

RESTAURANT OPPORTUNITY

FOR LEASE

48 N Pearl St.
Albany, NY 12207



PROPERTY INFO

- Newly renovated first floor commercial space with high-end apartments above.
- On the busy, signalized intersection at the corner of Pearl St and Pine St in downtown Albany.
- High visibility with foot traffic from several surrounding office buildings.
- Landlord will help with costs associated with restaurant fit up.

2024 Demographics

	1 Miles	3 Miles	50 Miles
Population	26,197	105,166	183,453
Average HH Income	\$69,753	\$83,633	\$103,129
Est. Adj. Daytime Demographics (16+)	44,629	110,795	174,041

AVAILABLE SPACE

- ± 5,000 SF

CALL FOR PRICING

Doug Morabito
Licensed Real Estate Salesperson

Alex Kutikov, Principal
Licensed Real Estate Broker



Value...through performance



