212 EAST 14<sup>TH</sup> STREET EAST VILLAGE, NYC Between Second & Third Avenues

# **APPROXIMATE SIZE**

Ground Floor: 2,200 SF Selling Lower Level: 1,800 SF

**ASKING RENT** 

**POSSESSION** Arranged

\$40,000/Month

**TERM** Negotiable **FRONTAGE** 18 FT

#### COMMENTS

- · Currently a licensed dispensary
- · OCM proximity protection in place
- Directly in front of Third Avenue L train
- Steps from Union Square and Stuyvesant Square Park
- Heavy foot traffic

#### **NEIGHBORS**

Soothr • Little Rebel • Jackdaw • Kiehl's • The Penny Farthing • Trader Joe's • Milk Bar • Tacombi

• Joe's Pizza • Cutlets • Sincerely Ophelia

### **TRANSPORTATION**













# **JAMES FAMULARO**

President 646.658.7373 ifamularo@meridiancapital.com

## **BOBBY ORTENSE**

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# SUBWAY\*









E 15TH STREET



Manhattan Comprehensive Night & Day High School











TRADER JOE'S





















**Memory Motel NYC** 









## E 13TH STREET



MATTO





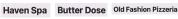






























THRIFT





















East Village Pediatrics

E 12TH STREET











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