

Restaurant Space For Lease

355 Fifth Ave. Pittsburgh PA



Restaurant Lease

This downtown location features a equipped kitchen with a permitted hood and Ansul system. The landlord will work with your kitchen designer for any necessary modifications. Up to two custom-built bars will be added on-site, each with hot and cold water lines and drain. Tenants benefit from high visibility with extensive exterior signage on Smithfield Street and outdoor seating, plus the opportunity to serve as the exclusive food provider for both the on-site bar and an adjacent bar accessible via the Common Area.

OPTION 1



Kitchen Lease

Lease commercial kitchen, ideal for food operators who want to focus solely on culinary operations. The landlord will complete all kitchen infrastructure, including a permitted hood and Ansul system, and collaborate with your kitchen designer for any necessary modifications. The dining room and bar areas will remain common spaces under landlord control, with the bar leased separately. As part of the lease, you'll also provide food service for two neighboring bars, offering built-in exposure and customer reach.

OPTION 2



Bar Lease

Customize your ideal bar setup with up to two framed-in bar spaces, built to your specifications in collaboration with the landlord. Each bar will be equipped with hot and cold water lines and drainage, ensuring a seamless setup for your beverage service.

OPTION 3

