

Greenpoint, Brooklyn, NY

Location: Bedford Ave & Manhattan Ave

Retail Size: ±1,250 SF + ±360 SF Lower Level

Lease Type: Modified Net

Frontage: Manhattan Avenue

Description: Turnkey restaurant w/ full commercial kitchen & ventilation system



Highlights:

- Turnkey restaurant space — full commercial kitchen with ventilation hood & exhaust system in place
- Situated at the convergence of Bedford Avenue and Manhattan Avenue — one of Greenpoint's highest-traffic intersections
- Steps from McCarren Park, generating year-round foot traffic from park visitors, fitness enthusiasts, and families
- Surrounded by a thriving F&B corridor including Calexico, El Born, Scalino GP, Breeze, MáLà Project, and more
- Commercial kitchen equipment included: 6-burner range, charbroiler, flat-top griddle, deep fryers, commercial refrigeration, and prep stations
- Basement level provides additional storage, prep, and walk-in cooler capacity
- Ideal for fast-casual, counter-service, or intimate sit-down restaurant concepts
- All uses considered

NEIGHBORING TENANTS:

Calexico	Mexican • Directly Across
El Born	Spanish Tapas
Scalino GP	Italian
General Green	Health Bowls
BoonThai	Thai
MáLà Project	Sichuan
Breeze	Sichuan
Frankel's Deli	Jewish Deli
Chrissy's Pizza	Pizza
Peter Pan Donuts	Bakery
The Snail	Wine Bar
Rule of Thirds	Japanese
The Hidden Pearl	Cocktail Bar

Contact Exclusive Listing Agent

Andrew Pratt

515-710-9826 • terramagiainc@gmail.com

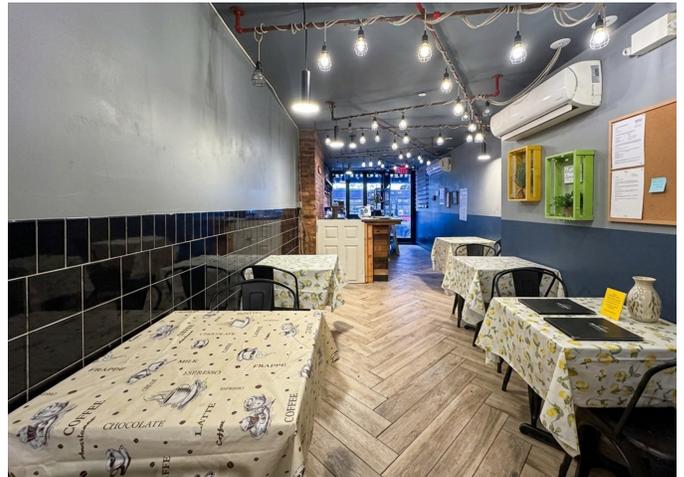
Commercial Kitchen Equipment Included

- Full commercial ventilation hood & exhaust system
- Commercial 6-burner gas range with oven
- Commercial flat-top griddle
- Commercial charbroiler grill
- (4) Vulcan commercial gas deep fryers
- Radiance commercial stock pot burner
- Stainless steel cook line shelving & prep surfaces
- SS double-door reach-in refrigerator
- Bison refrigerated sandwich prep table
- Woosung under-counter freezer with prep table
- (4) Hisense chest freezers
- Bizerba commercial deli slicer

Interior Photos



Commercial Kitchen



Dining Area



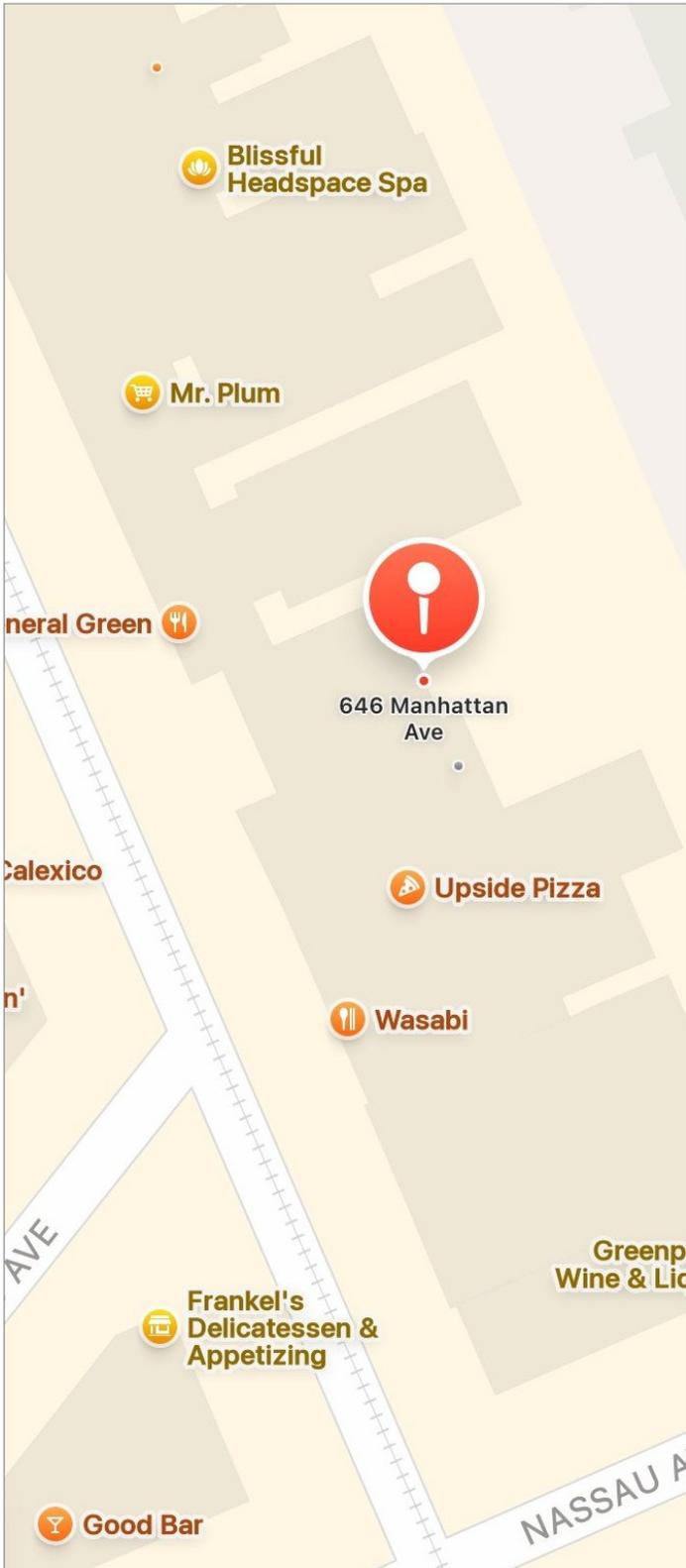
Counter & Service Area



Rear Seating Area

Neighborhood Location

Street Map

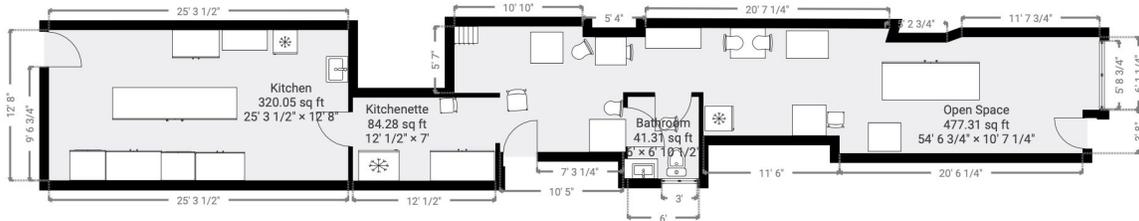


Aerial View



Ground Floor Plan

Manhattan Avenue



Lower Level Floor Plan

