159 FRANKLIN STREET

KSr
KASSIN SABBAGH REALTY

159 FRANKLIN STREET

CORNER OF FRANKLIN AND INDIA STREETS | GREENPOINT

PROPERTY HIGHLIGHTS

- **One of a kind Restaurant Opportunity in Greenpoint**
- Extensive capital improvements underway
- Landlord combining the garage for a unique Restaurant opportunity
- Tremendous outdoor seating
- Same block as Ferry to Manhattan

SIZE
2,400 SF Ground
1,000 SF Basement

CEILING HEIGHT
10'

FRONTAGE
100' of wraparound frontage

TRANSPORTATION
G

NEIGHBORS
CTOWN TOWN
BAKERI est. 2009
ACHILLES HEEL
the moonlight mile
STARBUCKS COFFEE
McDonald's
NAKED DOG ITALIAN RESTAURANT

Map of Greenpoint showing locations including BROADWAY STAGES, BAKERI, FREEMAN ST, FRANKLIN ST, FRIDGE NO MORE, NEW STYLE RESTORATION, AMERICAN PACKAGE, QUEENSBORO HARDWOOD, GREENPOINT NATURAL MARKET, FIELD TRIP FLOWERS, GREEN ST, BLISS & SKIN, ACHILLES HEEL, THE SPRINGS, TROOST, ESME, ORGANIC DELI & GRECERY, LA MERCED, GREENPOINT STORAGE, FRANKLIN CORNER CAFE, MADRE, HURON ST, PETS ON THE RUN, KANA HASHI, SAMA STREET, EL MANJAR DOMINICANO, KESTANE KEBAB, WORLD OF FLOWERS, EMILY'S BISTRO, the moonlight mile, INDIA ST, FRANKLIN STREET LAUNDROMAT, CTOWN TOWN, POLAM MEAT MARKET, SHANGHAI LEE CHINESE, NAKED DOG, OAK & IRON BAR, JAVA ST, PELICANA CHICKEN, FRIDUCHA MEXICAN, CITROËN FRENCH, THAI CAFE, SEVEN WONDERS COLLECTIVE, WEST ST, JR'S DAWG CLUB SUPPLY & GROOMING, VAMOS AL TEQUILA, CINE MAGIC EAST RIVER STUDIOS, KENT ST, MARKET ON KENT, NATURE'S COVE, STARBUCKS, McDonald's, BIG NIGHT STORE, JUNGLE CAFE

CONTACT OUR BROKERS FOR MORE INFORMATION:

DAVID GREEN
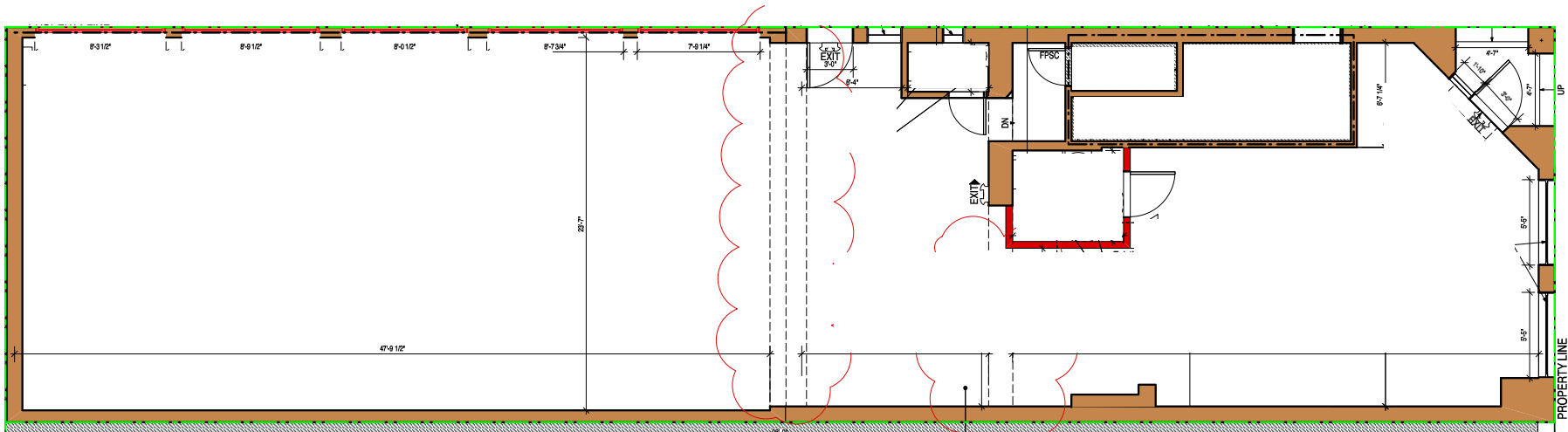DGreen@ksrny.com
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199,190
Residential Population

$100,329
Median Household Income
1/4 Mile Radius

ABOUT GREENPOINT

Free-spirited Greenpoint combines classic and new NYC attractions. Traditional Polish restaurants serve pierogi and borscht near sleek eateries that dish out modern cuisine. Inexpensive dive bars and cushy cocktail dens coexist in harmony, and small boutiques do business alongside massive vintage shops. Ask some Greenpoint residents, though, and they'll tell you the neighborhood's biggest draw is its coffee-and-doughnut scene—with 60-year-old Peter Pan Donut & Pastry Shop leading the pack.

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FLOOR PLAN

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