

# **Prime Upper East Side Vented Restaurant**

**1502 First Avenue**

**Between East 78<sup>th</sup> / 79<sup>th</sup> Streets**

**+/- 800 Rentable Sq Ft Ground**

**Asking Rent Available Upon Request**

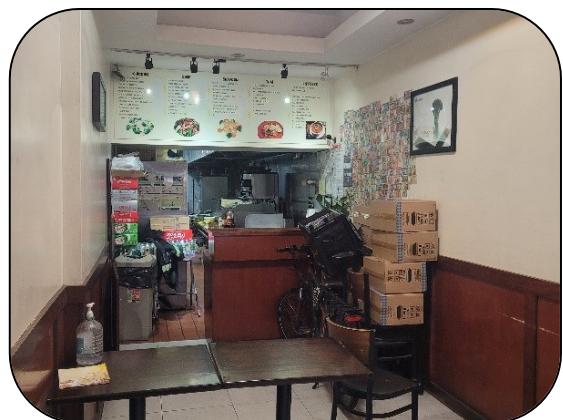
**Some Storage Basement**

**Vented w/ Gas in Place**

**Up to 10 1/2 Foot Ceilings on Ground**

**Very Strong Upper East Side Avenue**

Amazing opportunity for a vented space with a 24' long hood in place and a large gas line for a QSR or small restaurant type of operation. Operating as Harvest Chinese & Thai Cuisine, there is about 12' frontage on 1<sup>st</sup> Avenue with a walk-in located on the ground floor + a bathroom. Very dense residential neighborhood with tons of traffic.



**For More Information Please Contact**

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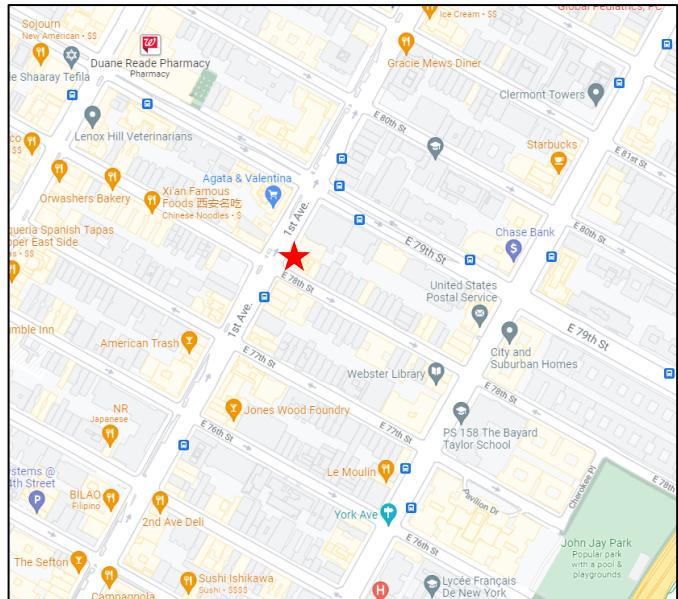
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# Neighborhood Information

## 1502 First Avenue

Very high trafficked section of Upper East Side with dense neighborhood population and both national as well as regional tenants on the block. Citibike on the corner of 78<sup>th</sup>. Neighbors include:

East Side Bagels • Citibank • Pug Uglies • Dunkin Donuts • Sedutto • Sushi by Gari • Italian Village • Leaders Sports Performance • Weill Cornell Internal Associates • Eva's Garden Florist • Agatha Valentina Market • Spice Thai • Green Kitchen • First Avenue Liquors



Key Demographics within 5 sq blocks *	
Total Population	50,059
Total Households	27,067
Male	21,840
Female	28,219
Under 18 years	7,226
65 years and over	9,199
Median Age	38.1
Hispanic/Latino (any race)	5,985 (12%)
White Alone	37,660 (75.2%)
Black or African American Alone	946 (1.9%)
Asian Alone	(8.5%)
Mean HH Income	\$115,947
Median HH Income	\$175,387
HHs with \$150k/yr or More	9,959 (36.8%)

\* Source: <https://popfactfinder.planning.nyc.gov/>



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