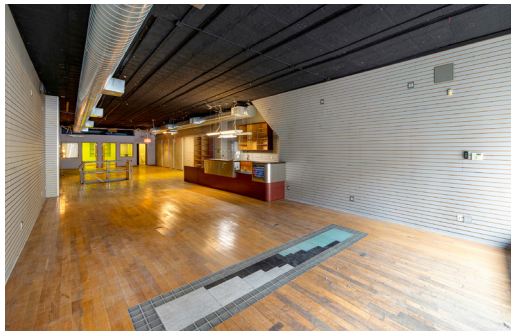




137 BOWERY LOWER EAST SIDE, NYC

Between Broome Street and Grand Street

APPROXIMATE SIZE	ASKING PRICE	FRONTAGE	TERM
2,500 SF + Full Basement	Upon Request	25 FT	Negotiable

TRANSPORTATION	POSSESSION	CEILING HEIGHT
B D J Z 6 N Q R M	Immediate	15 FT

HIGHLIGHTS:

- Newly available for the first time in 20 Years
- Prime Lower East Side/Nolita Location with heavy foot and driving traffic
- Blocks from O'Lampia Studio (155 Bowery), The Light House (162 Bowery) and Near Silence Please (132 Bowery)
- Located in Bowery lighting district, heavily walked design corridor. Gas in building, Easily Vented.

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bbiberaj@iprg.com

BRANDON EFAP
Senior Director
917.312.0291
befap@iprg.com

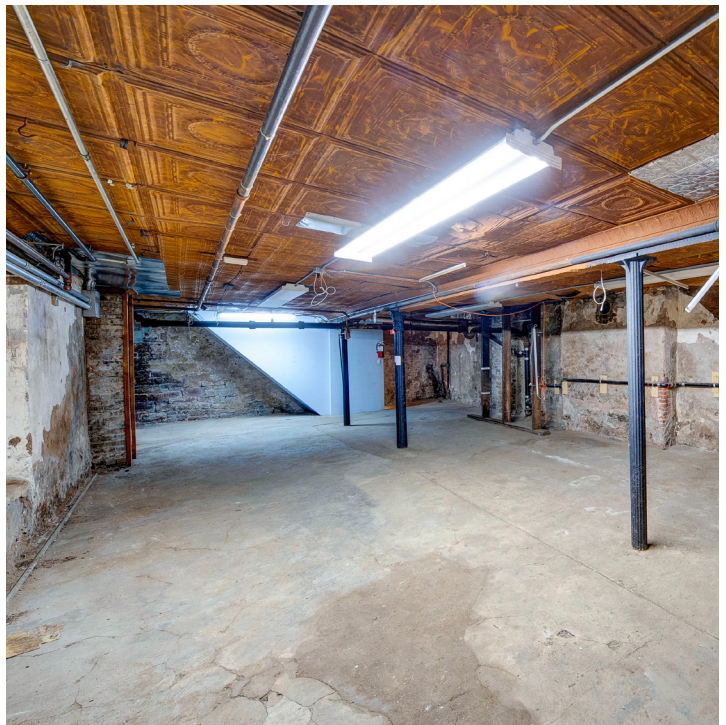
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INTERIOR PHOTOS



INTERIOR PHOTOS



NEIGHBORS



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