

2118

THIRD AVENUE
EAST HARLEM, NYC

Between East 115th & 116th Streets

RETAIL FOR LEASE

APPROXIMATE SIZE

2,200 SF + Full Basement

ASKING RENT

~~\$9,500/Month~~ Reduced
\$8,000/Month

POSSESSION

Immediate

TERM

Negotiable

FRONTAGE

20 FT

COMMENTS

- Open layout ideal for a wide range of uses
- Surrounded by strong mix of neighborhood and national tenants
- Strong 7-day foot traffic and in close proximity to subway lines and major bus hubs
- Landlord open to venting the space for qualified restaurant operators

NEIGHBORS

Capri Bakery • Eddie's Deli • Wendy's •
Hot Jalapeno • Fine Food Cuisine • Taco
Bell • Chipotle • Cappy Tres Leches Cake •
McDonald's • La Bella Beauty Supply

TRANSPORTATION

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NOAM AZIZ

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CONCEPTUAL RENDERING



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All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

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INTERIOR

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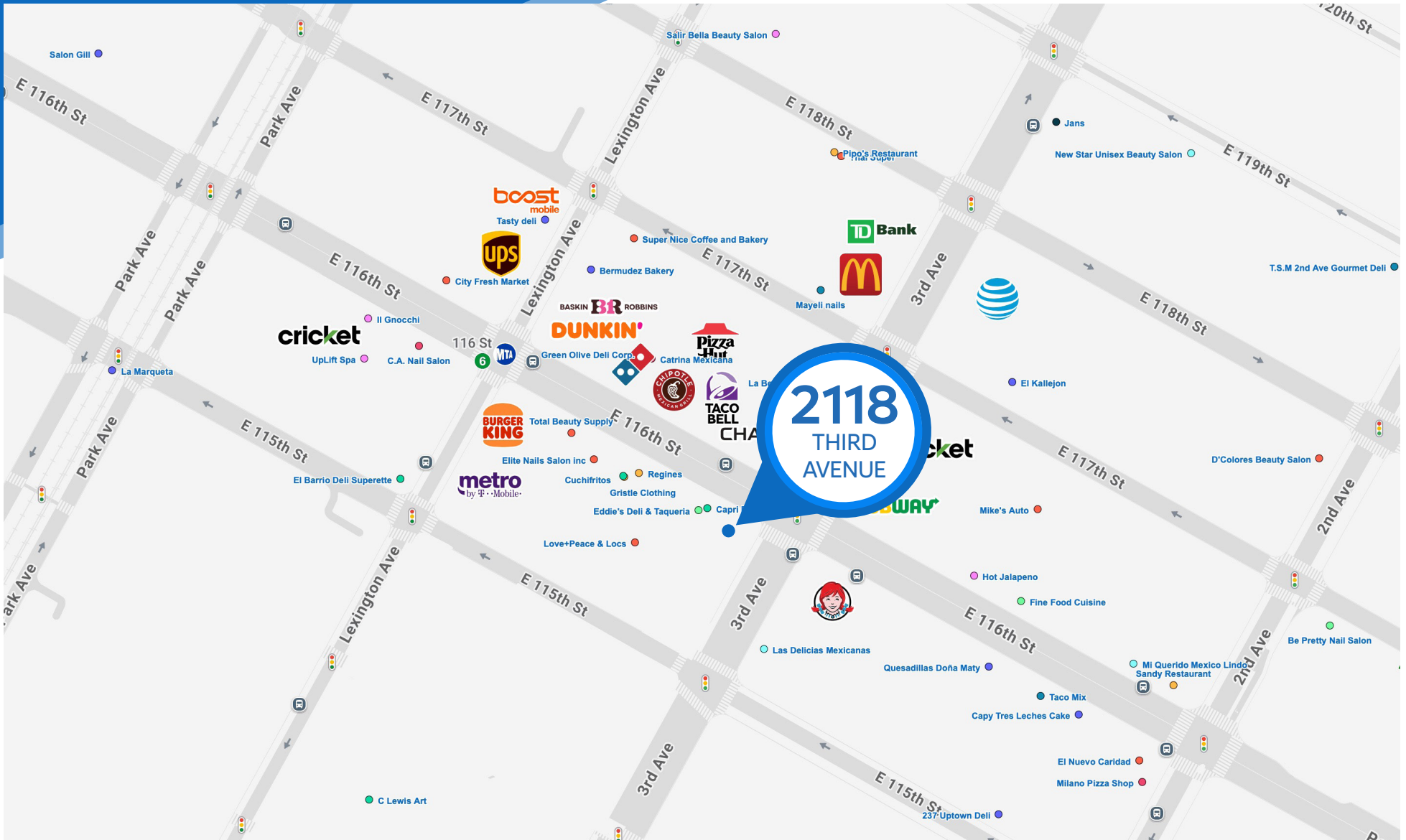
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