

# 2198 3rd Avenue

SW CORNER OF EAST 120th STREET  
EAST HARLEM



# 2198 3rd Avenue

SW CORNER OF EAST 120th STREET  
EAST HARLEM

## PROPERTY INFORMATION:

**SIZE:** 2,650 SF Ground Floor  
+ Storage Basement

**FRONTAGE:** 120' Wraparound

**CEILING HEIGHT:** 12'

**ASKING RENT:** Upon Request

**POSSESSION:** 90 Days from Lease Signing

**TRANSPORTATION:** 6

### HIGHLIGHTS:

- Second Floor can be made available for storage
- High foot traffic area in dense residential neighborhood
- Neighbors include: *KFC, Little Rebel, Vivi Bubble Tea, IHop, Milk Bar, Artichoke Pizza, The Winslow, Cutlets, Sincerely Ophelia, Plantshed, Halal Guys, Starbucks, Trader Joe's, Chipotle, Empanada Mama, CVS, Panda Express, Taco Bell, McDonald's, Buffalo Wild Wings Go!*

FOR MORE INFORMATION, PLEASE CONTACT:

**FREDDY SOUID**    **JACK KHASKI**    **ALBERT MANOPLA**  
917.968.0329    917.355.0559    212.380.8369  
FSoud@ksrny.com    JackK@ksrny.com    AManopla@ksrny.com