

GALLERY

RESTAURANT/BAR | DOWNTOWN HATTIESBURG

128 E. FRONT STREET HATTIESBURG, MS 39401

> Greg Brett Advisor 601.264.4622 gbrett@svn.com

SVN | SOUTHGATE REALTY, LLC | 1700 S. 28TH AVENUE, SUITE C , HATTIESBURG, MS 39402

Property Summary



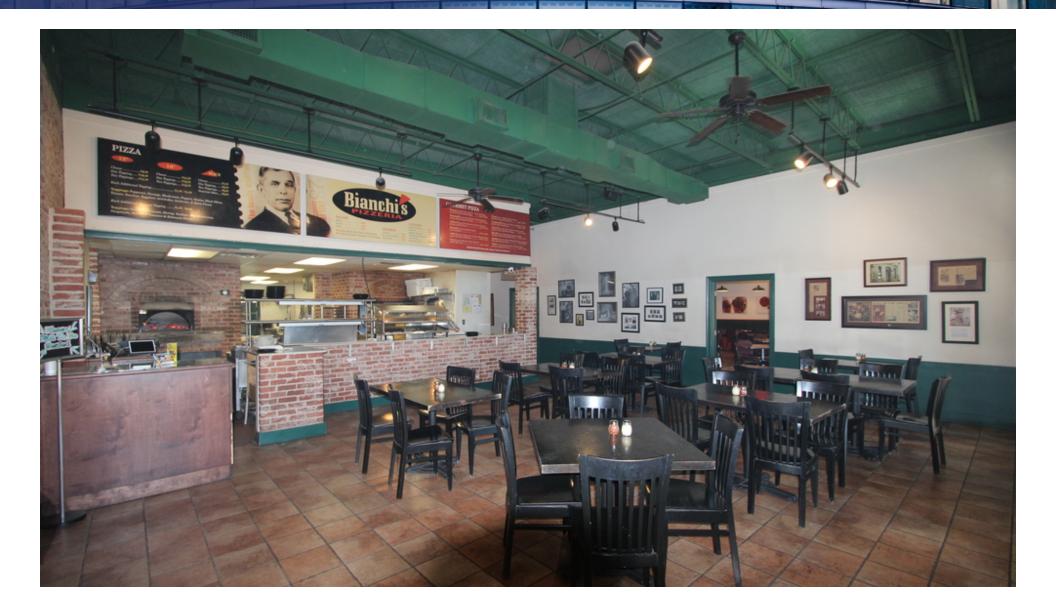
| OFFERING SUMMARY | | PROPERTY OVERVIEW |
|------------------|----------------|---|
| Lease Price: | \$4,500/mo NNN | The building is 1 story, brick veneer originally built in 1906, and currently houses a full-service restaurant with all equipment. Refurbished in 2007, the interior includes exposed brick walls, high ceilings, ceramic tile, Central Heat/Air, and florescent & track lighting. A full-service bar is tucked in the back of the building and can be entered from the restaurant or the alleyway. There is also a large, covered, and air-conditioned patio along Front Street. |
| Year Built: | 1906 | |
| | | PROPERTY HIGHLIGHTS |
| Building Size: | 5,292 SF | Fully Equipped Restaurant w/ wood-fired brick oven |
| | | Full-Service Bar |
| Renovated: | 2007 | Historic Downtown Building |
| | | Wonderful Covered Patio w/ AC! |
| Zoning: | B-4 | Ability To Split into Two Suites |

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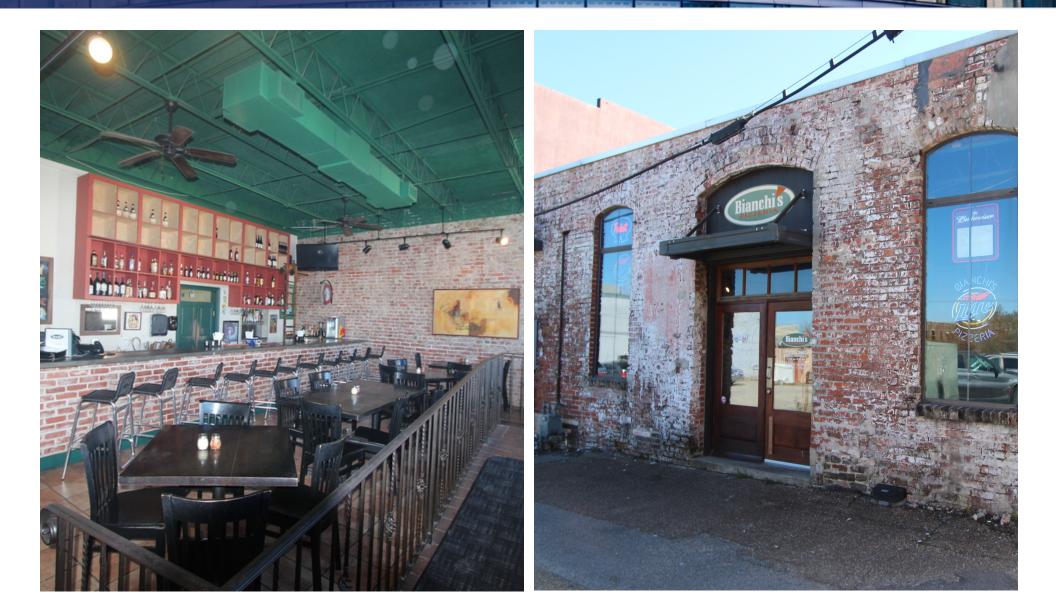
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Main Dining Room



Full Service Bar W/ Rear Entrance

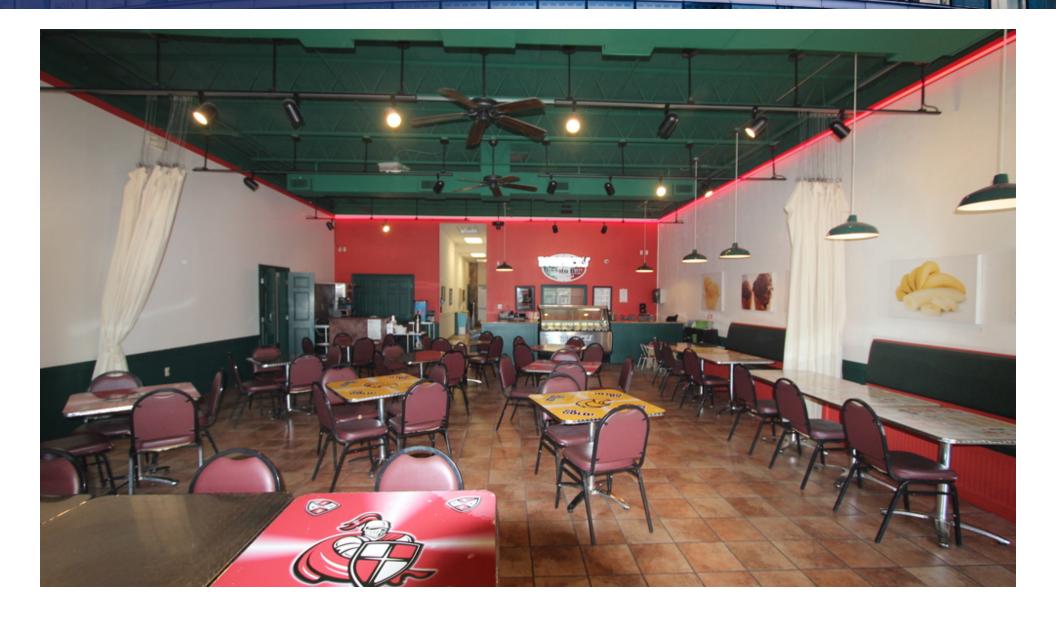


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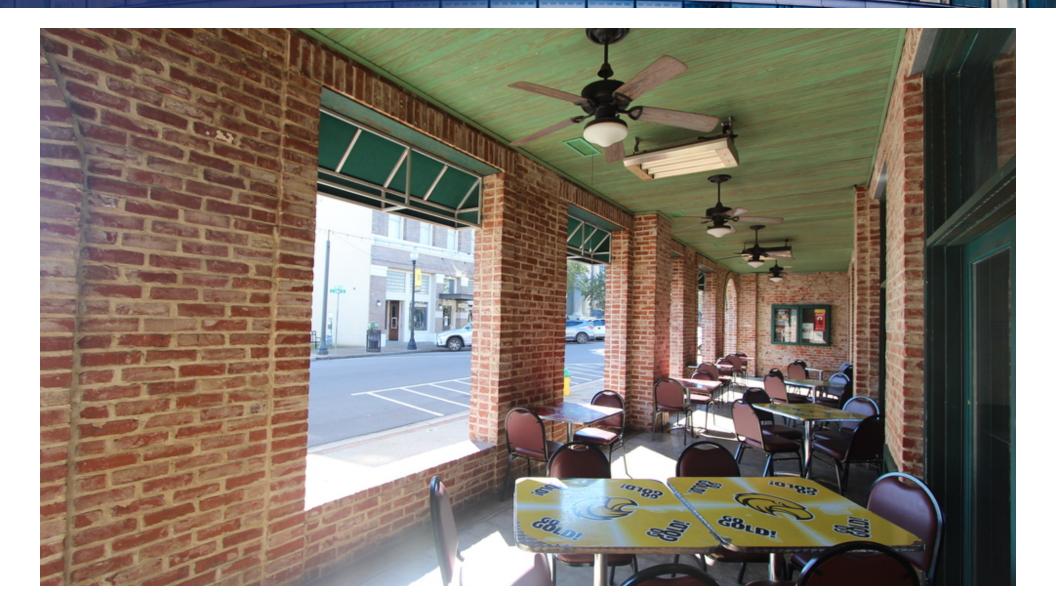
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Domenica's Gelato Bar/Meeting Room



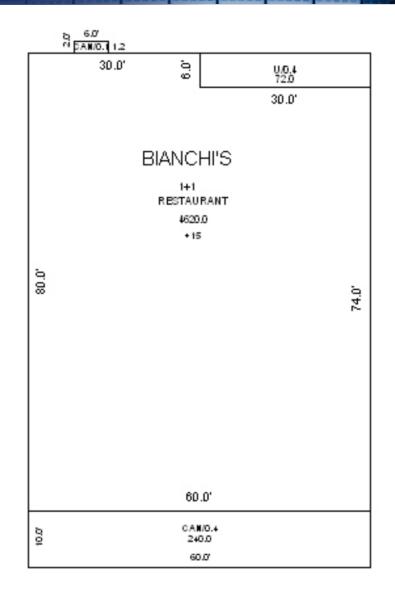
Covered Patio



Full Service Kitchen



Site Plan



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