

# FOR SALE



## Space B

Address:	43 Bogart St, Brooklyn, NY 11206
Current Rent:	\$6,040
Ground Floor SF:	1,000
Key Money:	Upon Request
Lease:	8 years

## Space C

Address:	43 Bogart St, Brooklyn, NY 11206
Current Rent:	\$5,838
Ground Floor SF:	1,000
Key Money:	Upon Request
Lease:	8 years

**Neighbors** include Roberta’s Pizza, Swallow Cafe, Say Coffee, Ichiran Ramen, Otis, Semkeh, Eyval, Bushniwa and more

### Summary:

A rare opportunity is now available to take over a fully turnkey restaurant in prime East Williamsburg off of the Morgan Ave L. Each restaurant can be sold on its own, or together for a 2,000 SF restaurant

**Space B:** fully vented with electrical cooking and active beer and wine license. Can seat 35 guests. Equipped with fridges.

**Space C:** fully vented with gas cooking and active beer and wine license. Can seat 35 guests. Equipped with walk in freezer and Teppanyaki grill from Hiroshima

# SPACE B PHOTOS



**Space B Dining Room**



# SPACE B PHOTOS



**Space B back of house**



**Space B Kitchen**

# SPACE C PHOTOS



**Dining Room**

# SPACE C PHOTOS



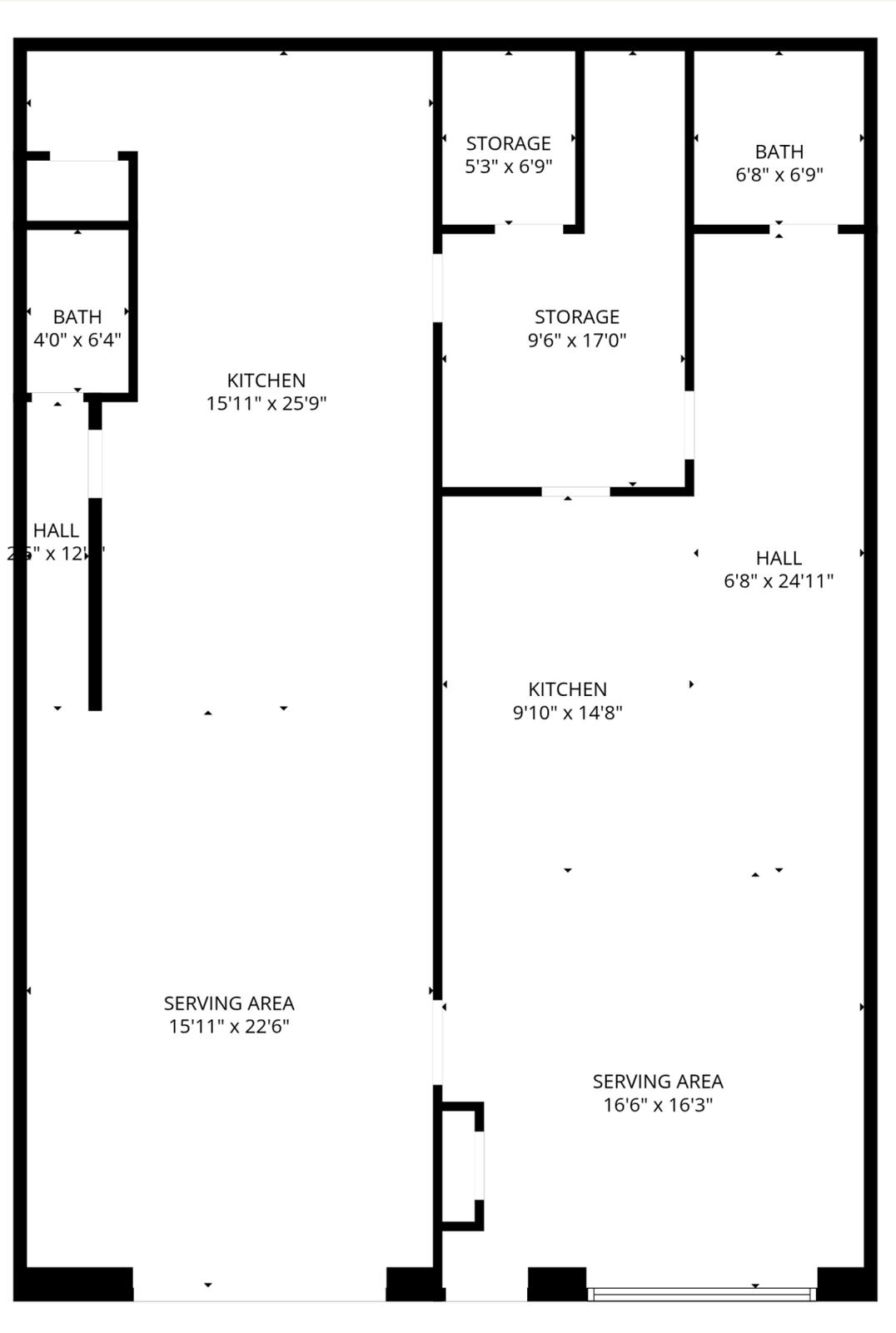
**Space C Bar with 13 foot hood, Teppanyaki grill and gas burners**



**Space C Back of house with walk in Freezer**

# FLOOR PLAN

**Space B**  
**1,000 SF**



**Space C**  
**1,000 SF**

# PLEASE CONTACT:

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