

FOR LEASE 297 Franklin Street Buffalo, New York

# 4,806 + SF RESTAURANT / BAR / OFFICE CONVERSION

### FORMER BAMBINO AVAILABLE FOR LEASE

BUILDING FEATURES	
Available	4,806 <u>+</u> Sq. Ft.
Lot Size	.07 <u>+</u> Acres
Parking	On-Site
Zoning	C-Buffalo

## **Property Highlights**

- Former "Bambino" restaurant / bar available for lease
- Fully equipped restaurant / bar
- Owner owns surrounding parking lots
- Excellent visibility
- Proximate to the Theatre District, area retail, the Central Business District, restaurants, Buffalo Niagara Medical Campus, and more

### For more information, contact:

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- · Easy access from public transit
- Next to 500 Pearl Street new hotel / office development
- Ideal for: restaurant / bar, café, brewing / distillery, commissary / meal prep, catering, food truck user, professional office conversion



DEMOGRAPHIC	1 MILE	3 MILE	5 MILE
Population	24,004	110,704	282,438
Average Household Income	\$56,265	\$50,753	\$51,966

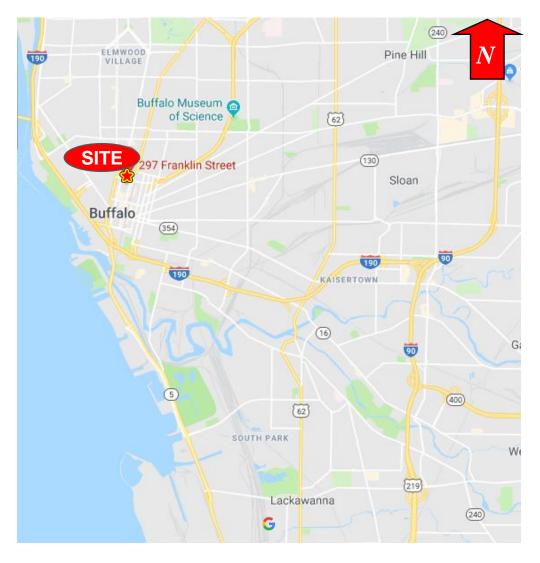
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Interior Photos

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Location Map

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