

COMMERCIAL SPACE FOR LEASE



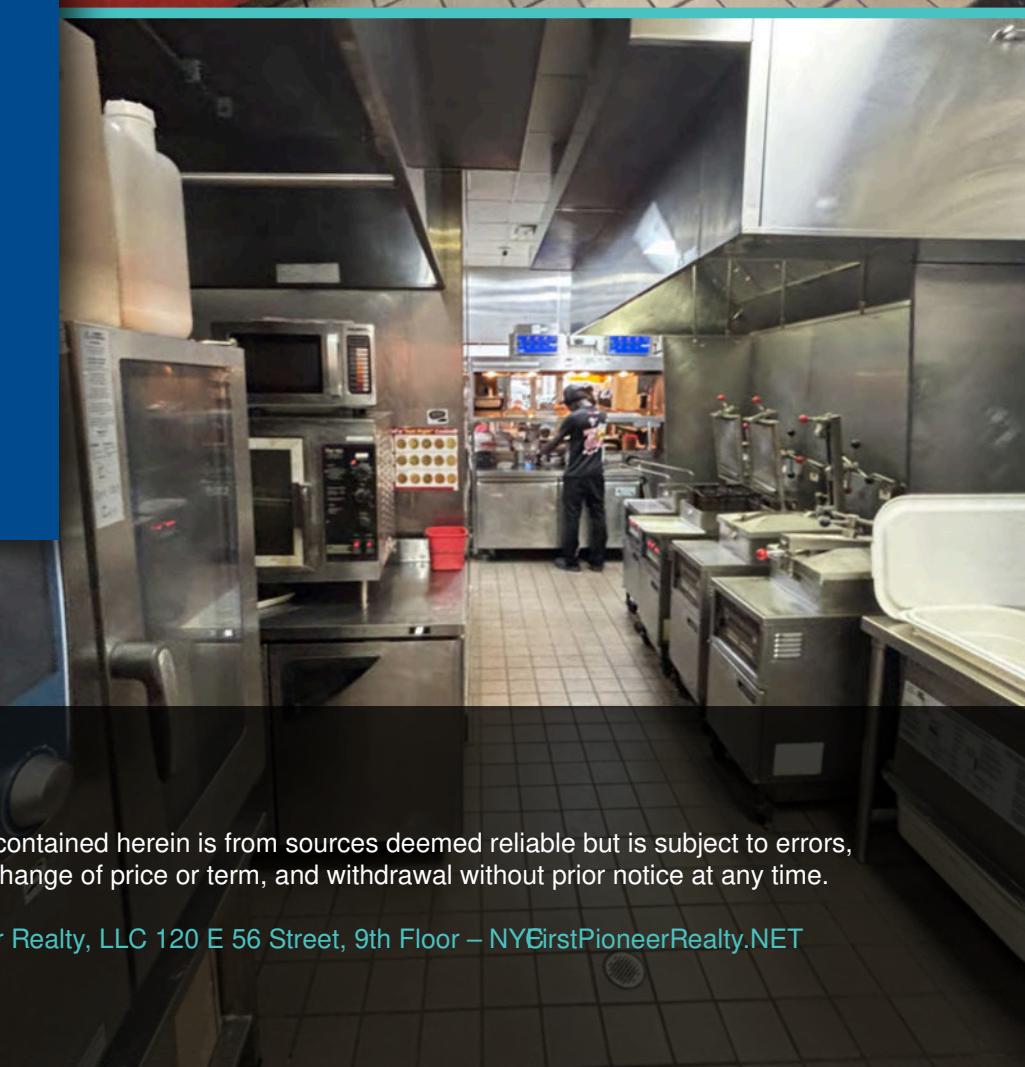
RETAIL FOR LEASE GRAMERCY

115 E 23rd STREET @ PARK AVE S

RECENTLY BUILT RESTAURANT

2,204 SF + BASEMENT





DETAILS

- 2,204 SF ground floor retail + 1,169 SF basement
- 15-foot frontage
- 14-ft ceiling height store, 11-ft basement Sinks &
- Bathrooms on both floors
- No key money
- Kitchen with venting
- Prep, Storage & Office in the Basement

SURROUNDING RETAIL

7-Eleven • NY Sports Club • Andiamo Pizza • Bis Bas Grill • Starbucks • Baked By Melissa • Wendy's • TD Bank • Dos Toros • Vitamin Shoppe • Bath & Body Works • Walgreens

TRANSPORTATION

Steps from Madison Square Park, Flatiron and Union Sq.
Convenient **Subway** access: 4, 5, 6, F, L, M, N, R, W

EXCLUSIVE AGENTS:

Bill Becker
(718) 540-9435
bill@fpr.nyc

David Dynak
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 **FIRST
PIONEER**
REALTY, LLC

Information contained herein is from sources deemed reliable but is subject to errors, omissions, change of price or term, and withdrawal without prior notice at any time.

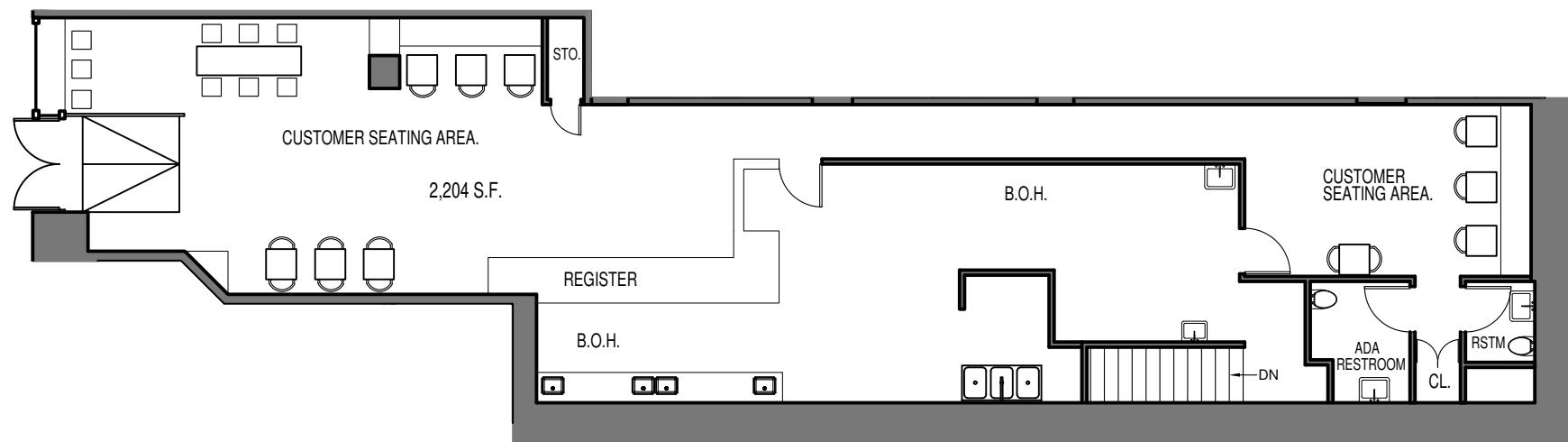
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FLOOR PLANS

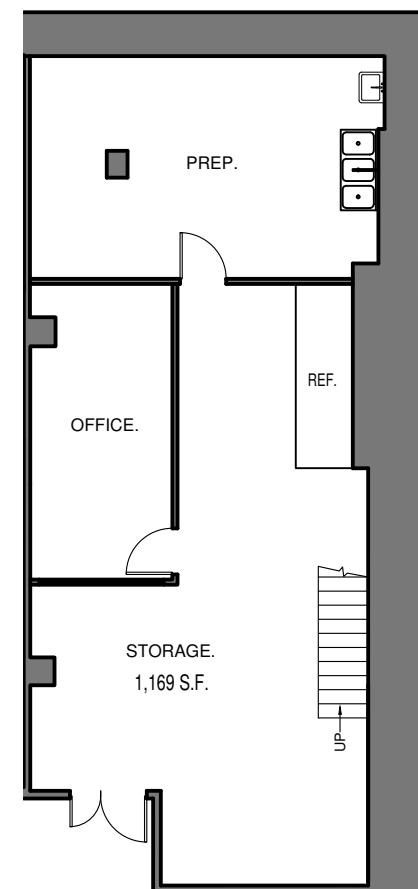
115 E 23RD STREET

GROUND FLOOR

23RD STREET



BASEMENT



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