

317 Grand Street

LOWER EAST SIDE
NEW YORK, NY



Location: Between Allen St and Orchard St

Ground Floor: 644 sf (currently Good Locksmith)

Cellar: 250 sf

Ceiling Height: 11 ft

Frontage: 13 ft on Grand St

Highlights:

- Retail space with strong co-tenancies; charming boutique clothing stores and well-known eateries
- Landlord will deliver the space in vanilla-box with HVAC in good-working condition
- **B D** trains located three blocks away at Grand Street Station with over 5.82mm annual ridership (2023)
- **F M J Z** trains located four blocks away at Delancey St- Essex St Station with over 7.08mm annual ridership (2023)
- **Dry use is highly preferred**
- Non-vented food use would be considered depending on the concept and business track record
- **Cannabis retail NOT permitted**
- Available March 1, 2025

TENANTS

NEIGHBORING



MIISTA

THE CAST



GATHER
NEW YORK

HEBE

seven
wonders
COLLECTIVE

TILIT

HAIR THRONE

colbo

WRAY

DUDLEYS

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GROUND FLOOR PLAN



CELLAR FLOOR PLAN

