

Corner Retail Stores for Lease in Prime NoMad Area

95 Madison Ave, New York, NY 10016 (The Emmet Building)



For further information, kindly contact exclusive agents:

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PROPERTY INFORMATION:

- Property :** 89-95 Madison Ave, New York, NY 10016
- Location** At the corner of Madison Avenue and East 29th Street
- Description:**
- Block, Lot:** 858 / 58
- Zoning:** C5-2
- Lot Size:** 98.75 FT x 100 FT (9,875 SF)
- Sprinklered:** Yes
- Retail Possession** Mid 2025
- Lease Price:** Upon Request
- Highlight:**
- The Emmet Building, named after Thomas Addis Emmet, a prominent Manhattan gynecologist and Americana aficionado, adding historical value and prestige
 - This richly ornamented sixteen-story limestone and terra-cotta landmark building features a classic architectural design, with intricate detailing and a grand facade
 - Around 80 FT frontage on Madison Ave
 - Around 60 FT frontage on 29th Street
 - Located in the heart of Manhattan, 95 Madison Ave offers a prime commercial space in one of New York City's most vibrant business districts. This historic building boasts classic architecture with modern amenities, ideal for retail, office, or restaurant

Available Ground Floor Retail Size:

Ground Floor Gross Area:7,400 SF

Available 2nd Floor Retail Size:

2nd Floor Gross Area:9,862 SF

Available Retail Basement Size:

Cellar Gross Area:1,566 SF



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LOCATION:

- **Prime Location:** The Emmet Building is located at the corner of Madison Avenue and East 29th Street, right in the heart of the NoMad district in Manhattan.
- **Nearby Landmarks:** The building is in close to several New York City landmarks, including Madison Square Park, the Flatiron Building, and the Empire State Building, offering both scenic views and cultural significance.
- **Transportation Hub:** The Emmet Building is conveniently located near major subway lines, including the 6, N, R, and W trains, providing easy access to the rest of Manhattan and beyond. Penn Station and Grand Central Terminal are also within a short distance.
- **Business District:** As part of the NoMad district, it is surrounded by thriving business communities, including tech startups, creative agencies, financial institutions, home furnishing and home goods stores, fostering a dynamic professional environment.
- **Cultural Hotspot:** The NoMad area is known for its rich cultural scene, with numerous art galleries, theaters, and music venues, offering ample entertainment options for both professionals and visitors.
- **Dining and Hospitality:** The neighborhood boasts an array of dining options ranging from Michelin-starred restaurants to cozy cafes, as well as luxury hotels.

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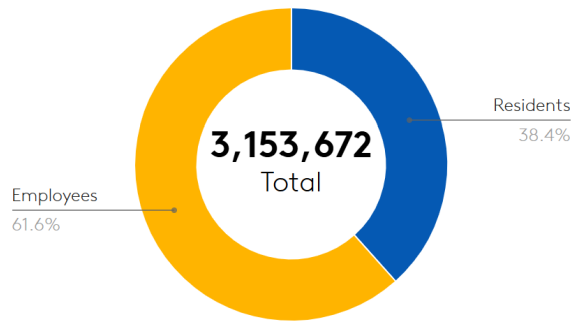
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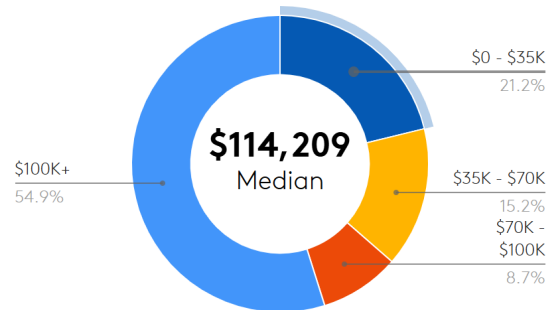
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DEMOGRAPHIC (WITHIN A 3-MILE RADIUS):

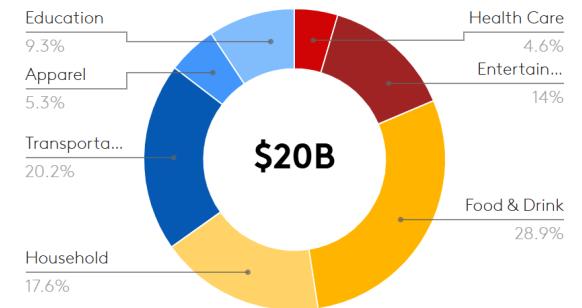
ABSOLUTE POPULATION



HOUSEHOLD INCOME



CONSUMER SPENDING



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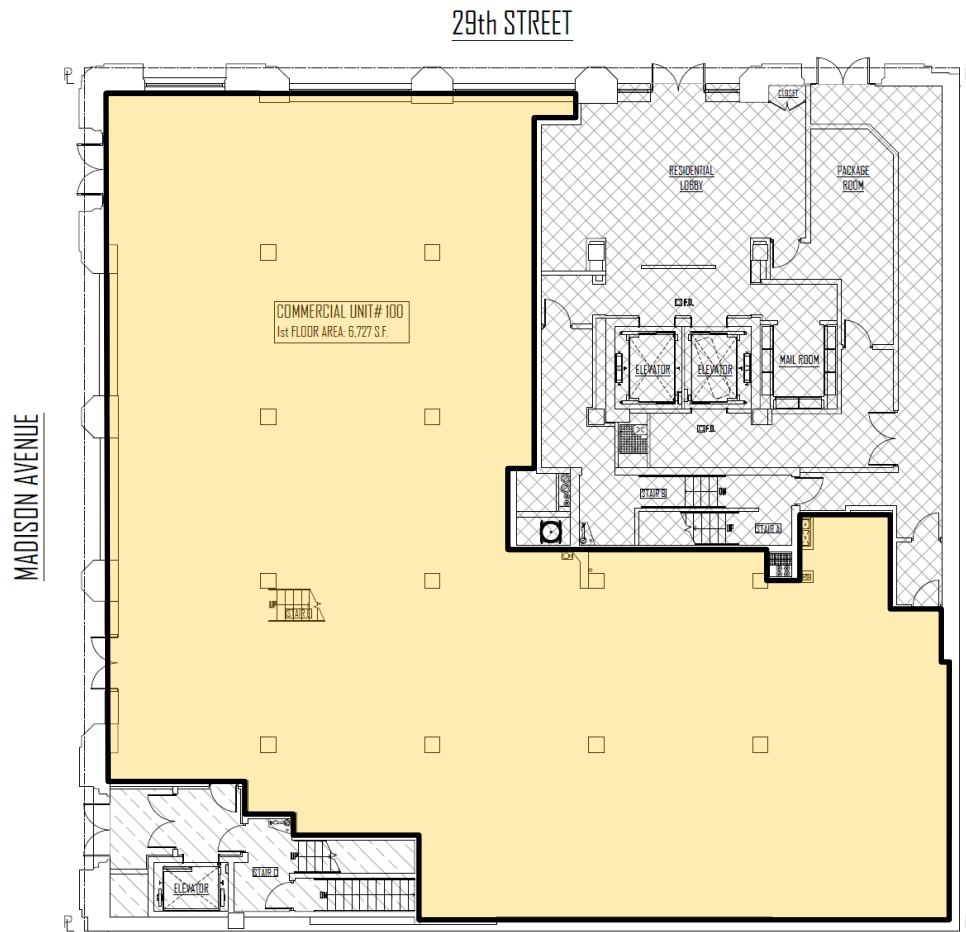
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FLOOR PLAN - GROUND FLOOR RETAIL



Ground Floor Area: 6,727 SF

Ground Floor Area + Common Area: 7,400 SF

Ceiling Height: Approximately 16' - 8 1/2"

1st FLOOR PLAN
SCALE : 1/16" = 1'-0"

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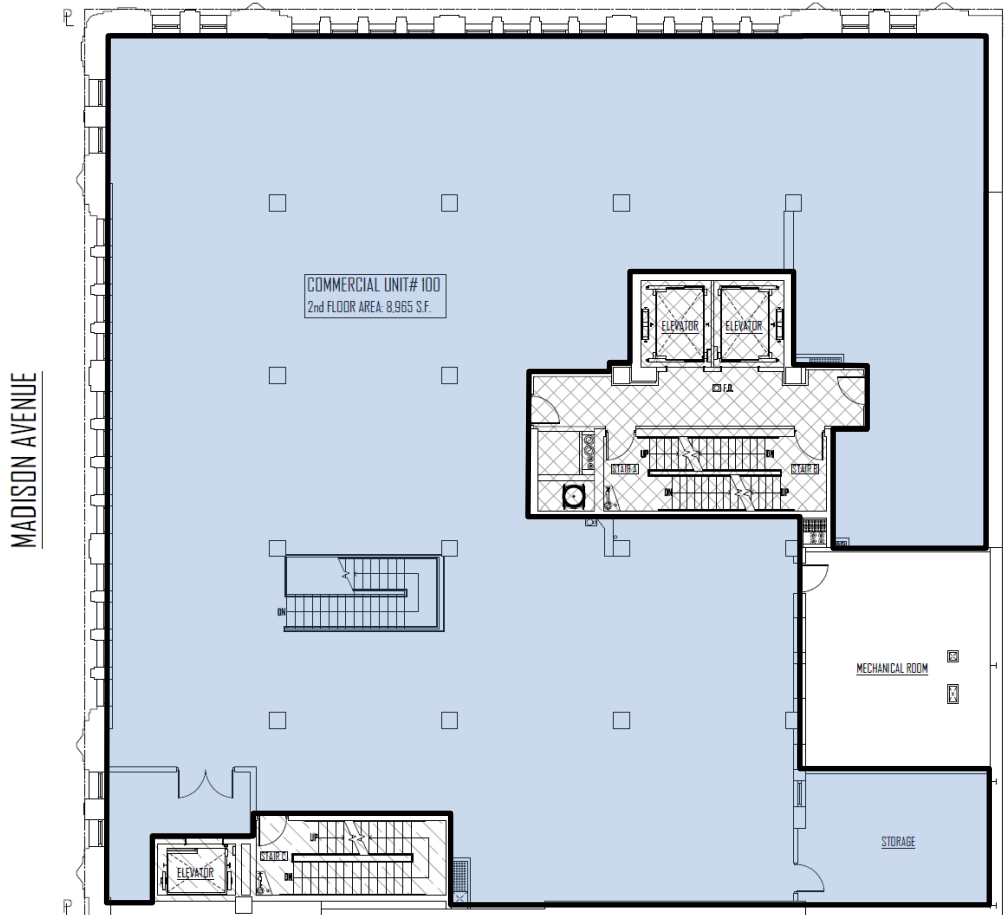
29th STREET

FLOOR PLAN - 2ND FLOOR RETAIL

2nd Floor Area: 8,965 SF

2nd Floor Area + Common Area: 9,862 SF

Ceiling Height: Approximately 11' - 3"

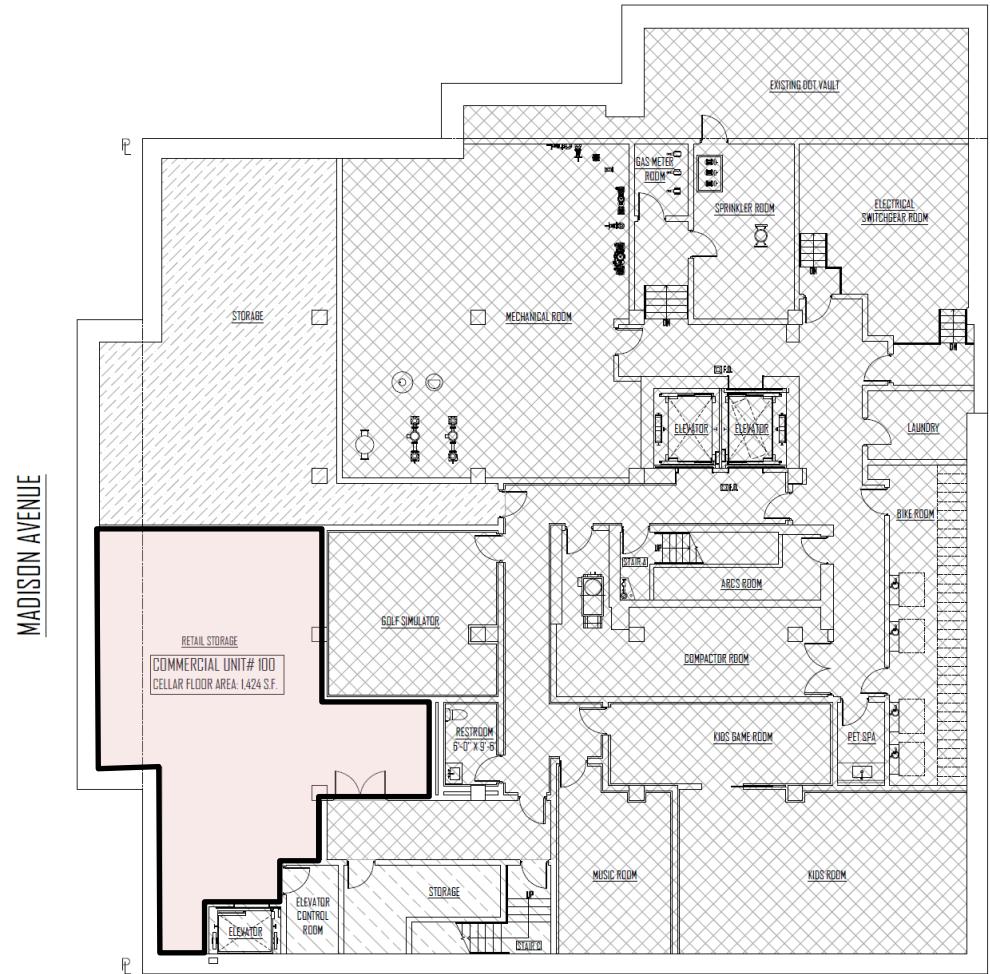


2nd FLOOR PLAN
SCALE : 1/16" = 1'-0"

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29th STREET

FLOOR PLAN - RETAIL BASEMENT



Cellar Floor Area: 1,424 SF

Cellar Area + Common Area: 1,566 SF

Ceiling Height: Approximately 11' - 5"

CELLAR PLAN

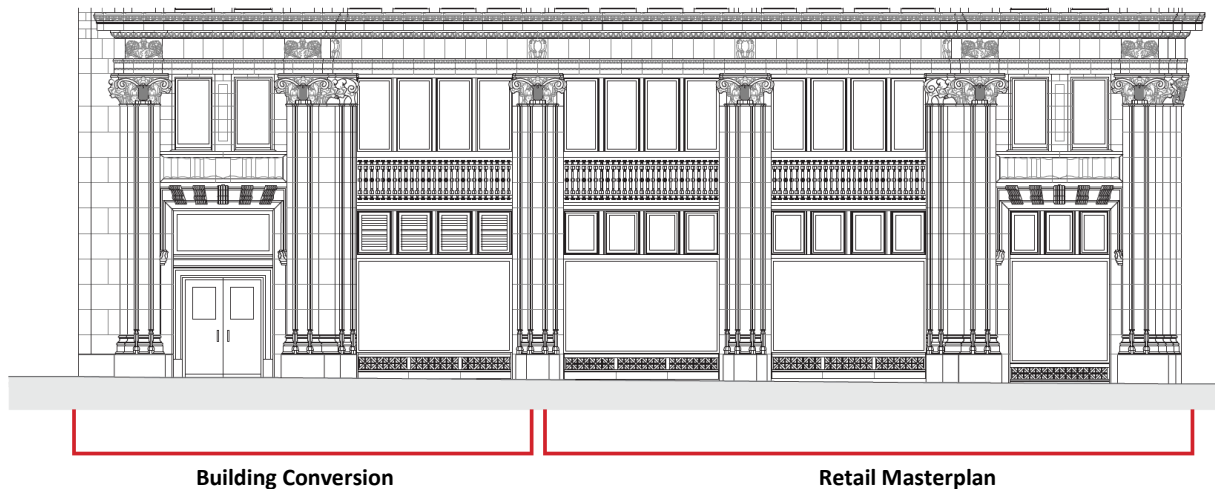
SCALE : 1/16" = 1'-0"

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Existing Madison Ave Elevation



Existing 29th Street Elevation



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AERIAL MAP



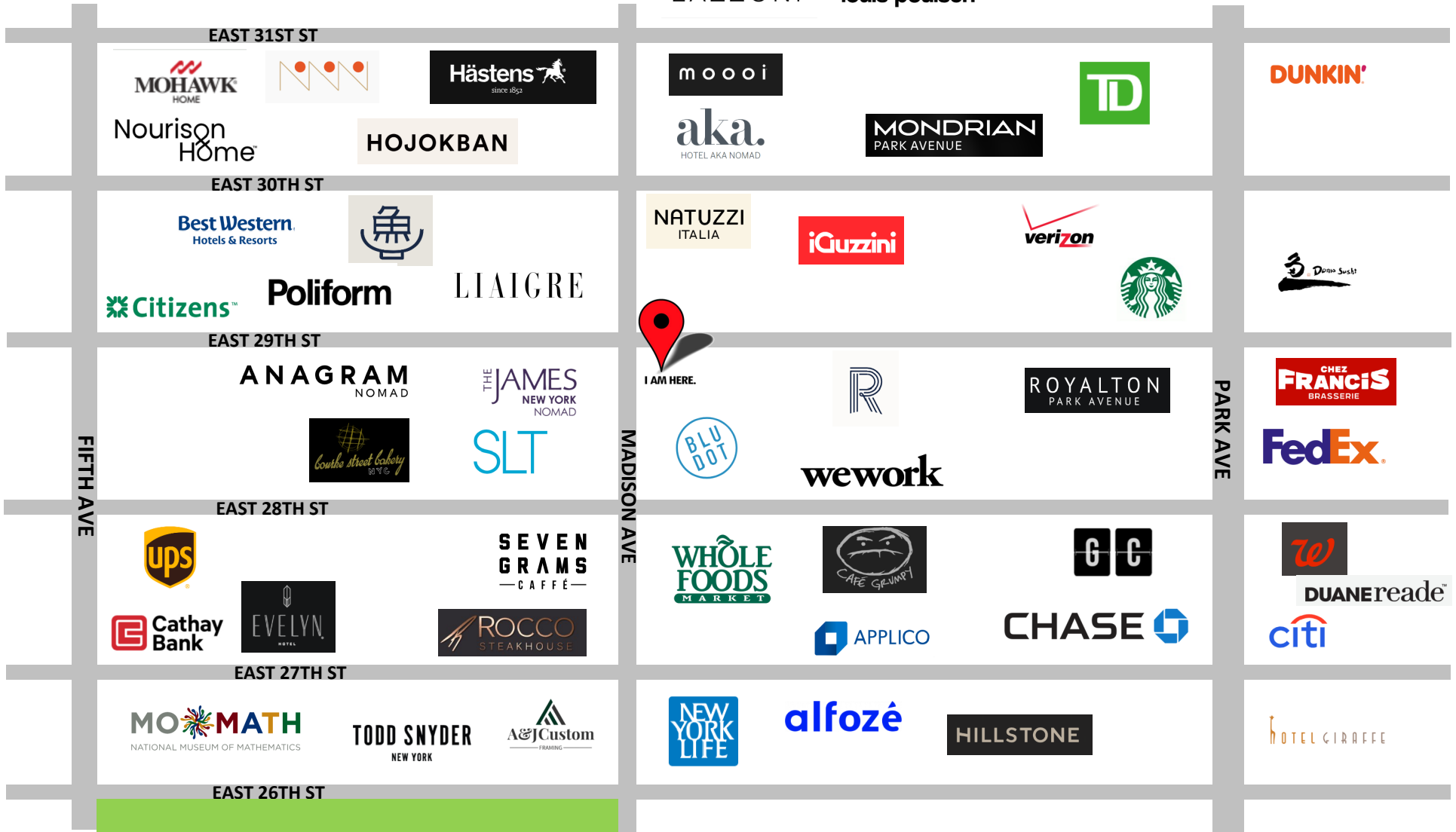
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LOCAL BUSINESS

LAZZONI louis poulsen

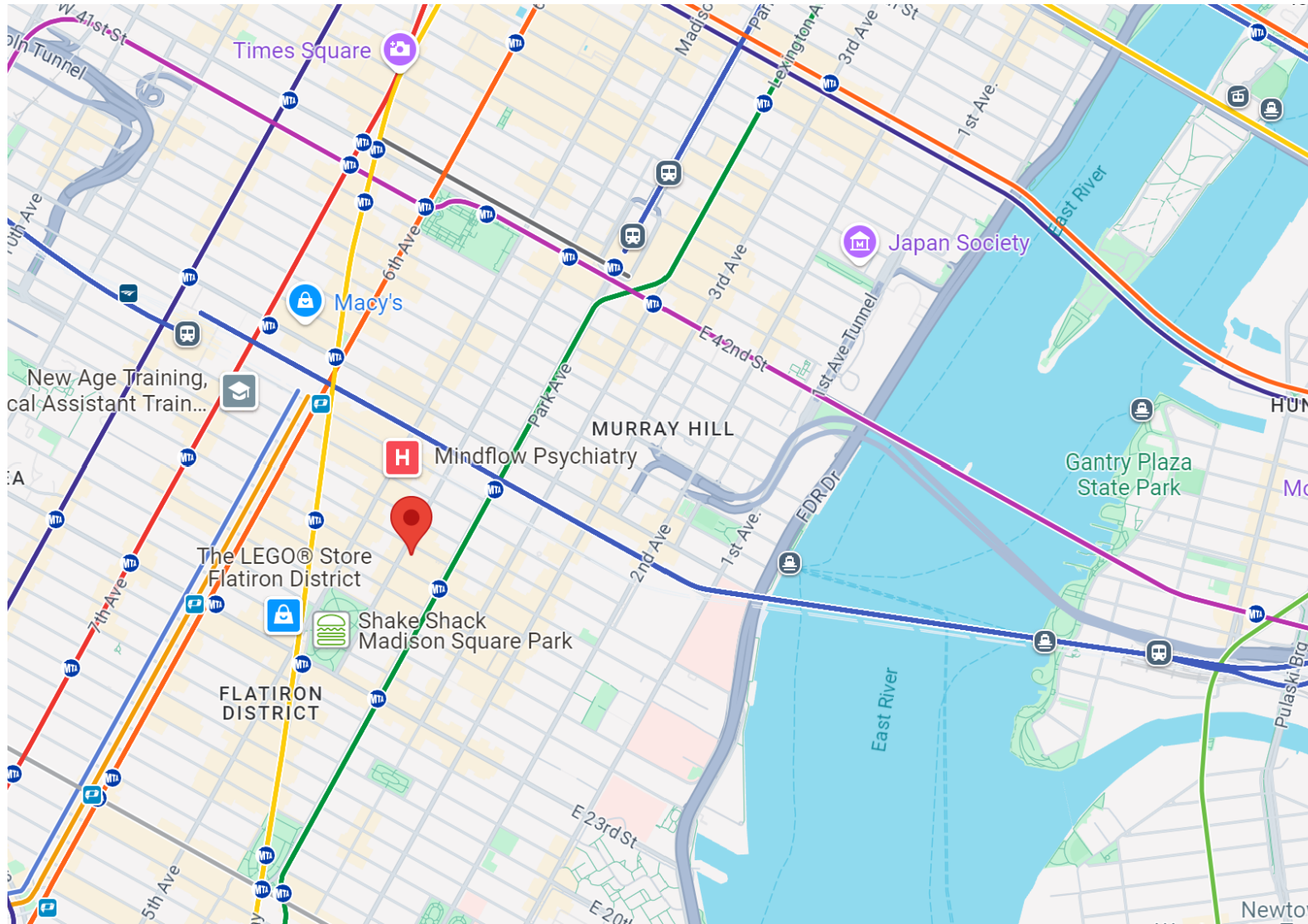


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SUBWAY MAP



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INTERIOR PHOTOS

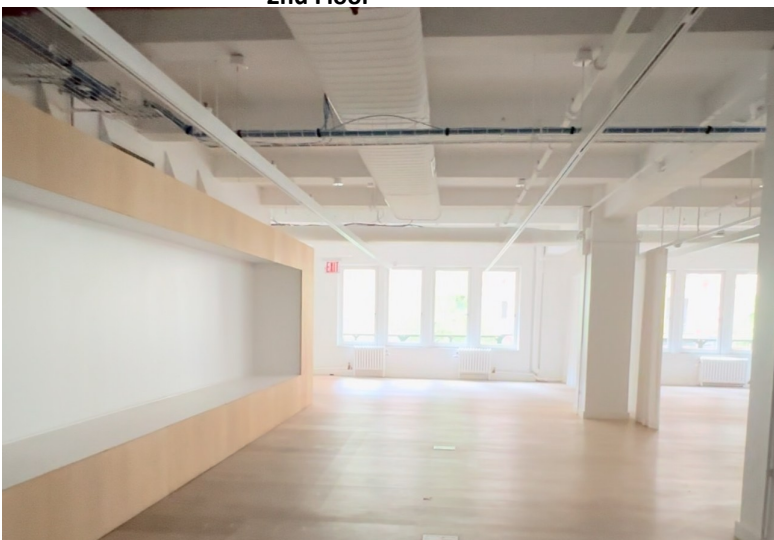
Madison Ave Entrance



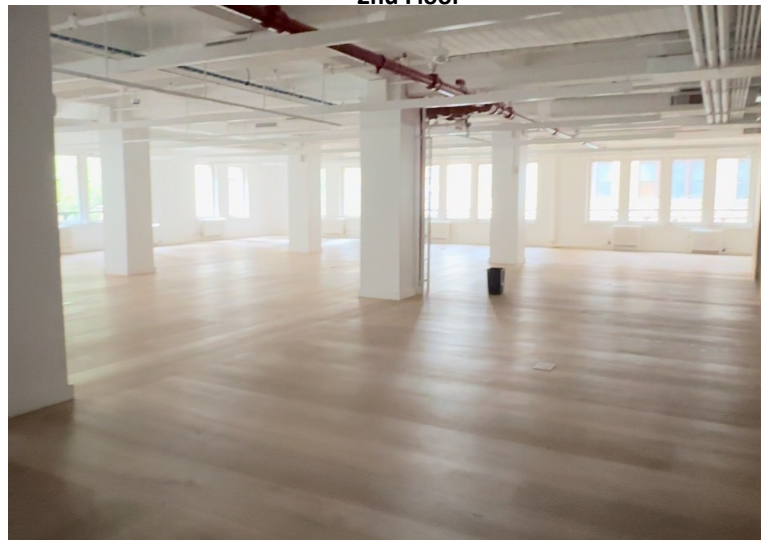
E 29th St



2nd Floor



2nd Floor



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