

## Prime Retail/Off/Showroom Space for Lease

**N/E/C 3<sup>rd</sup> Ave.  
201 E. 56<sup>th</sup> Street  
New York, NY 10022**

**SPACE:** Mezz. 1,700 SF, 45+ Ft. Front, with stairs & elevator

**RENTAL:** **\$7,510/Mo.**

**POSSESSION:** Immediate **TERM:** 5-10 Yrs.

**COMMENTS:** 63,303 Residents within 1/2 mil.  
2M Annual subway riders at the nearby 4, 5, 6, N, R, W trains station.

**NEIGHBORS:** Duane Reade, JPM Chase, P.J. Clarke's, Whole Foods, Jersey Mike's, Design Within Reach, BoConcept, Bloomingdale's, Urban Outfitters, Starbucks, Bumble and Bumble, The D & D Building, **in the Design District**, Et al.

**For further details on this property contact Exclusive Agent:**

**BARRY FIELDS**

212-994-3203

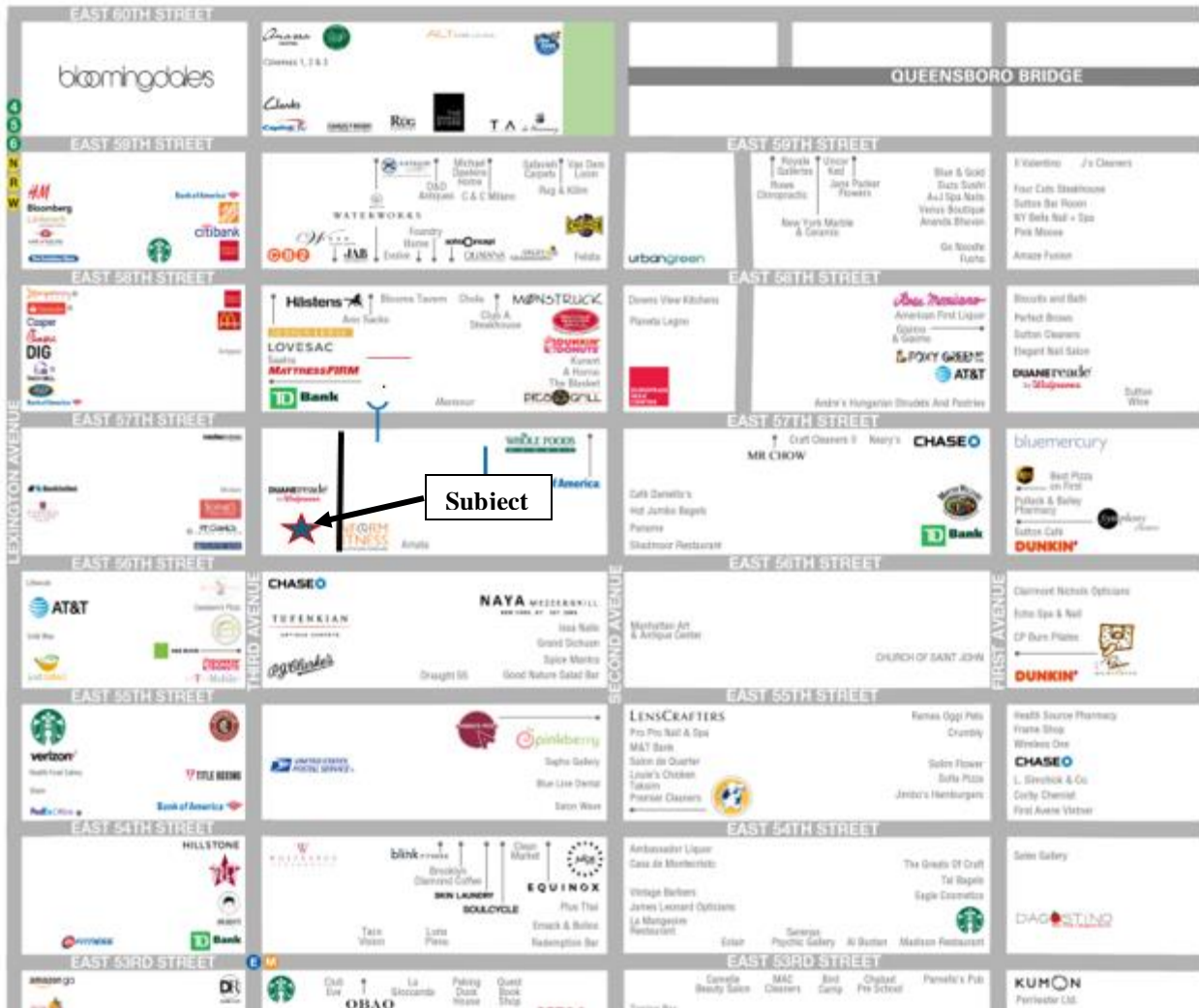
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**Buyer or Tenant must verify the information and bears all risk.**

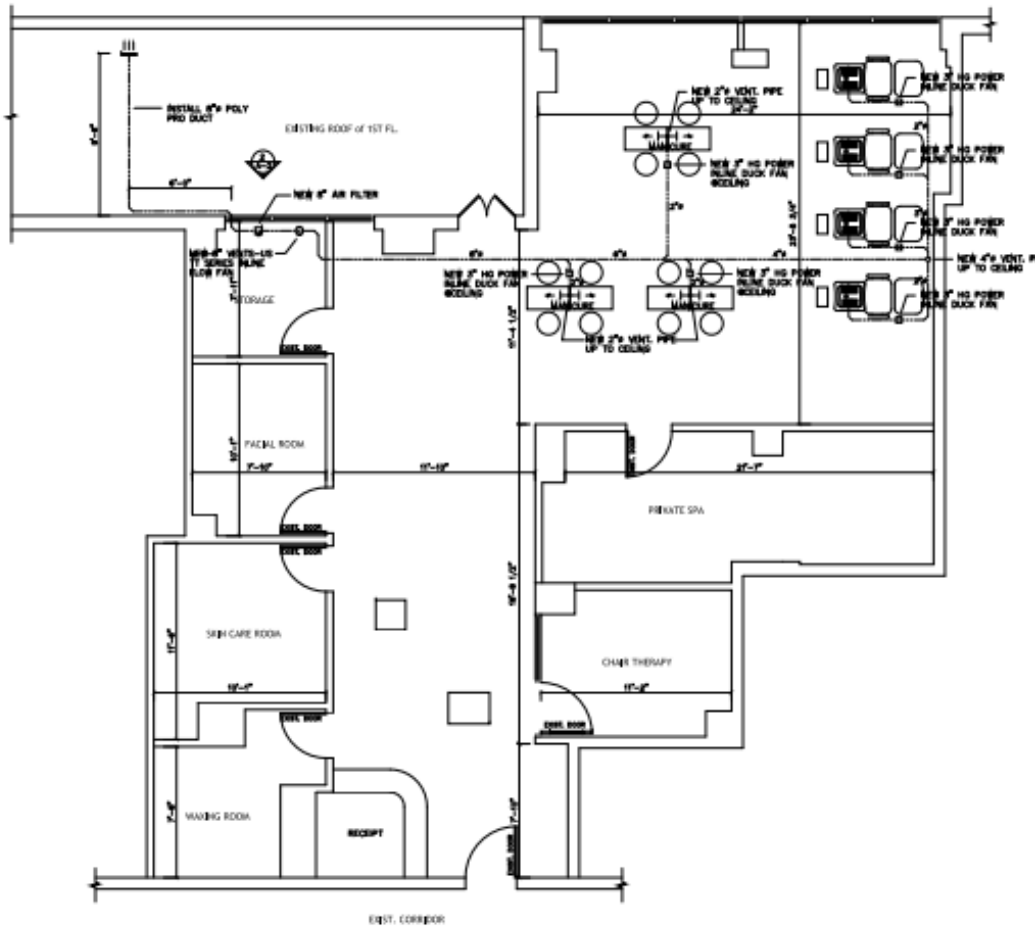


Mezz, Former Nail & Spa





**Barry Fields**  
 City Connections Realty  
**212.994.3203**  
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1 SECOND FLOOR PLAN  
 SCALE 1/4" = 1'-0"

