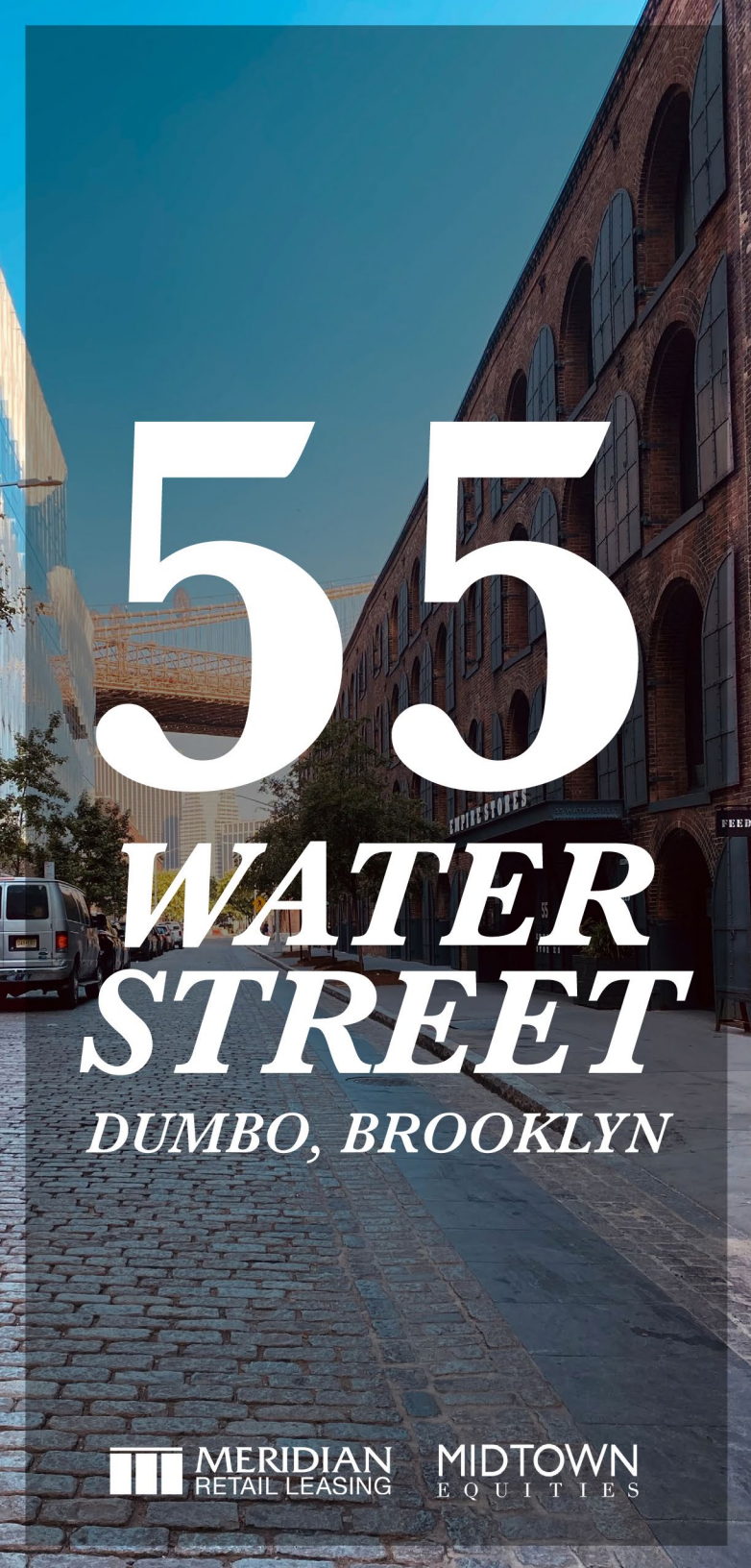




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WATER STREET

DUMBO, BROOKLYN



MERIDIAN
RETAIL LEASING

MIDTOWN
EQUITIES



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WATER STREET DUMBO, BROOKLYN

Between Dock & Main Streets

RESTAURANT/RETAIL FOR LEASE

APPROXIMATE SIZE

Space A (Bar56): 2,848 SF

Space B (Taste56): 2,017 SF

ASKING RENT

Space A (Bar56): \$35,000/Month

Space B (Taste56): \$25,000/Month

TERM

Negotiable

POSSESSION

Immediate

COMMENTS

- Located inside the "Empire Stores Dumbo", DUMBO's most thriving retail, restaurant, and tourist destination
- Previously "Bar56" & "Taste56"
- Rare turn-key bar/restaurant opportunity in the heart of DUMBO
- Fully vented with gas kitchen
- Full liquor license
- Steps from Brooklyn Bridge Park, adjacent Empire Stores, and numerous office and luxury residential developments
- Ideal for operators seeking a flagship restaurant location, bar, café, or hospitality concept in one of Brooklyn's most premier hubs
- **No key-money**

NEIGHBORS

Time Out Market New York • Clinton St. Baking Co. • Almondine Bakery • Felice Pasta Bar • Cicconi's • ABC Kitchens • Odd Fellows Ice Cream • Butler • Maman • Aloha Alley • Dumbo Oyster Bar • Dawn's Til Dusk

TRANSPORTATION



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55 WATER STREET

DUMBO, BROOKLYN | Between Dock and Main Streets

RESTAURANT/RETAIL FOR LEASE



INTERIOR / EXTERIOR | BAR56

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DUMBO, BROOKLYN | Between Dock and Main Streets

RESTAURANT/RETAIL FOR LEASE



INTERIOR / EXTERIOR | TASTE56

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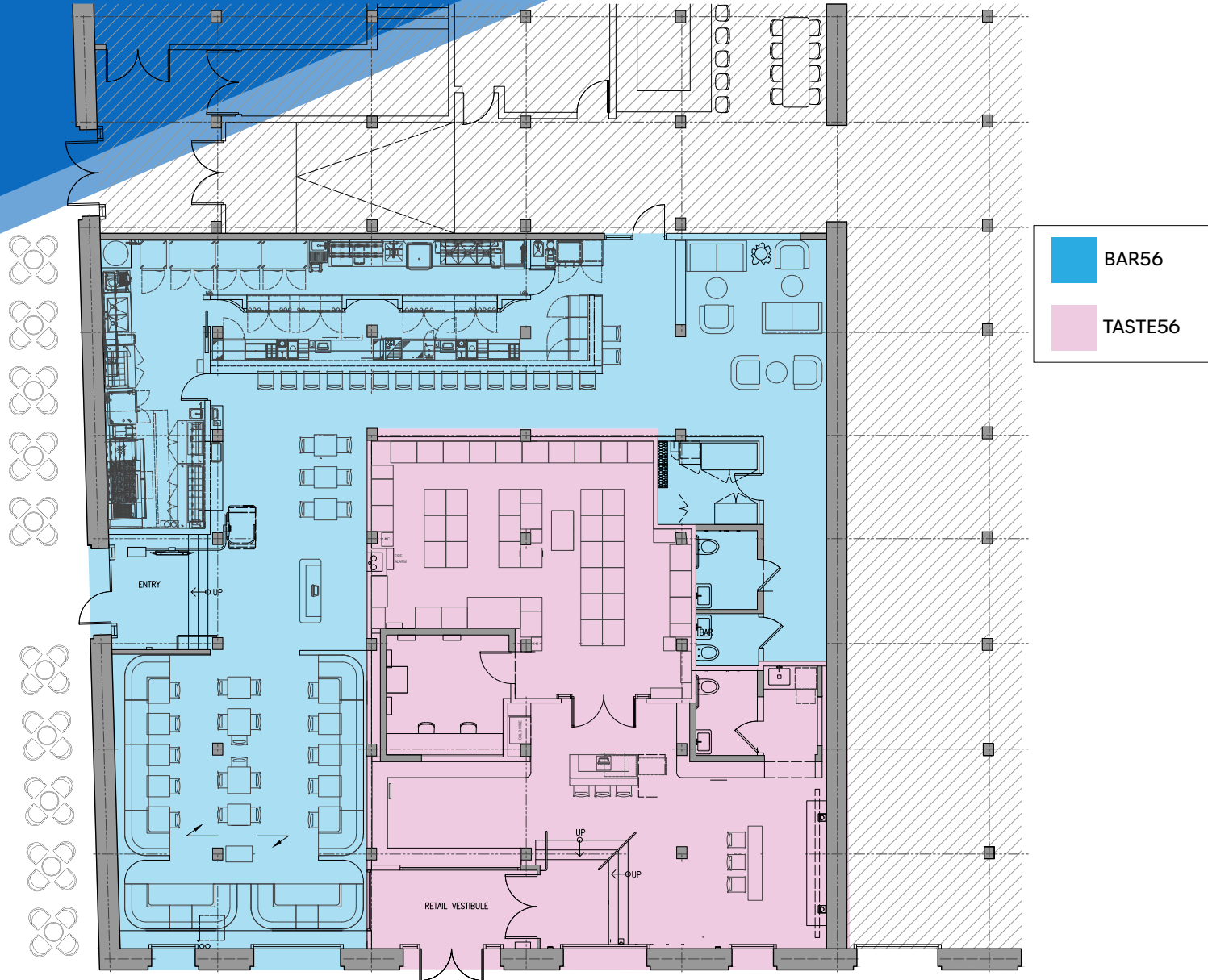
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DUMBO, BROOKLYN | Between Dock and Main Streets

RESTAURANT/RETAIL FOR LEASE

FLOOR PLAN



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DUMBO, BROOKLYN | Between Dock and Main Streets

RESTAURANT/RETAIL FOR LEASE

55
WATER
STREET

EMPIRE
STORES

DUMBO BROOKLYN

WEST ELM
HOME FURNISHING

SETTEPANI BAKERY
BAKERY/CAFÉ

KITH KIDS
SHOPPING

THE ROGUE PANDA
RESTAURANT

MUSEUM OF FOOD AND
DRINK

CLINTON ST. BAKING
RESTAURANT & BAR

DUMBO HOUSE CLUB
HOUSE

BARK BARBECUE
RESTAURANT & BAR

ABC KITCHENS
RESTAURANT & BAR

FORNINO
RESTAURANT & BAR

CECCONI'S
RESTAURANT

ESS-A-BAGEL
RESTAURANT

CHA CHA MATCHA
CAFÉ

LOBBY BAR
RESTAURANT & BAR

TIME OUT MARKET
FOOD HALL

FELICE PASTA BAR
RESTAURANT & BAR

MORI MORI
RESTAURANT

IVY STARK MEXOLOGY
RESTAURANT & BAR

THE LOCAL CORNER
RESTAURANT

JACOB'S PICKLES
RESTAURANT & BAR

SMASHED NYC
RESTAURANT

ROOF TOP BAR
RESTAURANT & BAR

OKIBORU
RESTAURANT

WAYLA
RESTAURANT & BAR

PASTRAMI FACTORY
RESTAURANT & BAR

Information listed does not include all current occupants.

NEIGHBORS

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