

244

TENTH AVENUE
CHELSEA, NYC

Between West 24th & 25th Streets

RESTAURANT/RETAIL FOR LEASE



APPROXIMATE SIZE

1,000 SF + Basement

ASKING RENT

\$14,000/Month

POSSESSION

Immediate

TERM

5-10 Years

FRONTAGE

15 FT

COMMENTS

- Second generation deli
- Vent and hood in place, previous tenant utilized electric cooking with high amperage
- Gas line available
- Ideal for take-out QSR concept
- Conveniently located near the 1,700-unit "London Terrace Towers"
- Steps from 23rd Street Highline entrance

NEIGHBORS

The Highline • The Mermaid Inn • Bottino • Luv AJ • Gristedes • Comme Des Garçons • Chelsea Piers • Citizens of Chelsea • Glasshouse • Stella McCartney

TRANSPORTATION

A C E

M11 M12 M23

JAMES FAMULARO

President

NOAM AZIZ

Director
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DAVID SIMHON

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MERIDIAN
RETAIL LEASING

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.



INTERIOR

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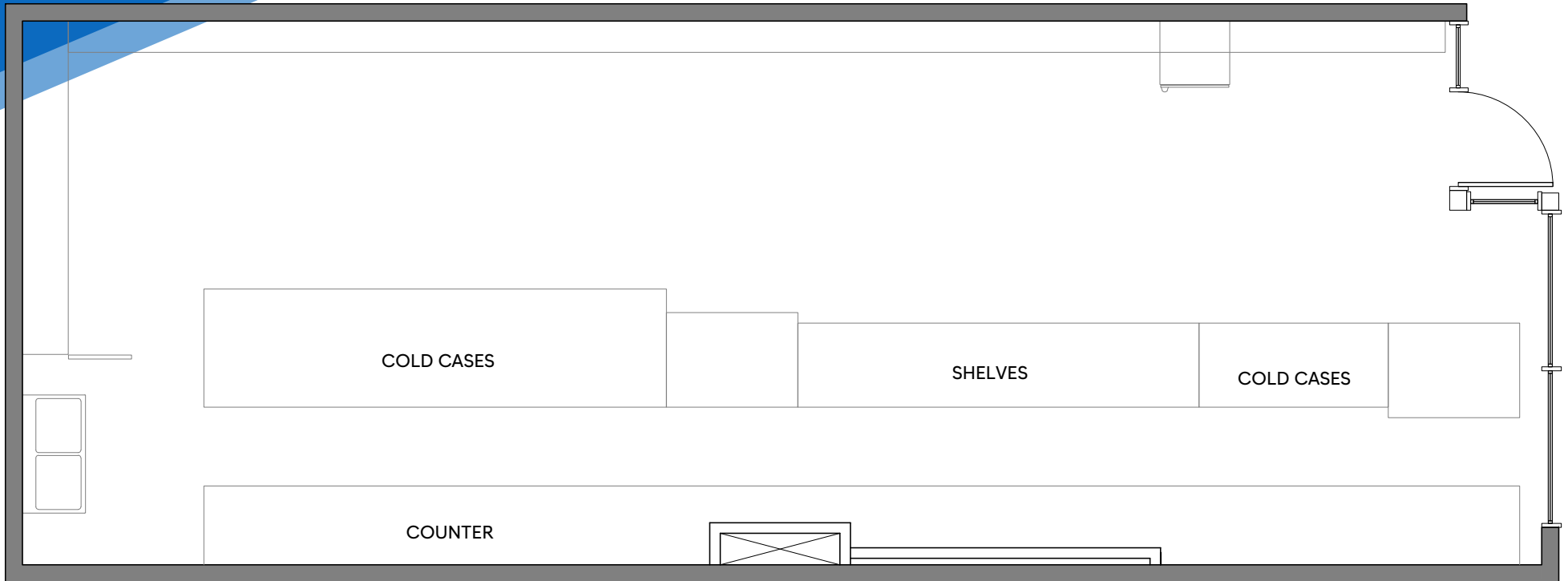
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FLOOR PLAN



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NEIGHBORS

W 25TH STREET

W 24TH STREET

W 23RD STREET

W 22ND STREET

W 21ST STREET

W 20TH STREET

BLUESTONE LANE

CHELSEA PIERS

THE GLASSHOUSE DOOSAN ART CENTER paul kolker wework CITIZENS

PACE noho M55 gallery LEHMAN MAUPIN

STELLA McCARTNEY Gagosian LUHRING AUGUSTINE GLADSTONE GALLERY

CHOP—SHOP SUBWAY BOTTINO maison KINTARO THE CHelsea HOUSE Empire Deli CUKIN' Avocado oil Grand Sichuan

CWALIER GALLERIES CASSINA P MARCEY BROWNSTEIN CATERING & EVENTS Chelsea Inn X Crossing Art LUV AJ ROMEO & JULIET

FABRICIO ORIZONDE skin care Gristedes London Terrace Liquor Convenience Travel

U-HAUL HUNGRY GHOST COFFEE CVS pharmacy Vortex Theater Company DC MOORE GALLERY SILAS SEANDEL Dia: MILES McENERY GALLERY JOANNE ARTMAN GALLERY

NEW YORK BURGER CO. Garber Hardware A Garden in Chelsea CHELSEA FRAMES

citibike FONDA COMIDA MEXICANA GRAINNE CAFE

YVON LAMBERT GLADSTONE GALLERY DAVID KORDANSKY GALLERY Garth Greenan Gallery JACK SHAINMAN GALLERY

URBAN ANGLICAN CONTEXTUAL BENEDICTINE THE HIGH LINE HOTEL Mojo Sa Borgamele

COOKSHOP POSTMASTERS VITO SCHNABEL

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