAMBI

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### YIANNI THERMOS

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