

# 2285

ADAM CLAYTON POWELL JR. BOULEVARD  
HARLEM, NYC

Between West 134<sup>th</sup> & 135<sup>th</sup> Streets

RETAIL FOR LEASE

#### APPROXIMATE SIZE

1,000 SF

#### ASKING RENT

\$8,000/Month

#### POSSESSION

Immediate

#### TERM

Negotiable

#### FRONTAGE

20 FT

#### COMMENTS

- Boutique shop in white-box condition
- Previously a women's beauty supply store
- Strong retail corridor
- All uses considered

#### NEIGHBORS

Hats by Brunn • Studio Museum Harlem • The YMCA • Ouaga Sports Bar • Claire Oliver Gallery  
• Proof Coffee Roasters • Ps 175 Henry H Garnet

#### TRANSPORTATION

2 3



PROPERTY INFORMATION

#### DANE HARLOWE

Director  
212.468.5966  
dharlowe@meridiancapital.com

#### NOAM AZIZ

Director  
212.468.5984  
naziz@meridiancapital.com

#### NATHAN SHABOT

Associate  
212.468.5933  
nshabot@meridiancapital.com



**MERIDIAN**  
RETAIL LEASING

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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