

# 152

LUDLOW STREET  
LOWER EAST SIDE, NYC

Between Rivington & Stanton Streets

## PROPERTY INFORMATION

### APPROXIMATE SIZE

Ground Floor: 1,500 SF  
Selling Lower Level: 1,850 SF

### ASKING RENT

\$28,000/Month  
Key-Money Upon Request

### TERM

10 Years + 5 Year Option

### POSSESSION

Immediate

### FRONTAGE

25 FT

### COMMENTS

- Currently "Kind Regards"; turn-key bar/nightclub
- Unique 2-level venue with full bars on the ground floor and lower level
- Two 4AM liquor licenses in place
- ADA-bathrooms
- In the LES prime bar and restaurant pocket with high traffic for nightlife

### NEIGHBORS

The Magician • Patacon Pisao • Shaek Shack  
• Welcome to the Johnsons • Wolfknights •  
Maeve in June • Hair of the Dog • Togue •  
Bar Revival • Frankie Shop • Essex NYC

### TRANSPORTATION



### CARSON SHAHRABANI

Associate  
212.468.5927  
cshahrabani@meridiancapital.com

### JUSTIN BUSTAMANTE

Associate  
212.468.5914  
jbustamante@meridiancapital.com

RESTAURANT/BAR FOR LEASE



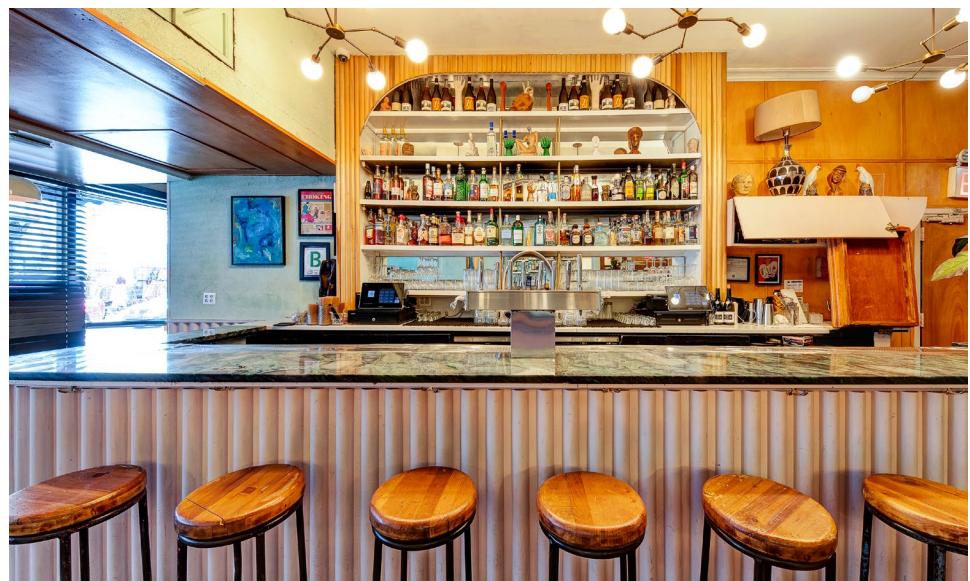
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RETAIL LEASING

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INTERIOR | GROUND FLOOR



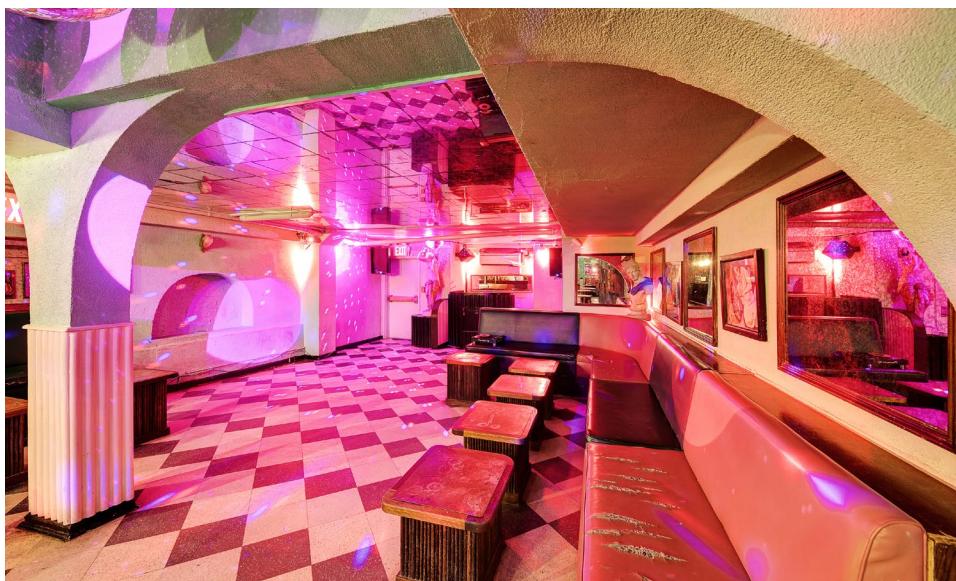
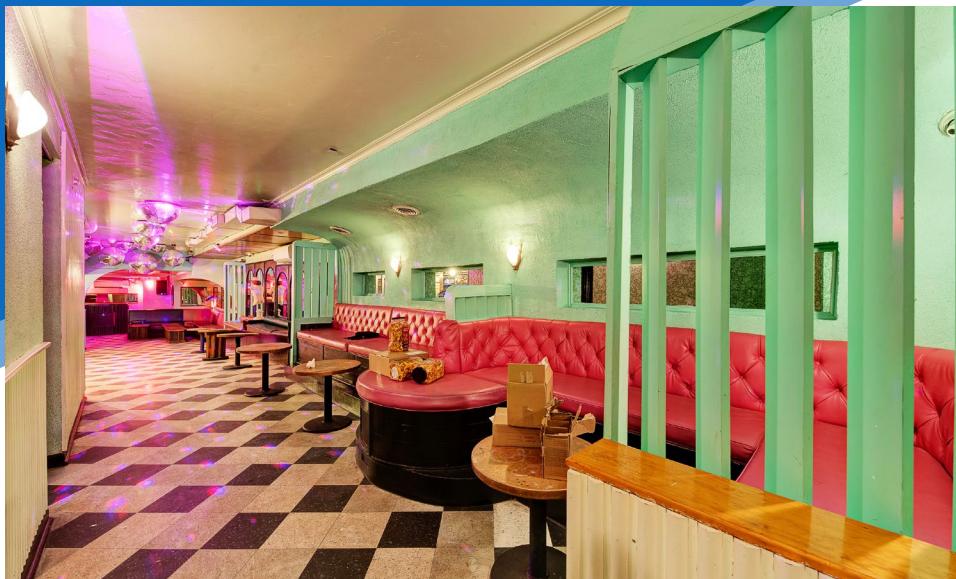
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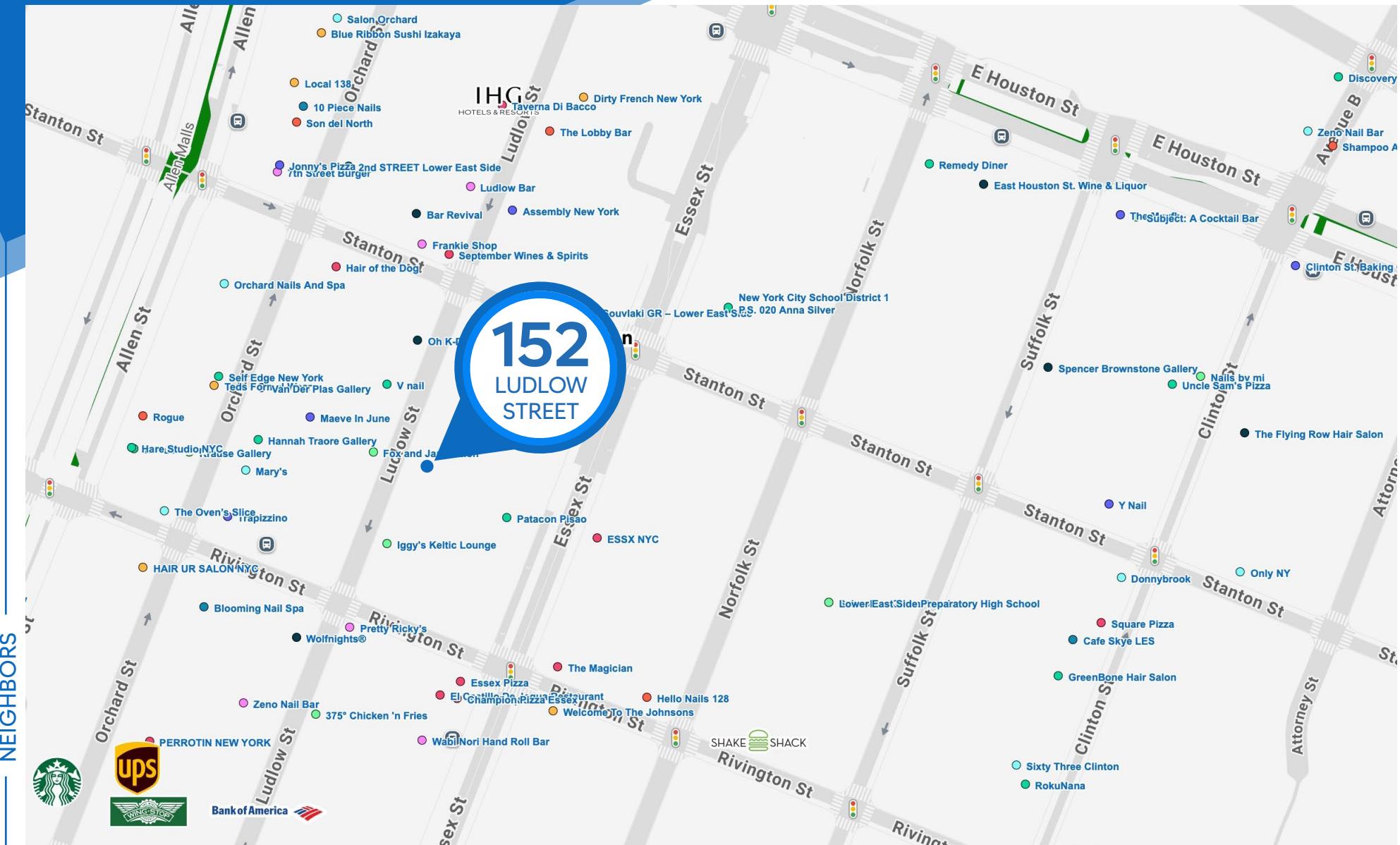


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