



HAMPTONS COMMERCIAL  
REAL ESTATE TEAM

FOR LEASE

63 S Euclid Ave,  
Montauk



### Montauk's Oldest Restaurant

Iconic 1,800sf freestanding bar & restaurant strategically located on a main road in the heart of Montauk.

The kitchen & fully renovated dining room / bar are all turn-key. Outdoor dining areas were relandscaped for a more immersive experience.

This 0.29-acre lot also features a six bedroom staff house that can be leased separately.

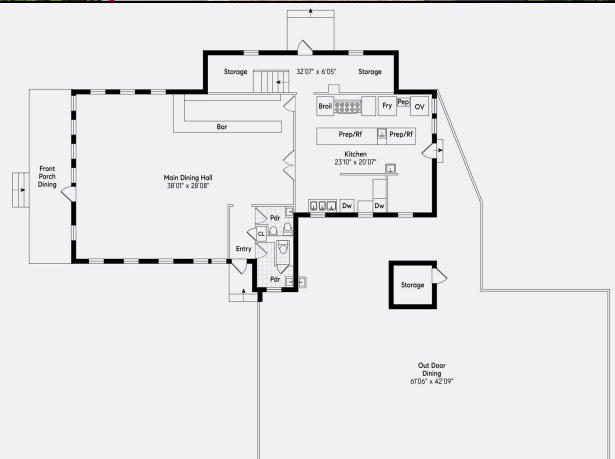
A community staple & fixture of Montauk's many events / festivals.

\$180,000/ year + NNN  
Base Rent

\$450,000  
Key Money

### SURROUNDING TENANTS:

Memory Motel, Hampton Coffee, A Wave Inn Resort, Munch Box, Muse @ The End, Aqualina Inn Montauk, Sel Rose Montuak, Montauk Brewing Co.



### The Hamptons Commercial Real Estate Team

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