

# 2,250 SF – Ale House

**New Gut Rehab of Historic Structure**

**Full Basement for Beer Box & Storage**



*This Newly Built Space can be liquor permitted for the sale of Beer, Ales, Porters, Wines, Mead, Hard Cider, Spiked Seltzer and Kombucha along with other non-distilled beverages.*

*A New Expanded Kitchen Area Increases Food Production Capacity  
**All New Kitchen Equipment***

**New 15 Year Lease - \$5,000/Month**

+ \$1,500 Real Estate Taxes

For Private Showing Call:

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

**Great American Brokerage**

(516) 889-7200 [Paul@RestaurantExpert.com](mailto:Paul@RestaurantExpert.com)

[www.RestaurantExpert.com](http://www.RestaurantExpert.com)

**Business for Sale Reduced \$250,000**

**\$175,000**

**Rent of \$5,000/mo + \$1,500 RE tax**

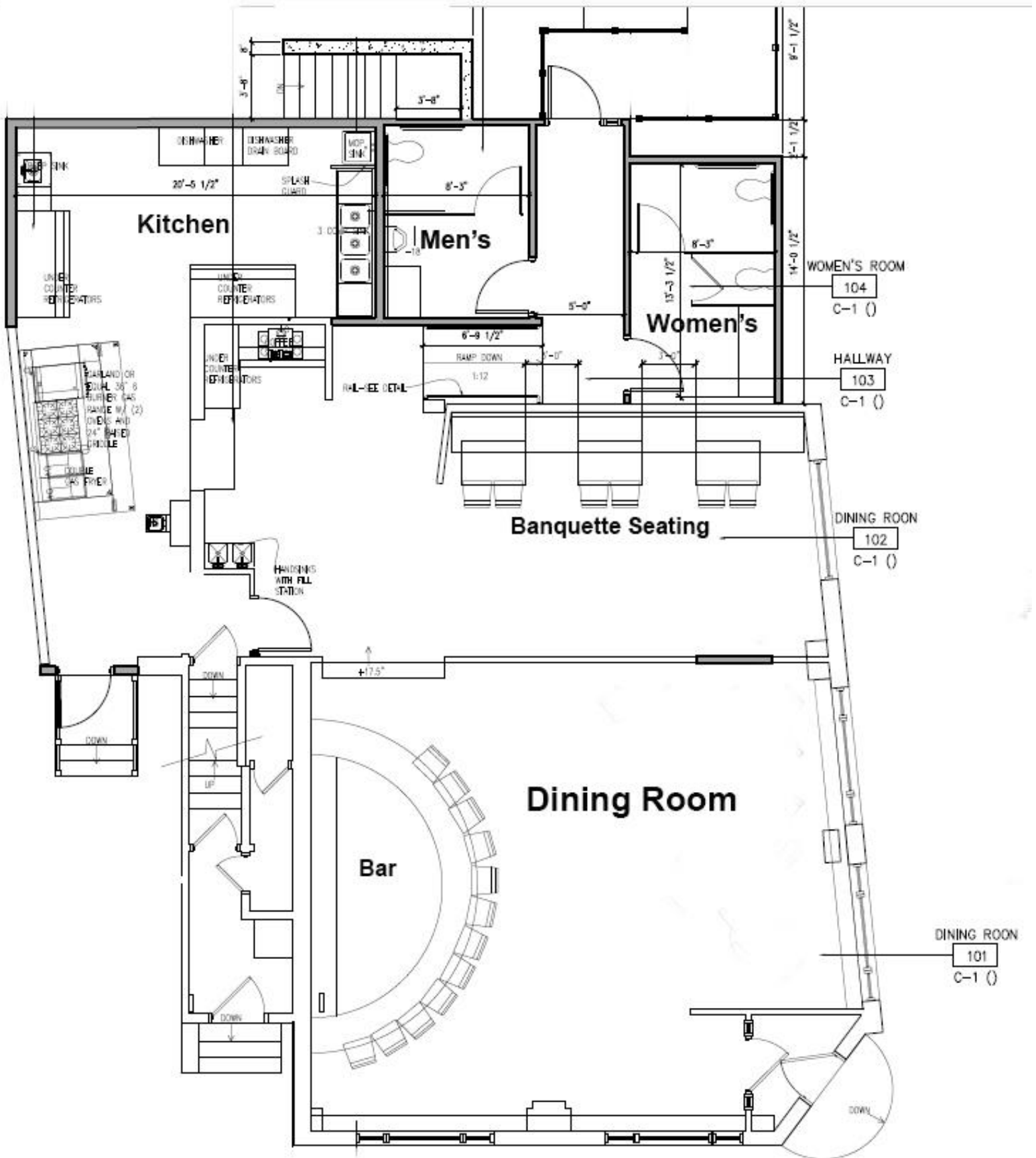
**OR...**

**Building Restaurant with Parking  
+ 3 Bedroom Apartment for SALE**

**\$1,500,000**







30 New Hyde Park Road, Franklin Square, NY