



# 163 EIGHTH AVE

NEW YORK, NY

Offering Memorandum

**PRIME CHELSEA RETAIL SPACE  
FOR LEASE**

# SERHANT.

EXCLUSIVE AGENTS:

**Dominique Florio**  
Licensed Real Estate  
Associate Broker  
dominique@serhant.com  
(516) 509-5476

**Blair Richardson**  
Licensed Real Estate  
Salesperson  
brichardson@serhant.com  
(917) 417-2438



## EXECUTIVE SUMMARY

Located in the heart of Chelsea, 163 Eighth Avenue offers 1,478 square feet of highly visible retail frontage along with a 1,478 SqFt basement in one of Manhattan's most dynamic and trafficked neighborhoods. Positioned on the east side of Eighth Avenue between West 18th and 19th Streets, the space benefits from exceptional foot traffic, strong co-tenancy, and proximity to key landmarks including the High Line, Google HQ, Chelsea Market, and multiple subway lines. The layout is efficient and adaptable, ideal for a variety of retail uses. The space is vented and features gas hookups, making it well-suited for food and beverage concepts. Surrounded by a blend of luxury residential buildings and top-tier restaurants, the location captures both daytime and evening crowds.

### Highlights:

- 1,478 SF ground floor retail with 1,478 SF basement
- Prime Chelsea location with heavy foot and vehicular traffic
- Vented with gas hookups – ideal for F&B users
- Close proximity to major retailers, restaurants, and cultural institutions
- Strong street presence
- Excellent access to transportation, including the A/C/E and L subway lines

Bring your concept to one of NYC's most established and evolving retail corridors.

## EXCLUSIVE AGENTS

### Dominique Florio

Licensed Real Estate  
Associate Broker  
dominique@serhant.com  
(516) 509-5476

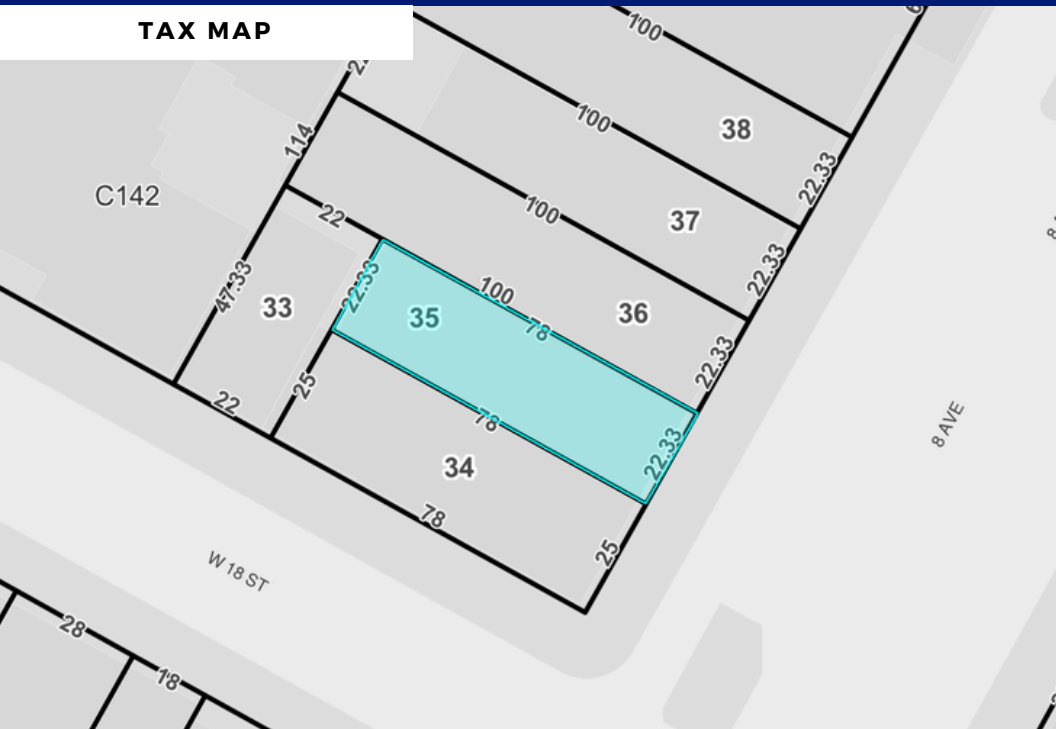
### Blair Richardson

Licensed Real Estate  
Salesperson  
brichardson@serhant.com  
(917) 417-2438



**SERHANT.**

## TAX MAP



163  
EIGHTH AVE  
NEW YORK, NY

**ASKING \$18,000**

## PROPERTY INFORMATION

ADDRESS:	163 Eighth Avenue, New York, NY
NEIGHBORHOOD:	Chelsea
BLOCK & LOT	742-35
TOTAL SF:	1,478 SF
TYPE:	Ground Floor Retail

## NEARBY TRANSPORTATION



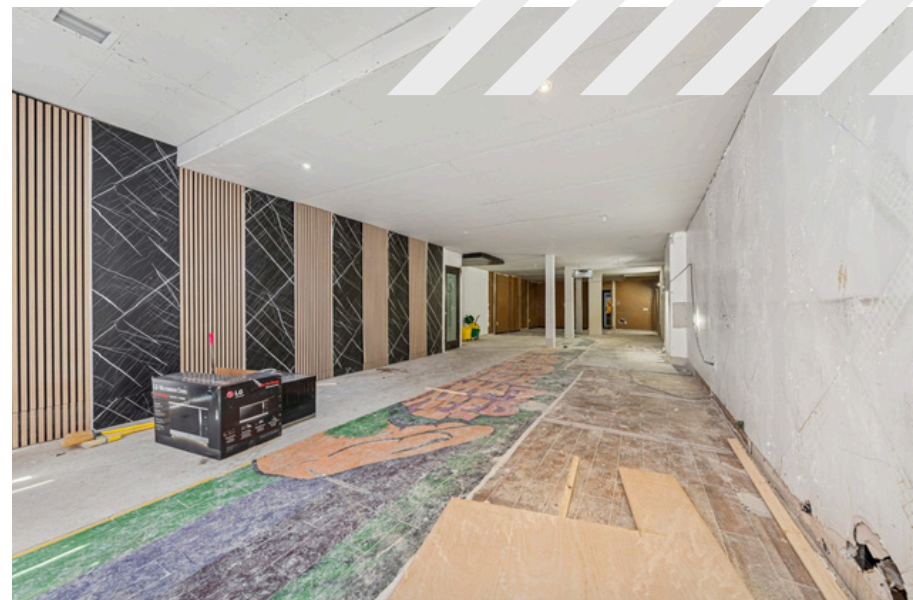
## EXCLUSIVE AGENTS

**Dominique Florio**  
Licensed Real Estate  
Associate Broker  
dominique@serhant.com  
(516) 509-5476

**Blair Richardson**  
Licensed Real Estate  
Salesperson  
brichardson@serhant.com  
(917) 417-2438



## EXTERIOR PHOTOS



**Dominique Florio**  
 Licensed Real Estate  
 Associate Broker  
[dominique@serhant.com](mailto:dominique@serhant.com)  
 (516) 509-5476

**Blair Richardson**  
 Licensed Real Estate  
 Salesperson  
[brichardson@serhant.com](mailto:brichardson@serhant.com)  
 (917) 417-2438

**FLORIO**  
 NEW YORK

**SERHANT.**

SERHANT, LLC is a licensed real estate broker and abides by Equal Housing Opportunity laws. All material presented herein is intended for informational purposes only. Information is compiled from sources deemed reliable but is subject to errors, omissions, changes in price, condition, sale, or withdrawal without notice. No statement is made as to the accuracy of any description. All measurements and square footages are approximate. This is not intended to solicit property already listed. Nothing herein shall be construed as legal, accounting or other professional advice outside the realm of real estate brokerage.



# 163 EIGHTH AVE

NEW YORK, NY

**For More Info Contact Exclusive Agents:**



**DOMINIQUE FLORIO**  
Licensed Real Estate  
Associate Broker  
dominique@serhant.com  
(516) 509-5476



**BLAIR RICHARDSON**  
Licensed Real Estate  
Salesperson  
brichardson@serhant.com  
(917) 417-2438

# SERHANT.