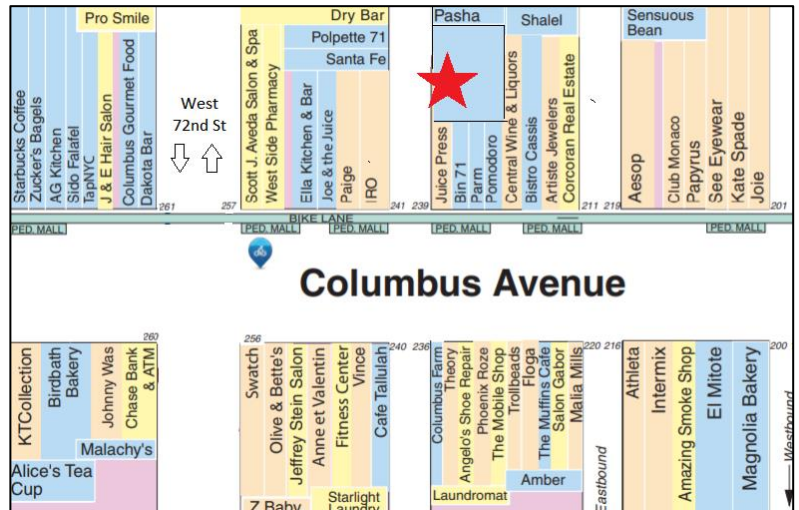


Vented Restaurant

70 West 71st Street

Just off Columbus Avenue

<i>Neighborhood</i>	Upper West Side
<i>Approximate Size</i>	900 sf + full basement
<i>Approximate Frontage</i>	21 Feet
<i>Ideal Uses</i>	All Uses Considered
<i>Formerly</i>	Pizza & Gyro Restaurant
<i>Rent</i>	\$14,000 monthly
<i>Possession</i>	Immediate
<i>Features</i>	Good frontage and signage 48 seats, fully vented
<i>Neighbors</i>	Allbirds, Vince, Santa Fe Restaurant, Club Monaco
<i>Transportation</i>	



For More Information Contact Exclusive Agent:

Rafe Evans • rafeevans@walkermalloy.com • office 212.712.6186 • cell 917.701.4059

WalkerMalloy

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ALL INFORMATION IS SUBJECT TO, ERRORS, OMISSIONS, CHANGE, OR WITHDRAWAL WITHOUT NOTICE. Dimensions are approximate. One half of a commission is payable in accordance with our rate schedule to procuring broker executing our brokerage agreement, provided that a lease is fully consummated as described in said agreement. Our commission rate schedule is available upon request.