

# 1161-1167

## FIRST AVENUE

LENOX HILL, NYC

Corner of First Avenue & East 64<sup>th</sup> Street

RETAIL FOR LEASE

### APPROXIMATE SIZE

Space A (Inline): 700 SF  
Space B (Inline): 1,450 SF + Basement  
Space C (Corner): 3,150 SF + Basement

### ASKING RENT

Upon Request

### POSSESSION

Immediate

### FRONTAGE

Space A: 15 FT  
Space B: 25 FT  
Space C: 56 FT Wraparound

### TERM

10+ Years

### COMMENTS

- Spaces in white-box condition
- At the base of a luxury condo building
- Excellent wraparound frontage
- Spaces can be leased together or separately
- Dry uses considered

### NEIGHBORS

Barry's • Felice • Maya • Pure Barre • The Tox  
• Whitmans • Duane Reade • Starbucks  
• QQ Nails & Spa • Ritz Diner • Satori Laser

### TRANSPORTATION

N Q R

M15

### JAMES FAMULARO

President

### BEN BIBERAJ

Senior Director

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### NICK LIZANA

Associate

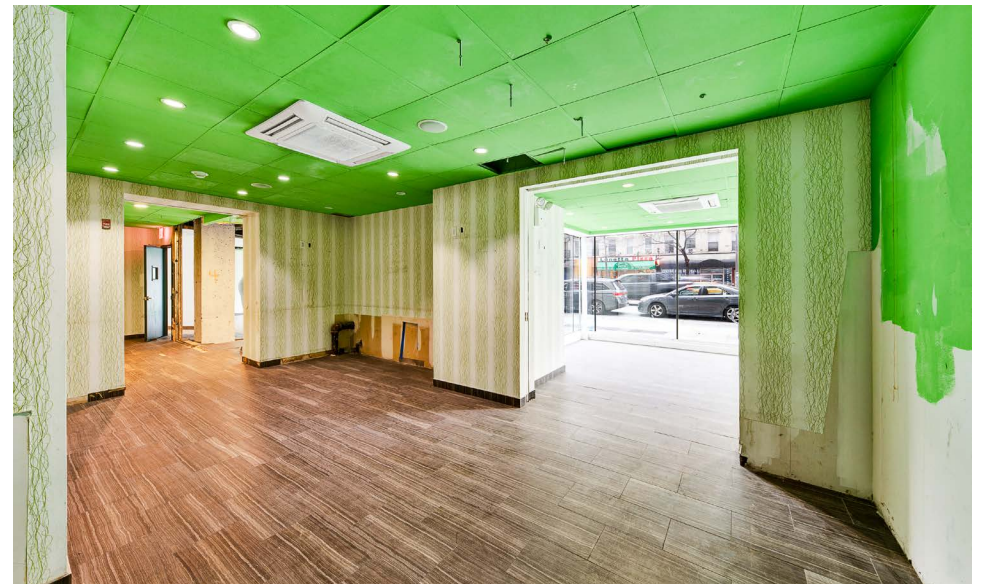
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INTERIOR: SPACE A



INTERIOR: SPACE A

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INTERIOR: SPACE B



INTERIOR: SPACE B

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## INTERIOR: SPACE C



INTERIOR: SPACE C

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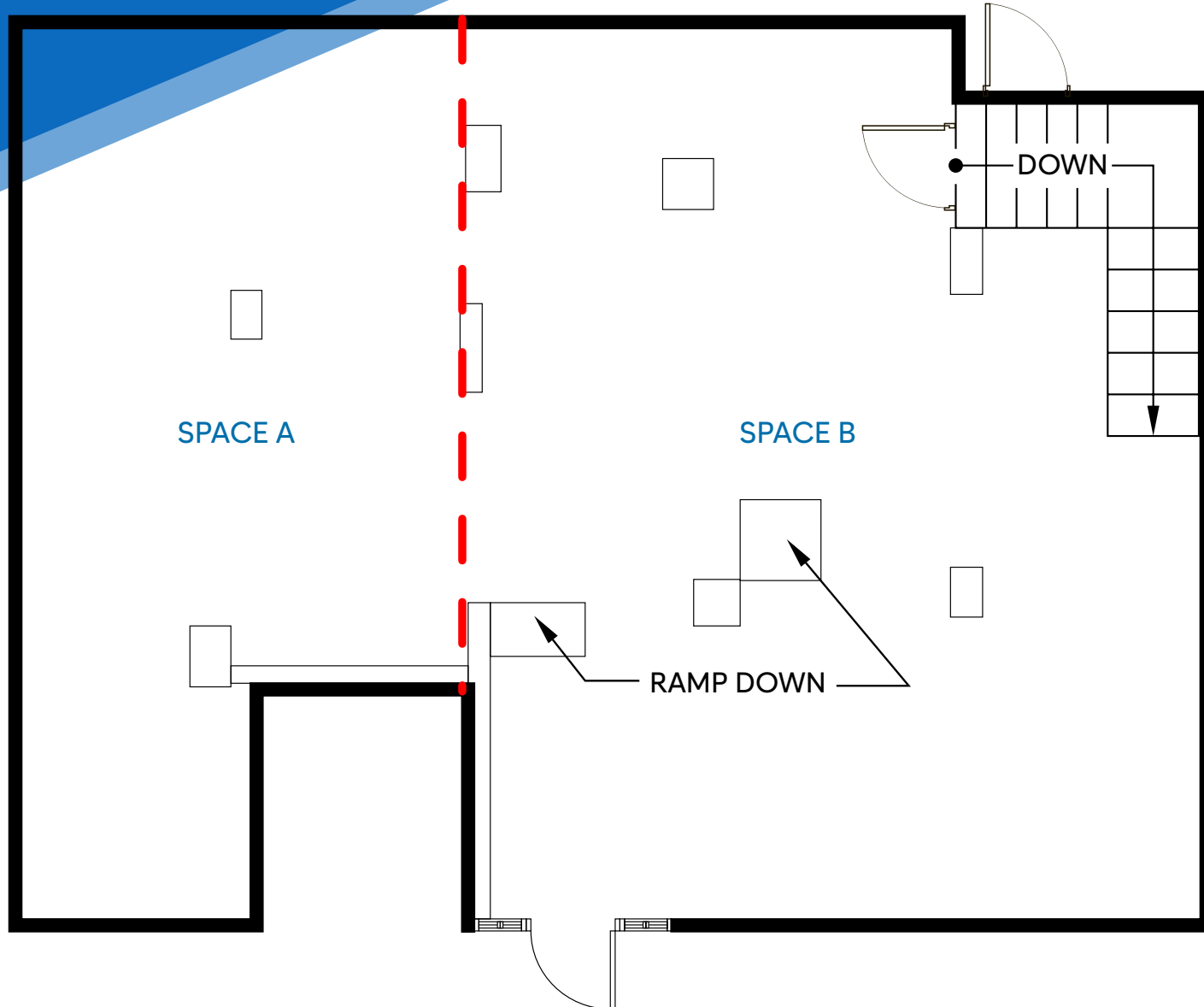
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SPACE A & SPACE B

FLOOR PLAN: SPACE A & SPACE B



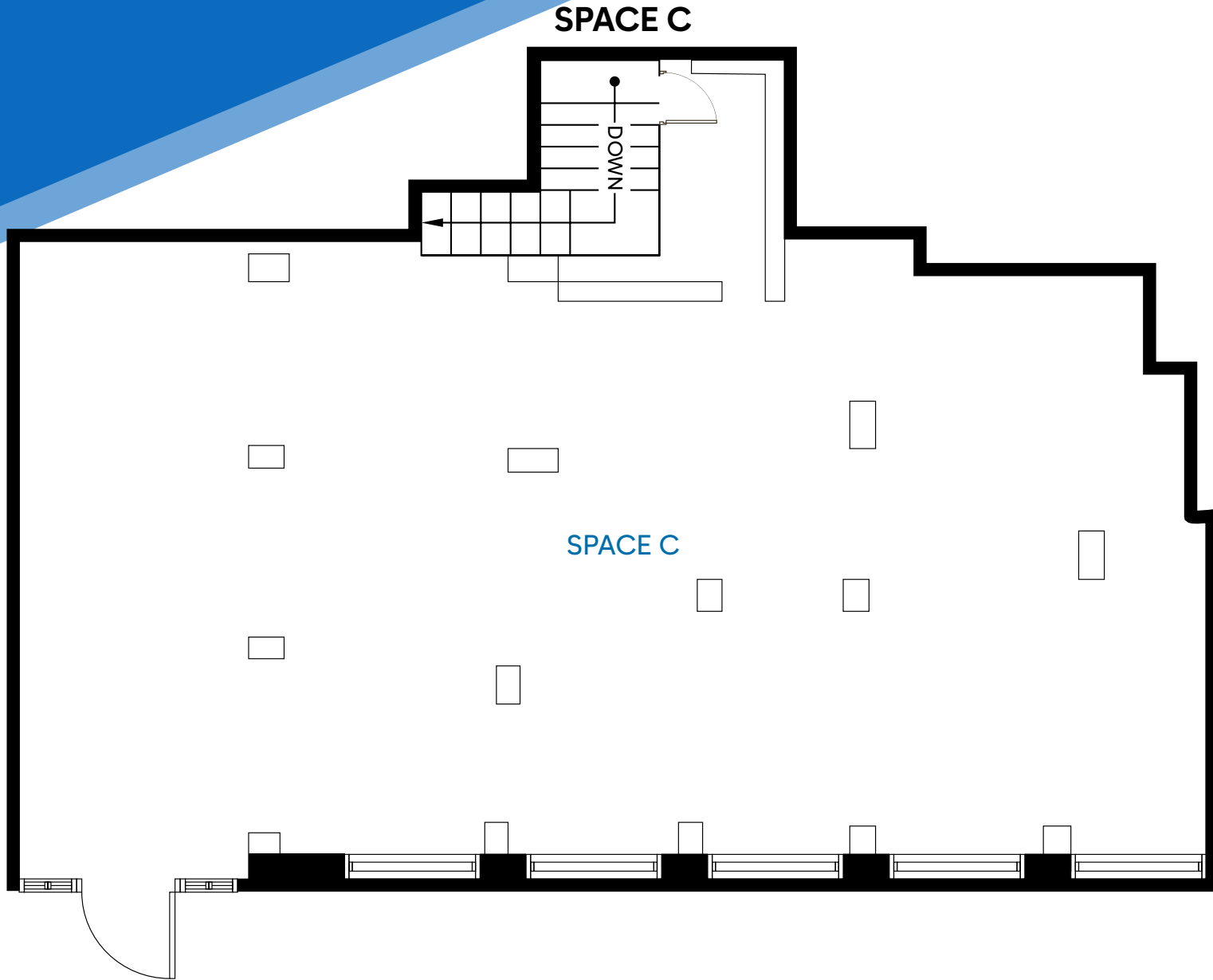
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FLOOR PLAN: SPACE C



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1161-1167 FIRST AVENUE  
 LENOX HILL, NYC | Corner of First Avenue and East 64<sup>th</sup> Street

RETAIL FOR LEASE

**E 65TH STREET**

**E 64TH STREET**

**E 63RD STREET**

**SECOND AVENUE**

**1161-1167 FIRST AVENUE**

**DUANEreade™ by Walgreens**

**citi bike**

**QQ NAILS & SPA**

**Memorial Sloan Kettering Cancer Center**

**Genius Tailor**

**BALLET BODY™ BARRE**

**Gristedes**

**al Kabab**

**7 ELEVEN**

**Silver Star Restaurant**

**Bronze Boutique & Spa**

**Chinese Herbs DIRECT**

**MAYA BY CHEF RICHARD SANDOVAL**

**AT&T**

**Sonesta ES SUITES**

**Bagel Express II**

**Exude**

**RAZORS & SCOTCH**

**Shero Nail Spa**

**Memorial Sloan Kettering Cancer Center**

**complete skin md**

**pure barre**

**Primola**

**blo**

**VSC OF NYC VETERINARY SURGERY CENTER OF NYC**

**Marketeria**

**EAST SIDE ELEMENTARY PARENT TEACHER ASSOCIATION**

**Tony's Di Napoli**

**JACKSON HOLE**

**Issa Nails & Spa**

**VETERINARY EMERGENCY GROUP**

**VERITABLE**

**Thankster**

**verizon BARRY'S**

**Crystal Nails Shop**

**FELICE**

**The Spotted Dog Ume Sushi Asian**

**FEET**

**DUANEreade™ by Walgreens**

**NEW YORK SCHOOL OF THE ARTS**

**CHASE**

**WHITMANS NEW YORK**

**THE NYC TOX**

**MOTI MAHAL DELUX LEGENDARY CUISINE**

**RAVAGH PERSIAN GRILL**

**RITZ DINER**

**SUSHI YUGEN**

**The Hungry Hero Boba Whale**

**Roy's Fish Market**

**imli**

**MARVIN**

**INDIA PALA INDIAN RESTAURANT**

NEIGHBORS

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