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ABS Partners Cooks Up Perfect Location For The New Sea Grill

Press Release brought to you by ABS Partners Real Estate, LLC

NEW YORK, N.Y. (November 26, 2012) ABS Partners Real Estate, LLC, one of New York City's foremost real estate services firms, announced today that the firm recently completed a lease for Sea Fire Grill, the newest venture of Benjamin Sinanaj and Benjamin Prelvukaj of the famed Benjamin Steakhouse restaurants.

The new seafood restaurant, slated to open this week, will occupy 3,450 square feet on the ground floor and 2,650 square feet on the lower level at 158 East 48th Street.

ABS Partners Managing Directors Dean Valentino and Mark Tergesen handled the assignment on behalf of both the Tenant and the Landlord.

"The use of this space by the previous tenant presented challenges," said Valentino. "Coupled with the fact that the market was overwhelmed by restaurant-ready space and the prospective tenant would have to be a visionary and that is exactly what Ben is."

The owners embarked on a year-long renovation process to transform the space formerly occupied by Chinese restaurant Chiam. To ensure the space aligned with Benjamin Sinanaj's vision for Sea Fire Grill many renovations were made including moving the kitchen into the large basement. Additionally, a number of unique finishing touches, from the use of sleek wood paneling to an elegant bar, were used to ensure that Sea Fire Grill delivered the experience patrons have come to expect from Benjamin Sinanaj's restaurants.

"Countless hours went into revitalizing this space," said Sinanaj. "It went through a complete metamorphosis to create a more warm, comfortable, and chic atmosphere where diners will enjoy themselves."

Having perfected the classic steakhouse, The Benjamin Steakhouse Restaurant Group has moved beyond beef to conquer the seafood market with The Sea Fire Grill. Open for lunch Monday through Friday, and dinner seven nights a week, The Sea Fire Grill lends the perfect balance to refined cuisine, chic décor, and impeccable service.

"We really wanted to branch beyond the traditional steakhouse theme," said Prelvukaj. "While steak is still on the menu at Sea Fire Grill, we created a contemporary seafood establishment that offers the highest quality local seafood, and focuses on the presentation of the fish itself."

