

# 1685

## LEXINGTON AVENUE

EAST HARLEM, NYC

Between East 106<sup>th</sup> & 107<sup>th</sup> Streets



PROPERTY INFORMATION

### APPROXIMATE SIZE

Second Floor: 800 SF

### ASKING RENT

\$4,000/Month

### POSSESSION

Immediate

### TERM

5-15 Years

### FRONTAGE

12 FT

### COMMENTS

- Corner space with wraparound frontage
- Heavy foot traffic corner
- High ceilings

### NEIGHBORS

Perch Cocktail Bar • La Fonda • Chase Bank • T-Mobile • Dunkin' • KFC • Taco Bell • Burger King • Mad for Chicken

### TRANSPORTATION



**JAMES FAMULARO**

President

**DANE HARLOWE**

Director

212.468.5966

dharlowe@meridiancapital.com

**DANIEL RACHLINE**

Associate

212.468.5956

drachline@meridiancapital.com



# 1685 LEXINGTON AVENUE

EAST HARLEM, NYC | Between East 106<sup>th</sup> and 107<sup>th</sup> Streets

RETAIL FOR LEASE



INTERIOR

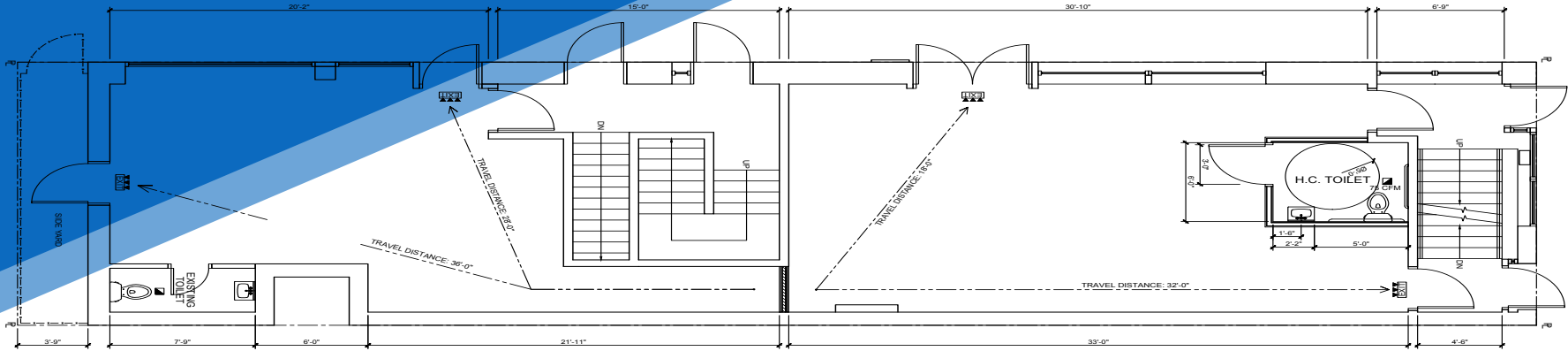
**JAMES FAMULARO**  
President

**DANE HARLOWE**  
Director  
212.468.5966  
dharlowe@meridiancapital.com

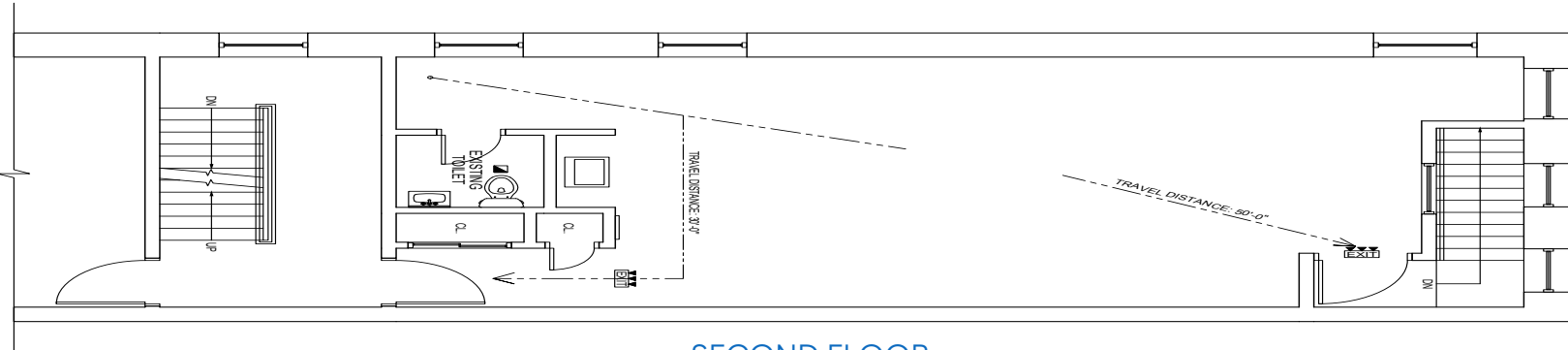
**DANIEL RACHLINE**  
Associate  
212.468.5956  
drachline@meridiancapital.com



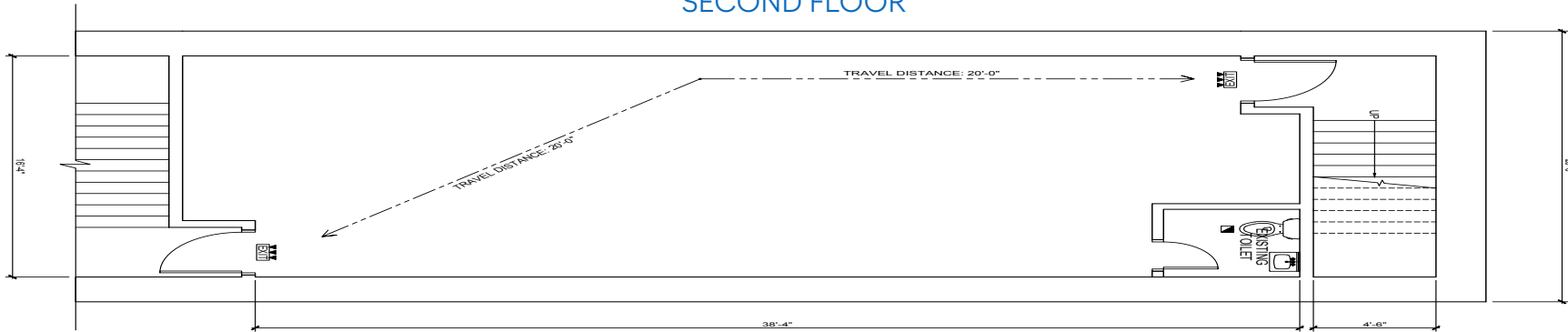
All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.



GROUND FLOOR



SECOND FLOOR



BASEMENT

FLOOR PLAN

JAMES FAMULARO  
 President

DANE HARLOWE  
 Director  
 212.468.5966  
 dharlowe@meridiancapital.com

DANIEL RACHLINE  
 Associate  
 212.468.5956  
 drachline@meridiancapital.com



1685 LEXINGTON AVENUE

EAST HARLEM, NYC | Between East 106<sup>th</sup> and 107<sup>th</sup> Streets

RETAIL FOR LEASE

NEIGHBORS

PARK AVENUE

LEXINGTON AVENUE

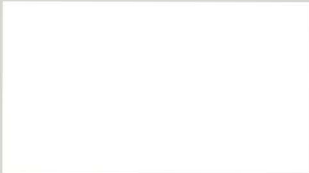
THIRD AVENUE

SECOND AVENUE

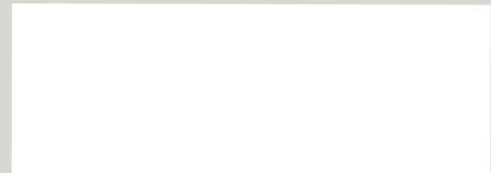
FIRST AVENUE



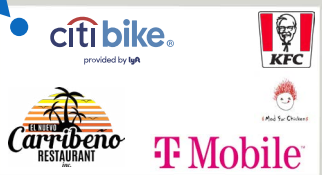
E 109TH STREET



E 108TH STREET



E 106TH STREET



E 105TH STREET



JAMES FAMULARO  
President

DANE HARLOWE  
Director  
212.468.5966  
dharlowe@meridiancapital.com

DANIEL RACHLINE  
Associate  
212.468.5956  
drachline@meridiancapital.com



All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.