246
EAST 23RD STREET
GRAMERCY, NYC

Between Second & Third Avenues

RETAIL/RESTAURANT FOR LEASE



PROPERTY INFORMATION

APPROXIMATE SIZE
2,200 SF + Full Basement

ASKING RENT
~~$18,500/Month~~ Reduced
$16,500/Month

POSSESSION
Arranged

TERM
Negotiable

FRONTAGE
20 FT

COMMENTS
- Turn-key restaurant opportunity previously "Taco Bell"
- Fully vented with gas and hood
- No key money
- Steady 24/7 foot traffic along East 23rd Street
- Dense residential, student, and professional population

NEIGHBORS
Orion Diner & Grill • Clara's Gramercy • Club Pilates • The UPS Store • Ralph's Famous Italian Ices • The Oasis Cafe • Green Castle Deli & Juice Bar • Mondo Sushi • Paddy Maguire's Ale House • Barfly Pete's Tavern

TRANSPORTATION
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NOAM AZIZ
Managing Director
212.468.5984
naziz@meridiancapital.com

CARSON SHAHRABANI
Senior Associate
212.468.5927
cshahrabani@meridiancapital.com

DANIEL ZACAIM
Associate
212.468.5910
dzacaim@meridiancapital.com

MERIDIAN RETAIL LEASING

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INTERIOR









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