

# 70

# N 6TH STREET

# BETWEEN KENT AVENUE

# & WYTHE AVENUE



**Newmark Grubb  
Knight Frank**  
Retail

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**EXCLUSIVE AGENTS:**

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## SITE DETAILS

<b>GROUND FLOOR POSSESSION TERM</b>	<b>APPROXIMATELY 7,400 SQUARE FEET ARRANGED LONG TERM</b>
<b>FRONTAGE HISTORY</b>	<b>75 FEET ON NORTH 6TH FORMERLY BLACK BEAR BAR &amp; CUBANA SOCIAL</b>

## COMMENTS

- FULLY VENTED RESTAURANT/BAR FOR LEASE IN THE EPICENTER OF THE WILLIAMSBURG RETAIL SUBMARKET
- INTERIOR FEATURES INCLUDE EXPOSED BRICK, GARAGE DOORS, AND NATURAL LIGHT, AND FULLY VENTED KITCHEN
- RARE 14' CEILING HEIGHTS WITH POTENTIAL FOR DOUBLE HEIGHT (24')
- DIRECTLY NEXT DOOR TO THE MUSIC HALL OF WILLIAMSBURG, AND THE EAST RIVER PARK (SMORGASBURG AND BROOKLYN FLEA)
- IMMEDIATELY SURROUNDED BY 22,000 UNITS OF NEW APARTMENTS CURRENTLY UNDERWAY

## AREA RETAILERS



# FLOOR PLAN

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