

# FOR SALE | BAR & RESTAURANT OPPORTUNITY

700-704 Varick Street, Utica, New York



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## PROPERTY HIGHLIGHTS

Available Space: 9,048 ± SF

Parcel Size: .10 ± acres

Parking Spaces: Street

Sprinkler: No

Zoning: Neighborhood Commercial

Tax Parcel ID: 318.40-1-10

Sale Price: \$699,000.00

Taxes: \$6,225.00 ±

**Comments:** Partially remodeled and located in the Brewery District, is the former Parliament Night Club which offers an equipped first floor bar and restaurant, dance floor and kitchen. Basement with walk-in cooler and storage. Second and third floors offer apartment re-development opportunities.

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