



FOR LEASE

# Restaurant For Lease at Norwood MA

LISTING PRESENTATION | 1086 WASHINGTON STREET | NORWOOD, MA

Exclusively Listed by

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# Property Description



## FOR LEASE | TURNKEY BAR & RESTAURANT

### Property Overview

An exceptional opportunity to lease a fully built-out bar and restaurant featuring a valuable liquor license, ample off-street parking, and a Right of First Offer to Purchase. This is a true plug-and-play opportunity, ideal for an experienced operator seeking to minimize startup costs and accelerate time to revenue. The space is thoughtfully designed to support high-volume food and beverage operations, offering strong seating capacity, extensive storage, and essential cold storage infrastructure—all in place and ready for immediate use.

### Key Highlights

Total Size: 4,828 SF | Lease Rate: \$10,000 per month | Approx. \$25 PSF NNN

Liquor License Included

Turnkey Bar & Restaurant Layout

Walk-In Cooler & Freezer

Generous Dry & Cold Storage

Ample Off-Street Parking

Built for High-Volume Operations

Purchase Right of First Offer (ROFO)

### Features Include:

Full-service bar build-out

Walk-in cooler and dedicated freezer

Extensive dry and cold storage areas

Commercial-grade kitchen infrastructure

Functional, operator-friendly back-of-house configuration

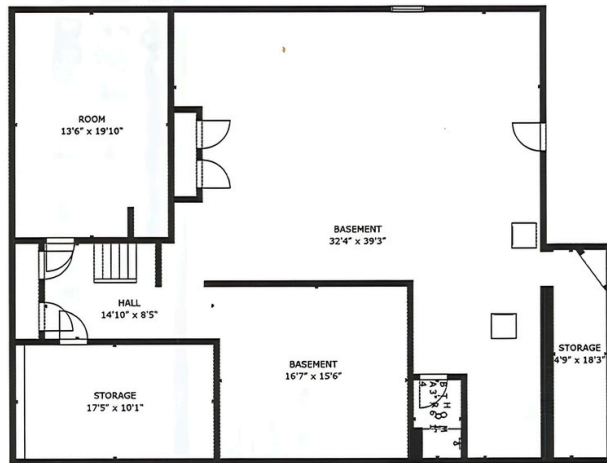
### Why This Opportunity Stands Out

Liquor licenses are increasingly difficult—and expensive—to obtain. This offering combines licensing, infrastructure, parking, and purchase upside in a single opportunity, dramatically lowering barriers to entry while providing long-term strategic flexibility through a Right of First Offer to purchase.

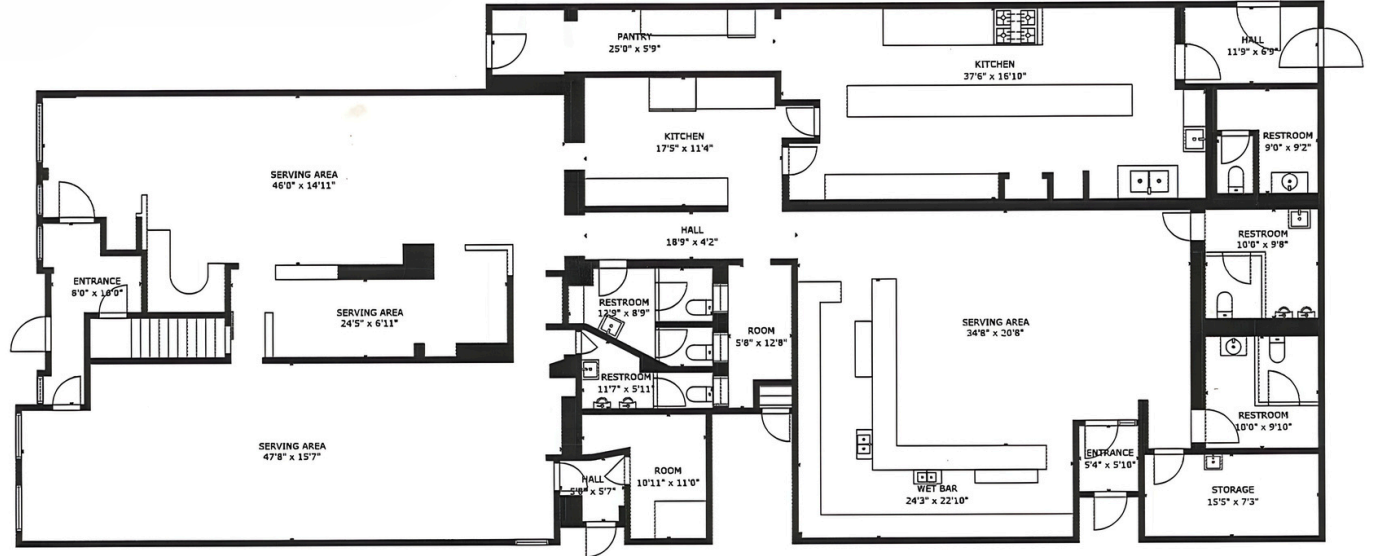
### Schedule a Tour

Turnkey, licensed bar and restaurant opportunities of this scale are rare.

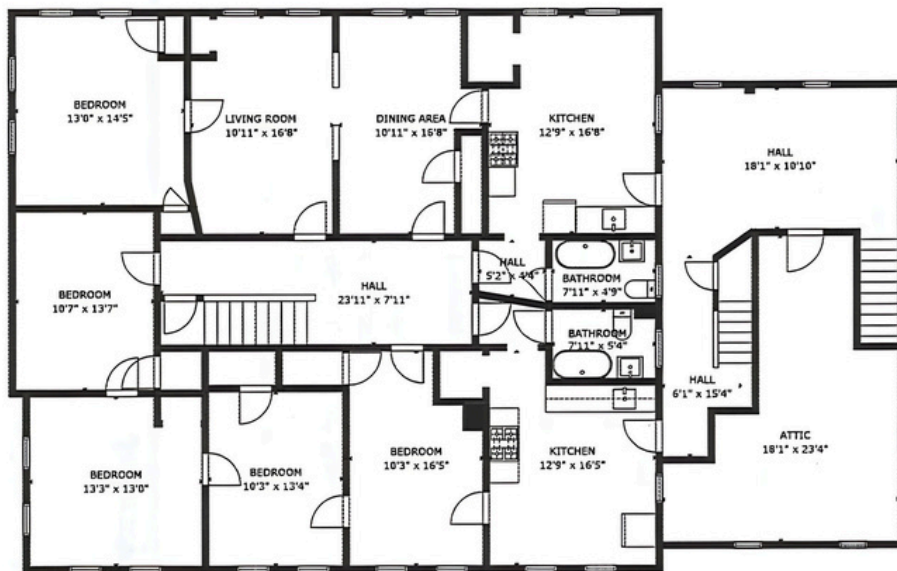
Contact us today to arrange a private showing and explore how this space can support your next successful concept.



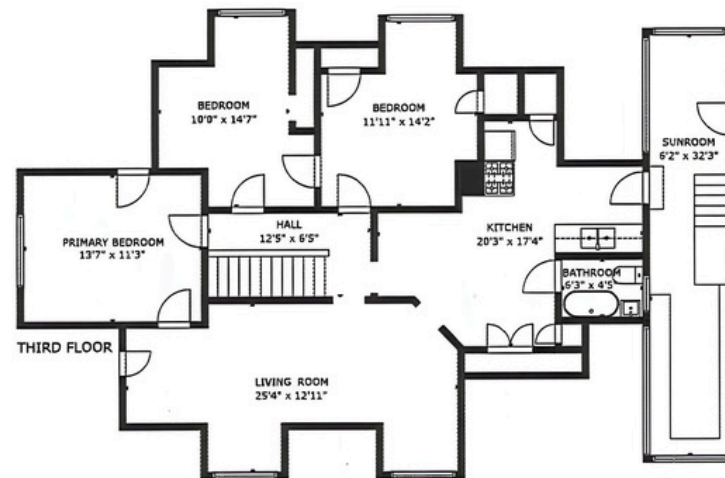
BASEMENT



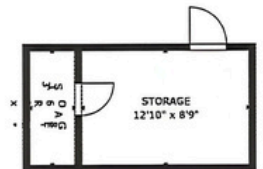
FIRST FLOOR



SECOND FLOOR



THIRD FLOOR





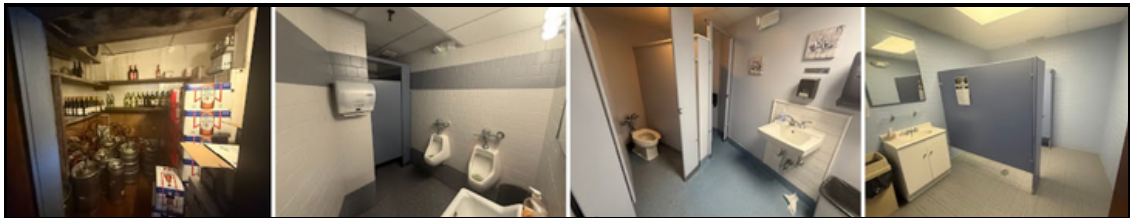
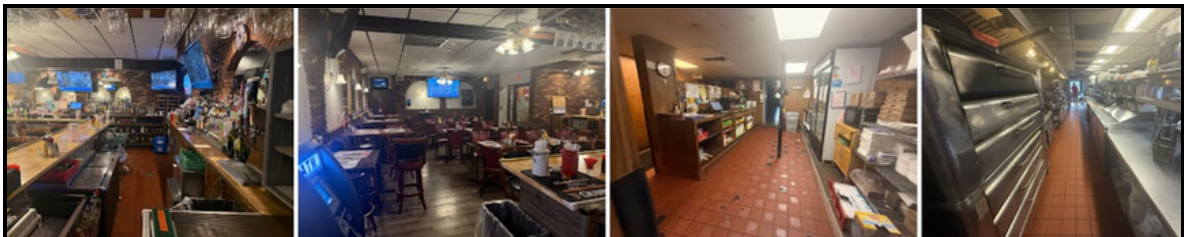
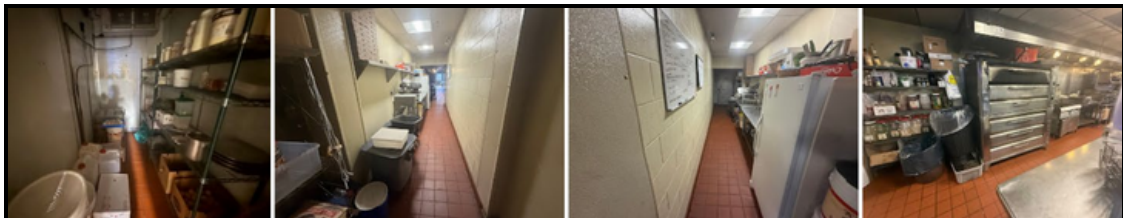
## Photographs



Photographs



## Commercial (Restaurant – Bar)

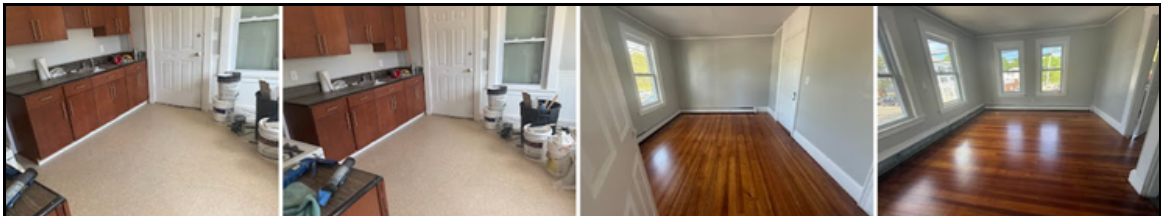
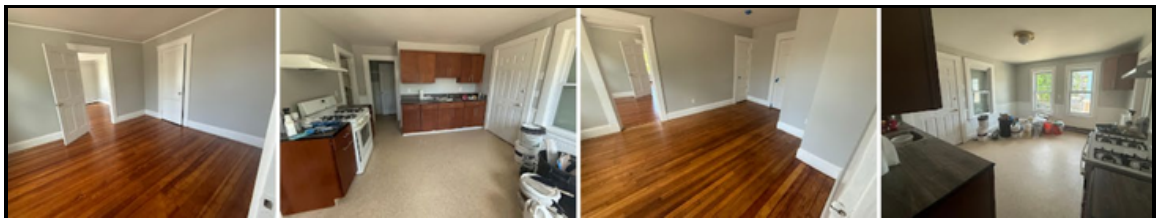




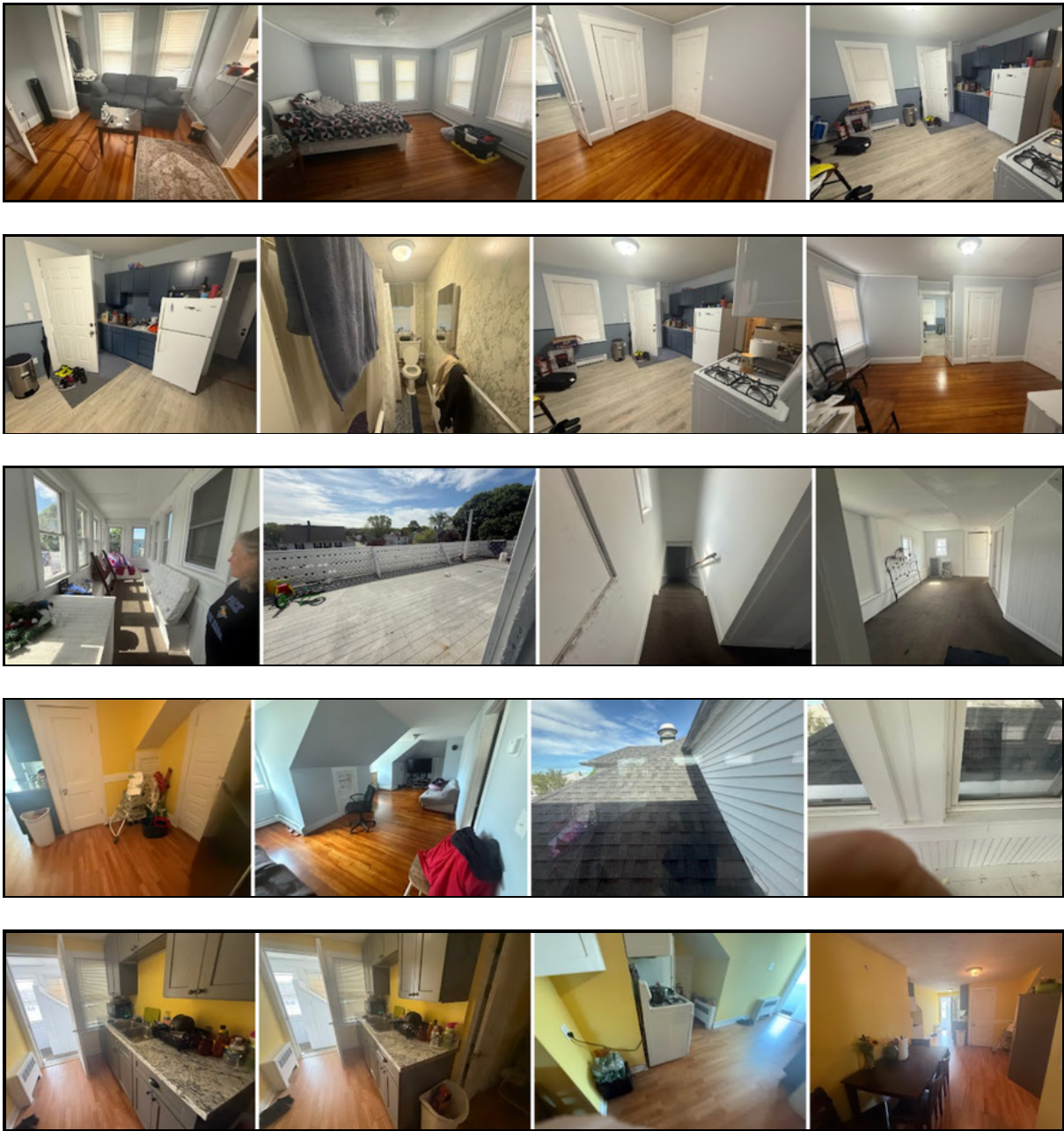
## Commercial (Restaurant – Bar)



## Residential

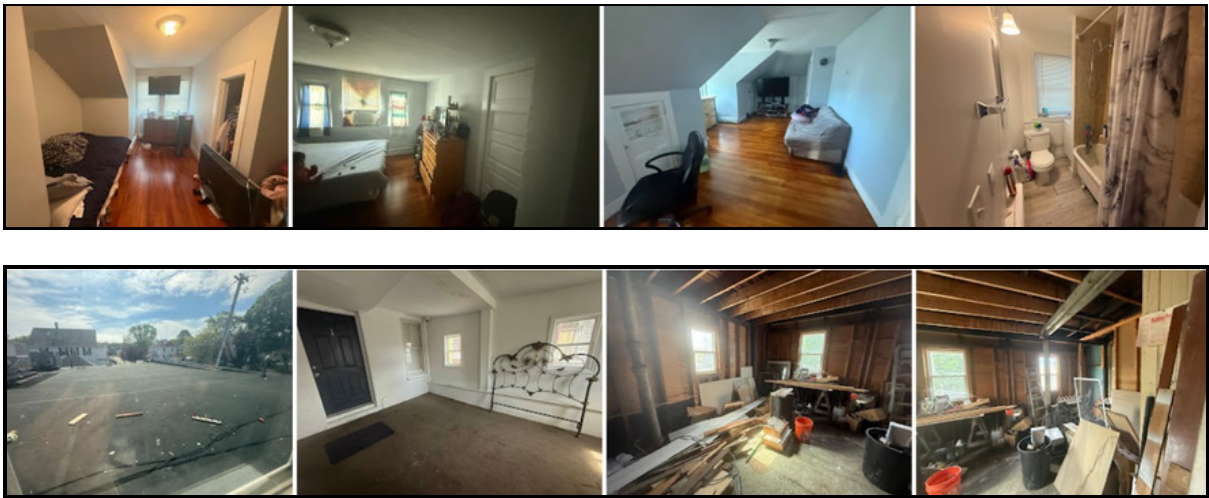


Residential



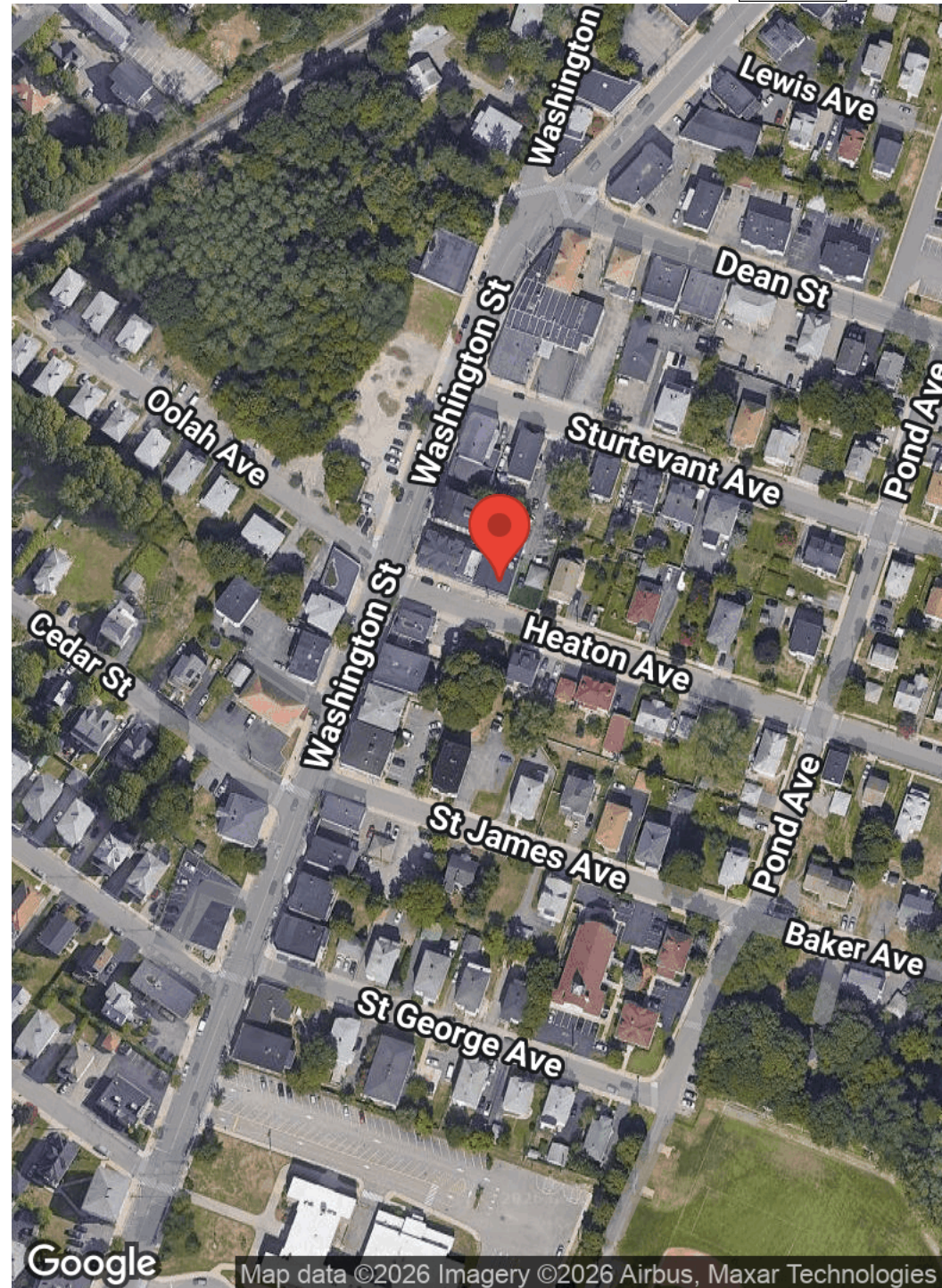


## Residential



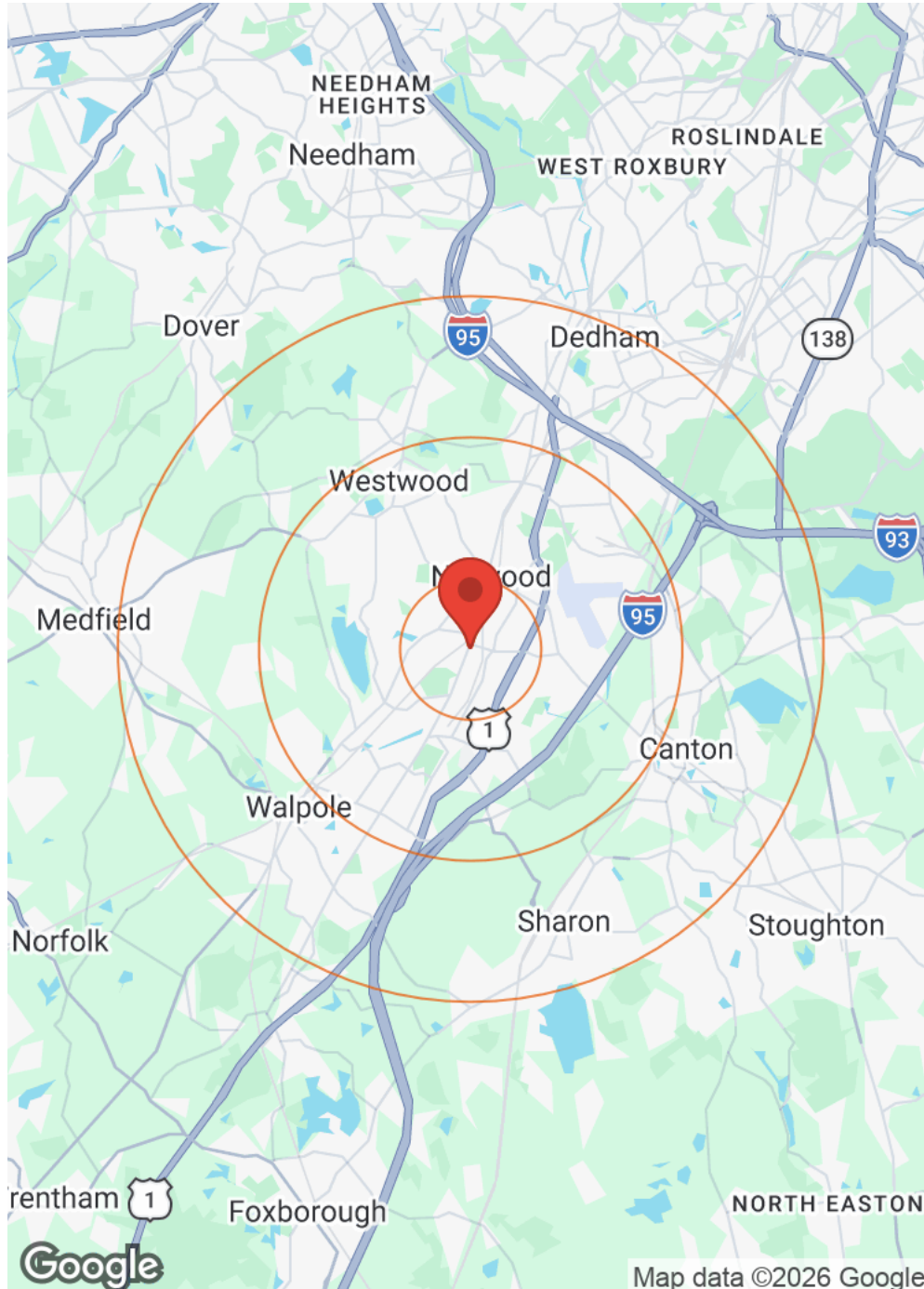


# Location Maps





# Demographics



| Category   | Sub-category        | 1 Mile   | 3 Miles   | 5 Miles   |
|------------|---------------------|----------|-----------|-----------|
| Population | Male                | 6,699    | 28,307    | 61,437    |
|            | Female              | 6,910    | 29,709    | 64,787    |
|            | Total Population    | 13,609   | 58,016    | 126,224   |
| Age        | Ages 0-14           | 2,310    | 9,697     | 21,140    |
|            | Ages 15-24          | 1,392    | 6,401     | 14,315    |
|            | Ages 25-54          | 5,982    | 22,232    | 46,758    |
|            | Ages 55-64          | 1,719    | 8,080     | 17,621    |
|            | Ages 65+            | 2,207    | 11,605    | 26,390    |
| Race       | White               | 9,047    | 42,717    | 93,532    |
|            | Black               | 1,443    | 4,369     | 9,707     |
|            | Am In/AK Nat        | 8        | 23        | 50        |
|            | Hawaiian            | 1        | N/A       | 13        |
|            | Hispanic            | 1,218    | 3,435     | 6,829     |
|            | Asian               | 1,526    | 6,190     | 13,329    |
|            | Multi-Racial        | 290      | 1,056     | 2,310     |
|            | Other               | 76       | 226       | 454       |
| Income     | Median              | \$97,899 | \$137,115 | \$146,024 |
|            | < \$15,000          | 357      | 981       | 2,279     |
|            | \$15,000-\$24,999   | 227      | 702       | 1,635     |
|            | \$25,000-\$34,999   | 255      | 1,029     | 1,966     |
|            | \$35,000-\$49,999   | 431      | 1,368     | 2,527     |
|            | \$50,000-\$74,999   | 817      | 2,228     | 4,316     |
|            | \$75,000-\$99,999   | 808      | 2,094     | 3,921     |
|            | \$100,000-\$149,999 | 969      | 3,922     | 8,220     |
|            | \$150,000-\$199,999 | 472      | 2,615     | 5,831     |
|            | > \$200,000         | 1,316    | 7,556     | 17,724    |
| Housing    | Total Units         | 5,887    | 23,395    | 50,419    |
|            | Occupied            | 5,649    | 22,496    | 48,418    |
|            | Owner Occupied      | 2,580    | 14,582    | 34,287    |
|            | Renter Occupied     | 3,069    | 7,914     | 14,131    |
|            | Vacant              | 238      | 899       | 2,000     |



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# Don't Miss This Opportunity!

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