

# DOWNTOWN WHITE PLAINS



**2,300 SF + Full Basement  
Municipal Parking**

**Open 7 Days Lunch & Dinner  
7 Yr Lease Option to Renew  
Historic Sales of \$1,000,000/A**

Business for Sale

**\$335,000**

Rent \$7,052/Mo RE Taxes \$838.47/Mo  
Landlord Provides Heat



**Within 2 Blocks of City Center,  
Target, NYSC, Circuit City, Filenes's  
Basement, Barnes & Noble,  
Applebee's, Legal Seafood,  
Zanaro's Italian, Atlanta Bread  
Company, Cold Stone Creamery &  
City Center 15: Cinema De Lux**



For Private Showing Call:

**Paul G. W. Fetscher CCIM, SCLS**

**Great American Brokerage, Inc.**

(516) 889-7200 Fax (516) 889-5113

[GtAmerican@aol.com](mailto:GtAmerican@aol.com)

**Please Be Discreet  
Do Not Speak to  
Anyone on Premises**



*All information is from sources deemed reliable. Offerings are made subject to errors, omissions, prior acceptance and withdrawal without notice*