TAHARI
REALTY

219 EAST 23RD STREET | RETAIL SPACES FOR LEASE
WEST & EAST STORES



BETWEEN SECOUND & THIRD AVENUES, GRAMERCY, NY

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OVERVIEW FOR BOTH STORES

A rare turnkey restaurant opportunity in one of Manhattan's most habit driven, high loyalty neighborhoods.

Gramercy customers don't "visit" the neighborhood — they live inside it. This block captures a true mix of daytime density and repeat evening residential spend — hospital systems, education clusters, office, tech and luxury multi-family all sit within a hyper tight radius. Operators here get long tail repeat, not transient tourist spike. This is a neighborhood of regulars — where the right concept becomes their place.

OPERATOR FIT

Ideal for chef driven restaurant, craft beverage program, intimate tasting room, high quality cafe / bakery, elevated fast casual, wine / cocktail forward bar, or specialty category F&B. Reaional + national tenants welcome — but space favors founder led authenticitv.

HIGHLIGHTS FOR BOTH STORES

- Approx. 1,000 SF Ground Floor
- Approx. 500 SF Usable Basement
- Approx. 500 SF Private Backyard
- 12 FT Frontage
- Immediate Possession
- Asking Rent: Upon Request
- Term Negotiable
- Vented former restaurant with full kitchen infrastructure in place
- HVAC + grease trap installed
- Walk-in boxes in basement
- Fast path to operate vs raw conversion

ABOUT THE NEIGHBORHOOD

Located in the heart of Gramercy, 219 East 23rd Street sits in a high income, culturally aware neighborhood with strong brand loyalty and a preference for quality, independent concepts. The area combines a prime East Side corridor with an intimate neighborhood feel, creating consistent demand for dining and retail. It's an ideal location for a concept to become part of residents' everyday lives—not just a place they discover.



TRANSPORTATION

Transit/Subway	**Walk**	**Distance**
23 Street (4,6 Line)	05 mins	0.3 mi
23 Street	08 mins	0.4 mi
28 Street (4,6 Line)	09 mins	0.5 mi
3 Avenue	10 mins	0.5 mi
14 St-Union Sq	13 mins	0.7 mi
Commuter Rail	**Drive**	**Distance**
23rd Street	**(Walk)** 12 mins	0.7 mi
14th Street	**(Walk)** 20 mins	1.1 mi
33rd Street	04 mins	1.1 mi
New York Penn Station	04 mins	1.3 mi
9th Street	04 mins	1.3 mi
Airport	**Drive**	**Distance**
LaGuardia	18 mins	8.9 mi
Newark Liberty International	23 mins	15.5 mi

WALK SCORE **100%**

TRANSIT SCORE **100%**

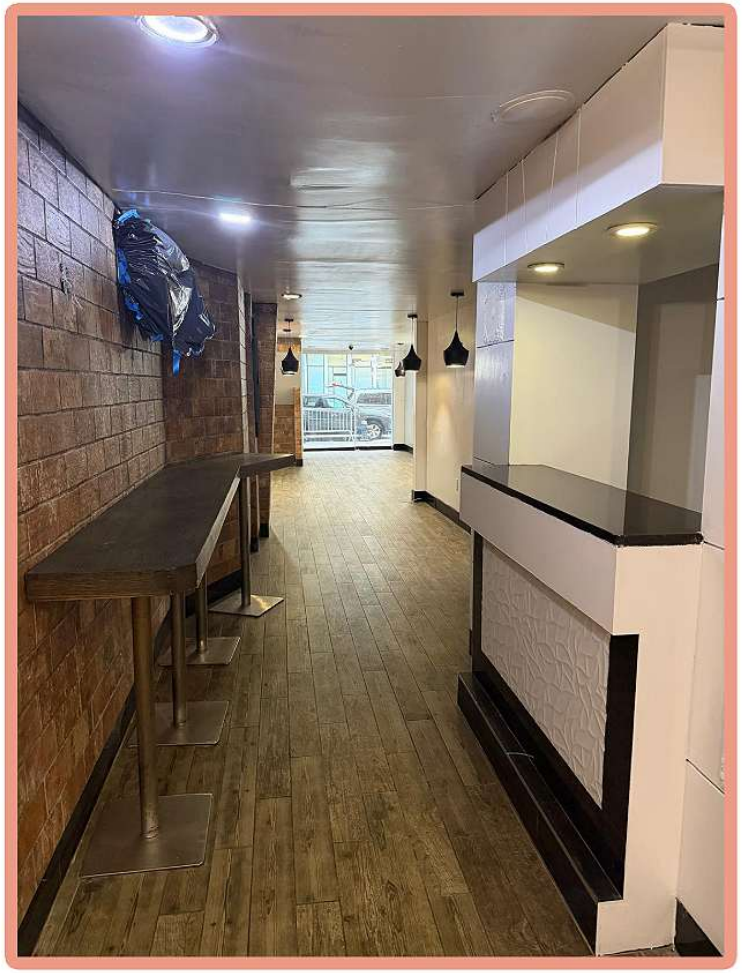
BIKE SCORE **90%**

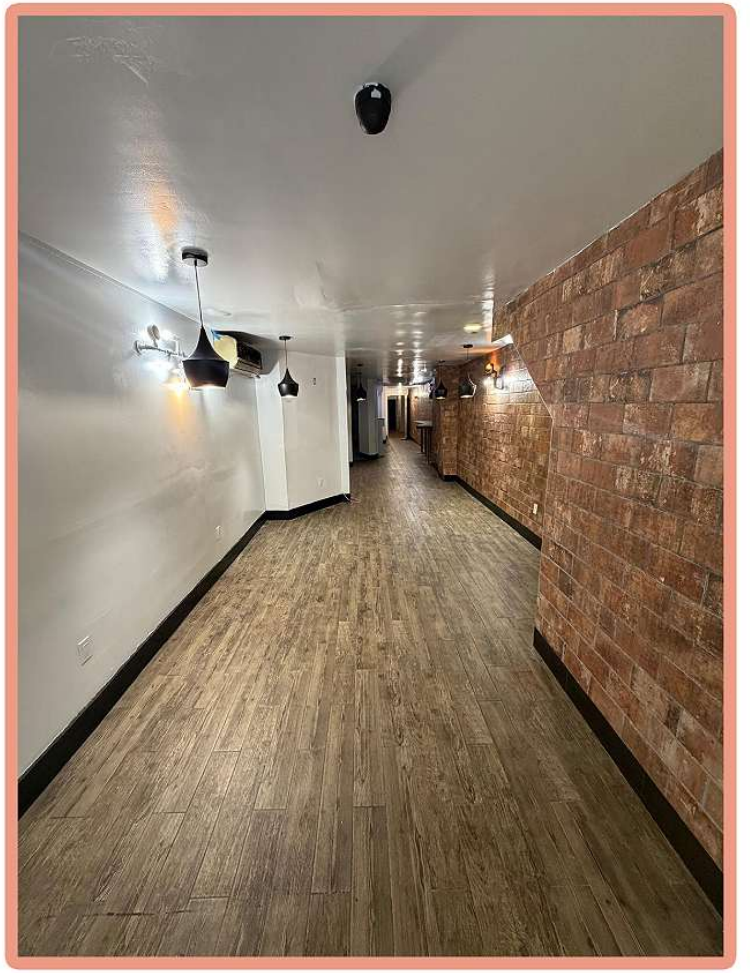
*Apartments.com

RETAIL MAP


ARENA
BLUESTONE LANE
Fidelity
citi bike
ELEVEN MADISON PARK
LITTLE BEET
Milu
FedEx
CAVA
SPRINGHILL SUITES
Baruch COLLEGE
The City University of New York
333 Wine Heaven
Mughlai Indian Cuisine
Spread/Coal
okdermo
beauty, health & skincare
COMEDY CLUB
E 24TH STREET
MET LIFE TOWER
HUNGRY HOUSE
Taste Restaurant
Planet Green
BLANK STREET
just salad
PARIS BAGUETTE
BANK OF AMERICA
GEORGIA ROOM
Citizens
SVA NYC
BAKED
ROMA PIZZA
Derik's Open Flame
st 24th Street Pizza
219 WEST 23RD STREET
E 23RD STREET
CRAFTERS
FedEx
ZUCKER'S
TACO BELL
NAYA
HUNTER
CVS pharmacy
PARK AVENUE S
verizon
COHEN'S Fashion Optical
The FRIENDS Experience
Wendy's
SCHOOL OF FUTURE
DOM
HAWKSMOOR
LEXINGTON AVENUE S
The Green Room
Baruch COLLEGE
VINTAGE THRIFT
CRAFT + CARRY
Tutto Mia PIZZA RESTAURANT
YAYA TEA
THIRD AVENUE
Pick A Bagel
Seven Sins
Public Library
TACO BELL
Cosmos Restaurant
ups
MOLLY'S
China King
CLUB PILATES
SECOND AVENUE
Jua
HR energy
NANA THAI STREET
COSME
tend
CubeSmart self storage
Novità
Quest Diagnostics
Chapel Bar
GRAMERCY PARK DERMATOLOGY
Canal Bar
think coffee
GRAMERCY ALE HOUSE
Messiah's REFORMED FELLOWSHIP
ROLF'S German Restaurant
THE EPIPHANY SCHOOL
Fashion Laundry
Gramercy Bark
A Plus Jenny Dry Clean
ROYAL ORTHODONTICS
E 21ST STREET
LYSÉE
Chica
THE DON
E 20TH STREET
BRAVO PIZZA
PRONTO
GRAMERCY PARK N
karen KARCH
PLUG-UGLIES
GRAMERCY RAGGAS
GRAMERCY
NYPD
Julia Smith
LUNETTA PIZZA & RESTAURANT
GRAMERCY TAVERN
BARBOUNIA
a mediterranean affair
L'EXPRESS


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9 EAST 23
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929-441-3250
OPEN
A
BEST










EXIT

219 EAST 23RD STREET

FOR MORE DETAILS CONTACT US

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