

# 3081 EMMONS AVENUE

BROOKLYN, NY

5,497 SF BUILDING/LOT  
INCLUDES FULLY OPERATIONAL KITCHEN  
DEVELOPER'S DREAM

FOR SALE | EXCLUSIVE



## BUILDING FEATURES

### DETAILS:

This 5,497 SF bar/restaurant/lounge has a fully operational kitchen and all supplies needed to start operating as such.

### NEIGHBORHOOD:

Prestigious Sheepshead Bay area boasts considerable new construction and great foot traffic with hotels, bars and countless restaurants nearby.

CALL FOR FURTHER DETAILS AND PRICING



## ACCESS

### LOCAL:

Directly across the street from the Bay and Sheepshead Yacht Club

Just blocks from Belt/Shore Parkway

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**GREINER-MALTZ**

REAL ESTATE

Creating Opportunities Together