

# 185 ORCHARD STREET

*Steps from E Houston St.*



TURN KEY RESTAURANT  
IN HEART OF LES

*Located in Sixty LES Hotel!*



## GAVIOS

REALTY GROUP, LLC





### *Comments*

- Located in the heart of the Lower East Side, adjacent to Hotel Indigo (296 rooms)
- Large, open space with highly-visible street frontage
- 183,000 area residents and growing within a .5-m radius
- 200+ restaurants and cafes within walking distance
- High traffic area, surrounded by boutiques, restaurants, museums and hotels
- Turnkey Restaurant with full kitchen and full liquor license.
- 4 subway lines within short walking distance

# 185

## ORCHARD STREET



### *Space*

Approx. 3000 sf ground with full basement divisible  
Approx. 700 sf mezzanine

### *Frontage*

Approx. 60 ft on Orchard Street

### *Ceiling Height*

Approx. 20 ft

### *Site Status*

Currently Claw Daddy's  
Possession arranged

**GAVIOS**  
REALTY GROUP, LLC





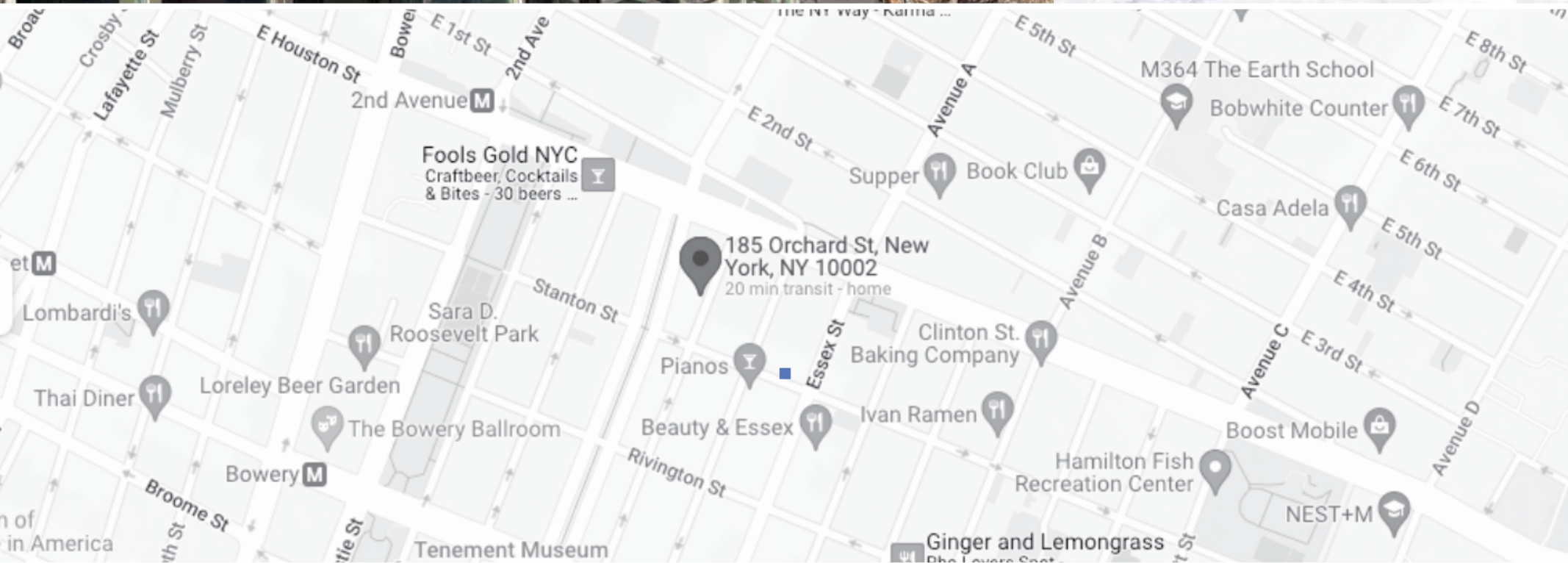
# 185

ORCHARD  
STREET

# GAVIOS

REALTY GROUP, LLC

Gavios Realty Group, LLC makes no warranty, expressed or implied, as to the accuracy or completeness of this communication and any attachment. This communication may contain errors and omissions. Nothing herein is binding on any party.



**AARON GAVIOS**

Chairman & CEO

aaron@gaviosrealty.com

14 Penn Plaza, Suite 1800

New York, NY 10122

Tel: 212. 971.0007

www.gaviosrealty.com

## *Neighbors*

Russ & Daughters, Ludlow House, Katz's Delicatessen, Beauty & Essex, Piano's, Stanton Social, The Ludlow Hotel, Whole Foods, Equinox, Freemans, New Museum, Blue Ribbon Sushi, Black Seed Bagel, Vanda, The Rivington Hotel, The GEM Hotel

## *Transportation*

