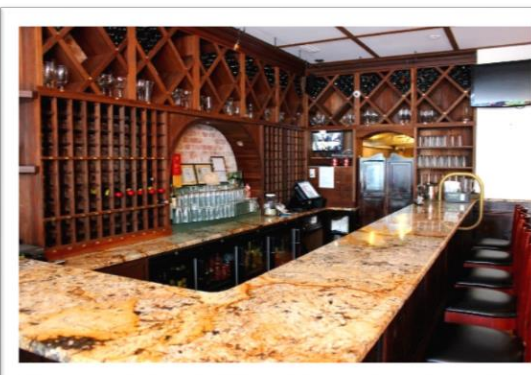


## Restaurant for Lease South Norwalk *Restaurant Row*

120 Washington Street  
Norwalk, CT

### Property Highlights:

- Great location!
- 1,553 SF restaurant with glass enclosed vestibule to protect dining guests from outside elements
- Exposed brick
- 12' ceilings
- Seats 75 in dining room; another 10 at the bar
- Full bar with granite top
- Full kitchen on first floor; open floor concept
- 2 ADA bathrooms
- Rear parking for patrons and deliveries
- Plenty of metered street parking and municipal garages
- Sprinkler system
- Full basement
  - large walk-in refrigeration
  - employee bathroom
  - prep area with sinks
  - dishwasher
  - 2 chest freezers
  - Ice maker
  - storage
  - office
- Asking Price: \$130k key money for fully build-out restaurant
- New direct lease, asking \$4,000/month + NNN @ \$1,920/month + metered utilities



**For more information or to view the property, contact:**  
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