

# 556

## VANDERBILT AVENUE PROSPECT HEIGHTS, BROOKLYN

Between Bergen & Dean Streets

RESTAURANT/BAR FOR LEASE



PROPERTY INFORMATION

### APPROXIMATE SIZE

Ground Floor: 1,500 SF + Basement  
Outdoor Patio: 800 SF

### ASKING RENT

\$9,224/Month  
Key-Money Upon Request

### POSSESSION

Immediate

### TERM

Negotiable

### FRONTAGE

18 FT

### COMMENTS

- Turn-key restaurant/bar with beautiful backyard
- Current 4AM liquor license
- In walking distance to Atlantic Avenue Barclays Center Station
- Potential for street seating

### NEIGHBORS

Van Leeuwen • Weather Up • Chelsea Piers Fitness • Little Cupcake Bakeshop • Gertrude's • Milk Bar • Barclays Center • Orange Theory • Hungry Ghost Coffee

### TRANSPORTATION



### JAMES FAMULARO

President

### BOBBY ORTENSE

Associate  
212.468.5953  
bortense@meridiancapital.com

### STEPHEN LIGAMBI

Associate  
212.468.5985  
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INTERIOR

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