

212

EAST 125TH STREET

COMMON AT THE RESERVE

EAST HARLEM, NYC



MERIDIAN
RETAIL LEASING

212

EAST 125TH STREET EAST HARLEM, NYC

Between Second & Third Avenues

RETAIL/RESTAURANT FOR LEASE

APPROXIMATE SIZE

Ground Floor: 2,700 SF

Outdoor Rear Courtyard: 1,000 SF

Cellar: 800 SF

ASKING RENT

~~\$22,500/Month~~ Reduced
\$20,000/Month

POSSESSION

Immediate

TERM

5-10 Years

FRONTAGE

60 FT

COMMENTS

- Retail at the base of "Common at the Reserve", a luxury apartment building with 113-units
- Large windows providing natural light with a unique rear courtyard
- Can be vented
- Divisions possible
- In the heart of the bustling 125th Street retail corridor filled with national tenants and influx of new development underway

NEIGHBORS

Burger King • Metro by T-Mobile • New Dragon
• Dunkin' • Taco Bell • Foot Locker • BP Gas
Station • Kennedy Fried Chicken • Food Bazaar

TRANSPORTATION

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JAMES FAMULARO
President

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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.

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INTERIOR

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FLOOR PLAN



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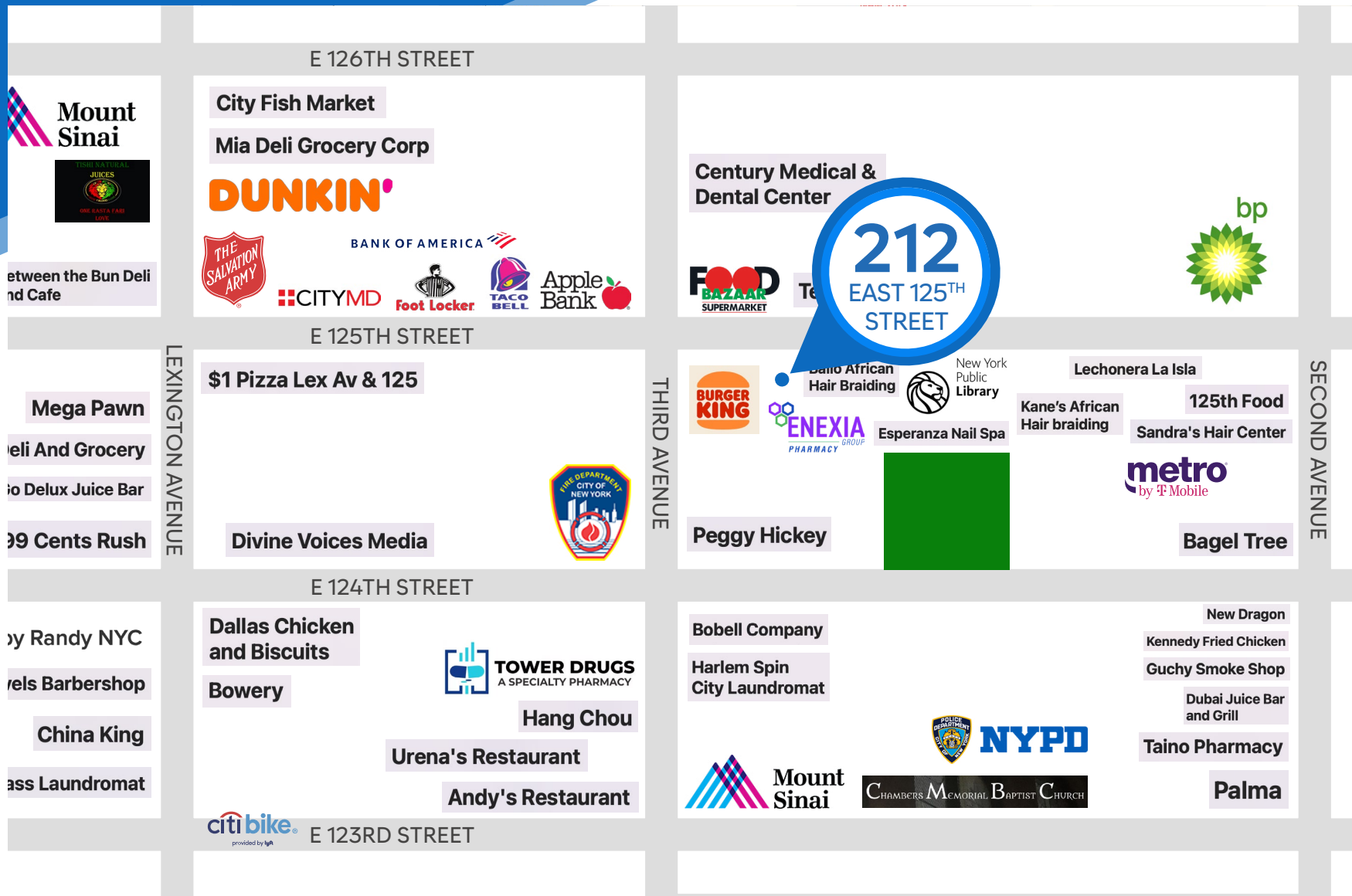
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NEIGHBORS

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