554 WEST 181ST STREET

BETWEEN AMSTERDAM & AUDUBON AVENUES | WASHINGTON HEIGHTS



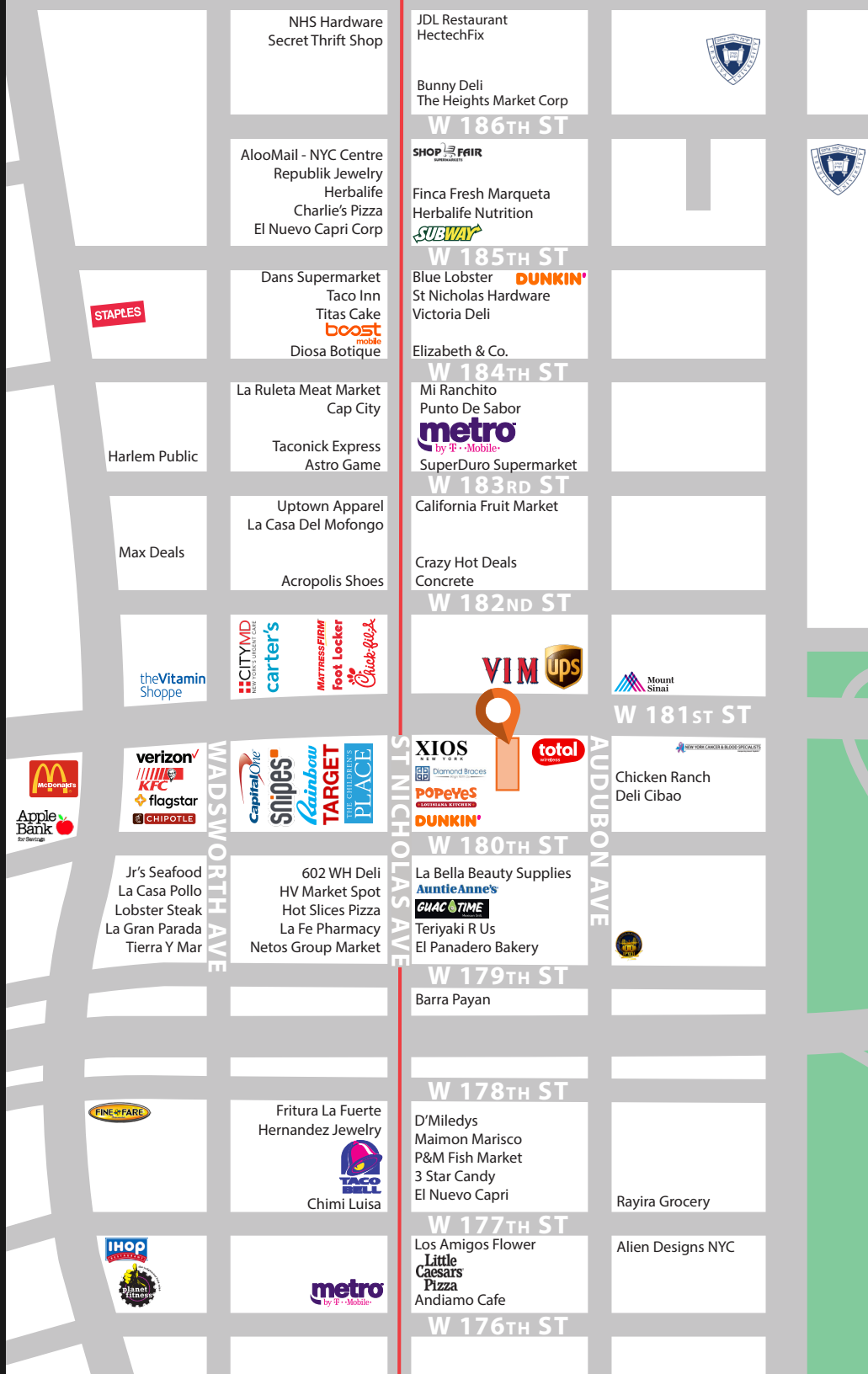
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PROPERTY HIGHLIGHTS:

- All spaces can be combined
- Landlord work and tenant improvement allowance available for qualified tenants
- Directly in front of multiple bus lines
- Neighboring tenants include: *Target, Chick-fil-A, Foot Locker, VIM, Carter's, Rainbow Shops, The Children's Place, Chipotle, McDonald's, Dunkin', KFC, Popeyes, Verizon, Capital One, Chase Bank, CityMD, Diamond Braces, & many more!*

SPACE A:	550 SF Ground Floor
SPACE B:	553 SF Ground Floor
SPACE C:	976 SF Ground Floor
FRONTAGE:	A: 10′ | B: 10′ | C: 10′
ASKING RENT:	Upon Request
POSSESSION:	A: Immediate | B & C: 30-60 days
TRANSPORTATION:	1 A Bx3 BX11 Bx13 Bx35



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SPACE A:

SPACE A HIGHLIGHTS

- Vanilla box with a bathroom in the back
- Nice hardwood floors
- Great signage opportunity and street visibility
- Ideal for wellness, service retail, or a small food user







SIZE	FRONTAGE	POSSESSION	ASKING RENT
550 SF	10'	Immediate	Upon Request

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SPACE B:

SPACE B HIGHLIGHTS

- Turnkey restaurant with modern finishes
- Marble-look tile walls and pendant lighting
- Full kitchen with hood in the back
- Two bathrooms in the back







SIZE	FRONTAGE	POSSESSION	ASKING RENT
553 SF	10'	30-60 Days	Upon Request

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SPACE C:

SPACE C HIGHLIGHTS

- Great fit for a café, wellness studio, salon, or medical office
- Billboard signage available
- Hardwood floors







SIZE	FRONTAGE	POSSESSION	ASKING RENT
976 SF	10'	30-60 Days	Upon Request

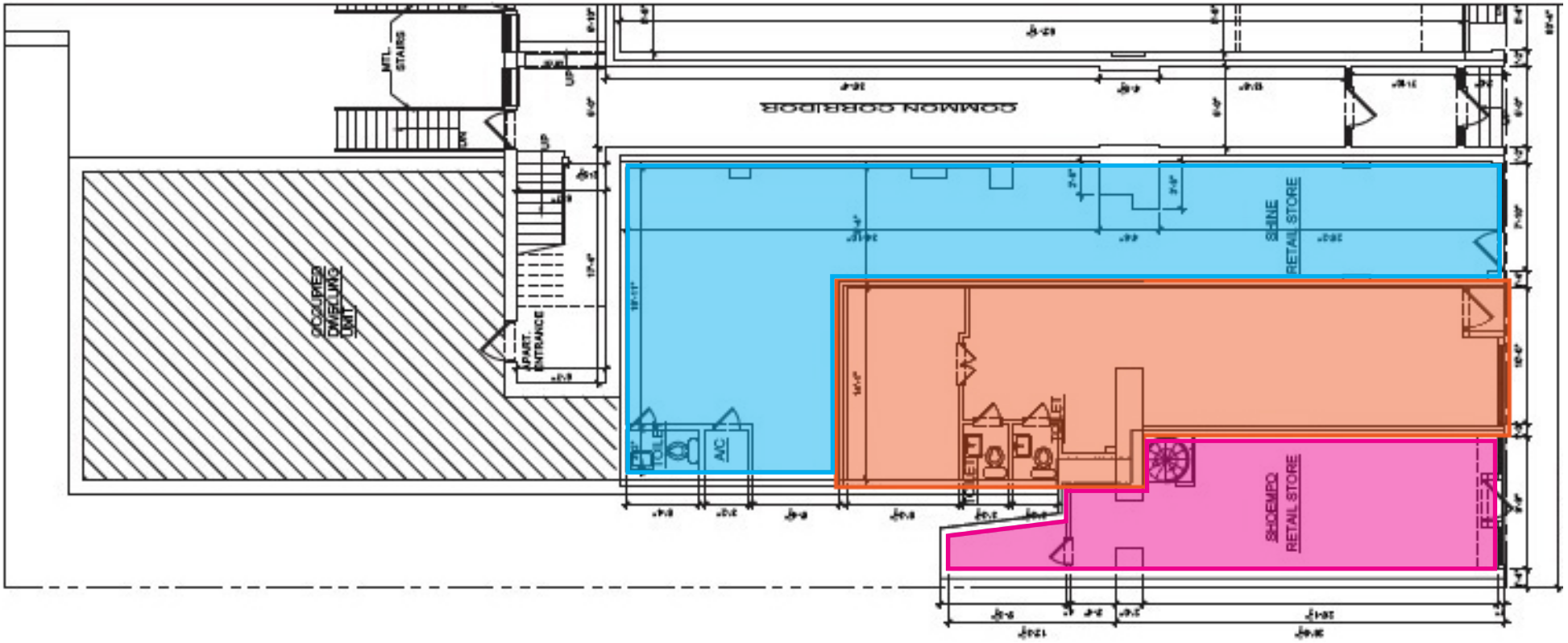
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FLOOR PLANS:

- SPACE A - 550 SF
- SPACE B - 553 SF
- SPACE C - 976 SF



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