

# TURNKEY RESTAURANT OPPORTUNITY



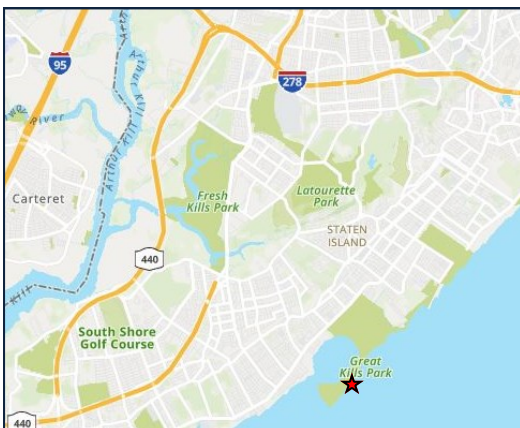
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US**

Moonbeam is looking to partner with a seasoned restaurant operator who possesses the experience and entrepreneurial skills to run a high-volume, seasonal restaurant at Great Kills Beach in Staten Island, New York.

Popular walk-up restaurant with beer and wine sales. Operator will be required to make the investment to purchase equipment and supplies and enter into a mutually beneficial management agreement.

## HIGHLIGHTS:

- Prominent waterfront eatery with patio seating area.
- Active coastal community with a vibrant tourist market.
- National Park Service property located on the south shore of Staten Island.
- Significant uncapped income potential.
- Great amenities and ample parking.



## GREAT KILLS DEMOGRAPHICS

Population	29,512
Median Age	43
Average Household Income	\$114,444
Median Home Value	\$542,700



**TURNKEY WALK-UP RESTAURANT**  
**PATIO SEATING, BEER & WINE SALES**  
 204 Buffalo St., Staten Island, NY 10306  
 Latitude: 0.5376934865, Longitude: -74.1296176459

