



## **Hamdan of Kalmon Dolgin Affiliates arranges 1,200 s/f lease for The Grain & The Vine in Williamsburg**

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According to Kalmon Dolgin and Neil Dolgin, co-presidents of Kalmon Dolgin Affiliates, Inc. (KDA), the firm has arranged a 1,200 s/f retail lease for The Grain & The Vine, a wine and spirits shop, at 190 Union Ave. in the Williamsburg neighborhood.

KDA broker Louie Hamdan represented the tenant, The Grain & The Vine, and the owner, Lindsay Park Housing Corp. The lease marks a new venture for The Grain & The Vine, which is opening its first location at 190 Union Ave.

The wine and spirits shop will occupy 1,200 s/f of ground-floor retail space at the two-story, 38,000 s/f mixed-use building, in the space formerly occupied by Brooklyn Body Works, which moved into a space on the building's second floor. KDA also arranged a 7,000 s/f lease for Brooklyn Harvest, a gourmet market, at the property in 2014. Other tenants at the building include Evil Olive pizza, Subway, and Brooklyn Body Works physical therapy, as well as a number of office tenants and apartments located on the second floor. 190 Union Ave. has parking for customers at the building.

Located between Broadway and Montrose Ave., the property's high pedestrian and vehicular traffic provides excellent visibility for the new wine and spirits shop and other tenants at the property. The exterior of the space also offers frontage on Union Ave. Convenient access is provided to Manhattan and Queens via the Brooklyn Queens Expressway and Williamsburg Bridge. The G, J and M subway lines are within walking distance of the space.

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