

2108

ADAM CLAYTON POWELL JR. BOULEVARD
HARLEM, NYC

NW Corner of Adam Clayton Powell Jr. Boulevard & West 126th Street



MERIDIAN
RETAIL LEASING

2108

ADAM CLAYTON POWELL JR. BOULEVARD HARLEM, NYC

NW Corner of Adam Clayton Powell Jr.
Boulevard & West 126th Street

OFFICE FOR LEASE

APPROXIMATE SIZE

Fifth Floor: 12,500 SF

ASKING RENT

\$35 PSF

POSSESSION

Immediate

TERM

Negotiable

COMMENTS

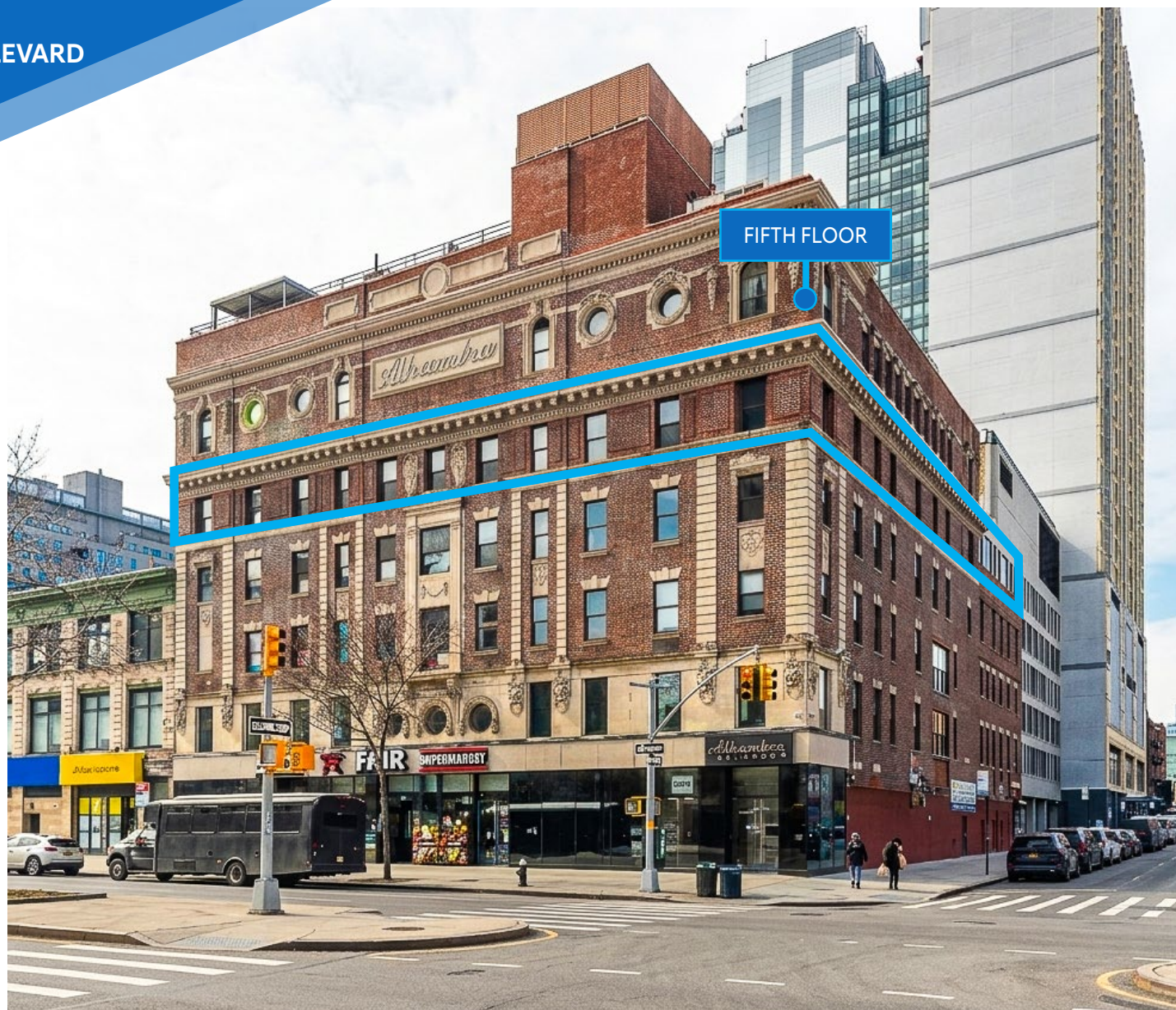
- Clean, rectangular floor plate maximizing efficiency
- Suitable for creative office, healthcare, education, or mission-driven users
- Landlord flexible on work letter / TI / free rent for qualified tenants
- Positioned along a prime Harlem corridor with strong neighborhood presence

NEIGHBORS

Chick Fil A • America's Kids • Planet Fitness • MAC • KFC • GAP • Foot Locker • Banana Republic • Old Navy • Chipotle • PC Richard & Son • AMC Theatres

TRANSPORTATION

B D A C



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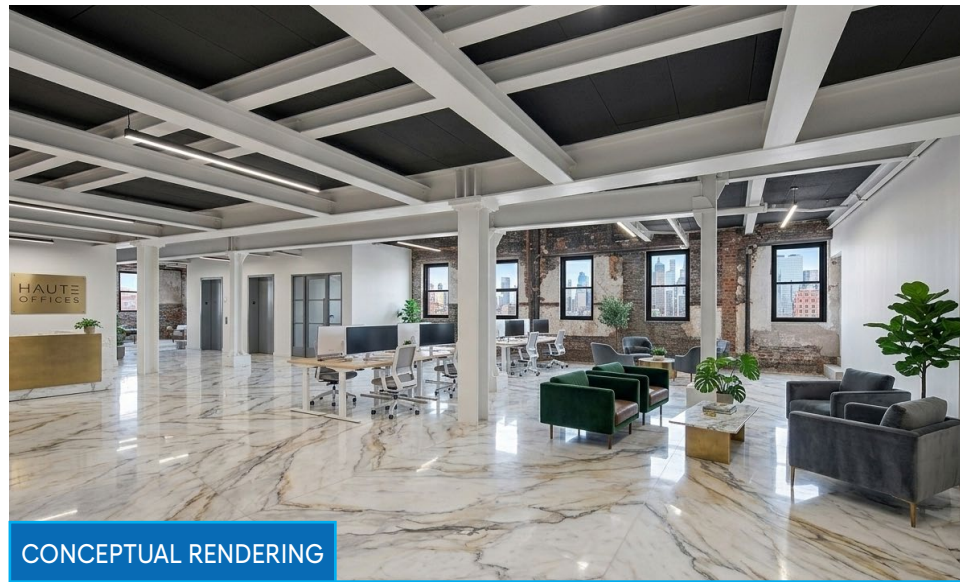
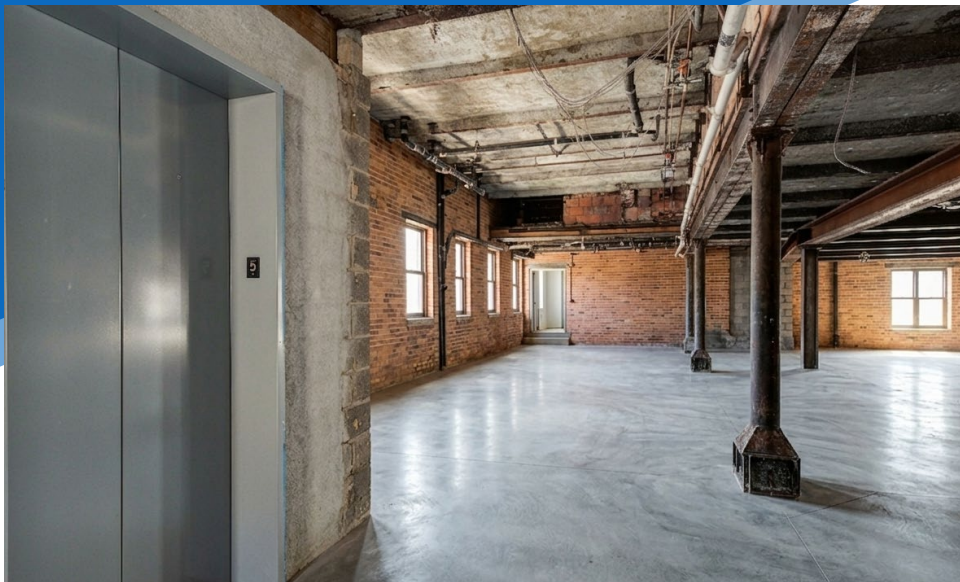


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CONCEPTUAL RENDERING



CONCEPTUAL RENDERING

INTERIOR

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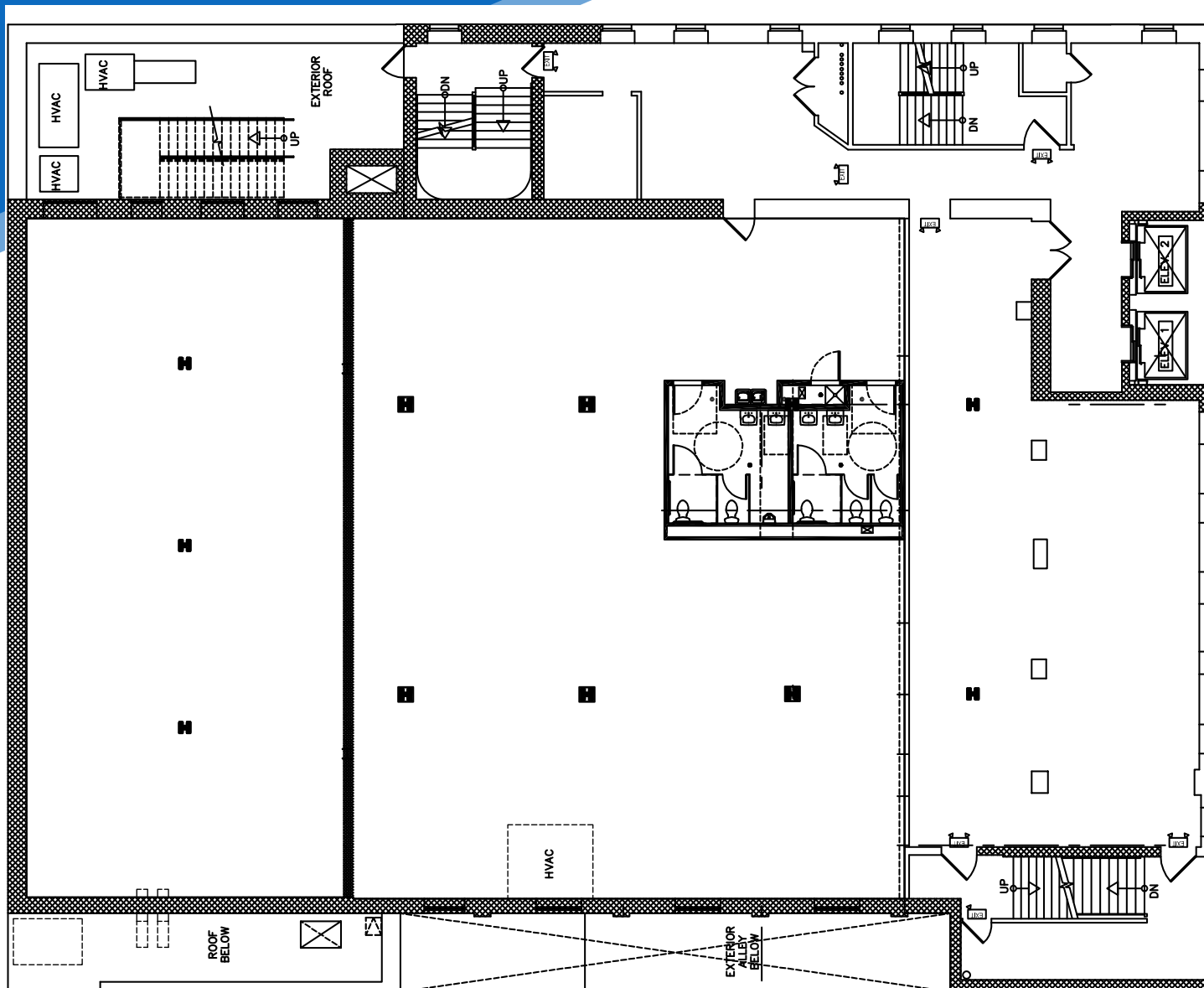
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FLOOR PLAN



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OFFICE FOR LEASE

NEIGHBORS

ST NICHOLAS AVENUE

MANHATTAN AVENUE

FREDERICK DOUGLASS BLVD

ADAM CLAYTON POWELL JR BLVD

W 127TH STREET

W 126TH STREET

W 125TH STREET

W 124TH STREET

W 123RD STREET

Barry's Good Job Hair Braiding

Gourmet and Deli
V and Nini nails

Unity
FURNITURE & HOME

2chairsnaturalhair

Phenix
SALON SUITES

2108
ADAM CLAYTON
POWELL JR.
BOULEVARD

Manna's

SEAFOOD

Capital One

CHOPIN

PC RICHARD & SON

blink

True Value Discount

LA MAISON ARTISAN
NEW YORK

Amsterdam News

RiteCheck

THE VICTORIA

RENAISSANCE
HOTELS

PORTABELLA

BANK OF AMERICA

citi

boost
mobile

BANANA REPUBLIC

BALLERS

GNC
LIVE WELL

FedEx

KFC

Adam Clayton Powell Jr State Office
Building

SEPHORA

CVS
pharmacy

Staples

TRADER JOE'S

Marshalls

CVS
pharmacy

Rainbow

OLD NAVY

Starbucks

native
harlem

AMC
THEATRES

MCU
MULTIMEDIA CENTER

NYSC

ñokka

Foot Locker

GAP

ALDO

JD

movement

Chick-fil-A

AMERICA'S KIDS

CHAMPS

MAC

The United House of Prayer for All
People

UNITED
CHURCH

Spectrum

TOURO COLLEGE
OF OSTEOPATHIC MEDICINE

Hotel Theresa
New York Gourmet Deli

metro
by T-Mobile

verizon

McDonald's

Carib's

VICTORIA'S
SECRET

Bath & Body Works

Burlington

Big Apple
MINI STORAGE

HARLEM UNITED

TD Bank

aloft
HOTELS

LARRY WALSH STUDIOS

SUGAR MONK

New Tops African Hair Braiding
Center

Sali Hair Braiding

FAB GOURMET

Braids by falu

Muse Arts

Harlem Sweet Treats

Mount
Sinai

HARLEM SHAKE

Harlem WINE GALLERY

Asian Fusion

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