

246

WEST 111TH STREET HARLEM, NYC

Between Frederick Douglass & Adam
Clayton Powell Jr. Boulevards

RETAIL/MEDICAL FOR LEASE

APPROXIMATE SIZE

Ground Floor: 1,200 SF
Mezzanine: 900 SF

ASKING RENT

~~\$10,000/Month~~ - Reduced
\$9,500/Month

POSSESSION

Immediate

TERM

Negotiable

FRONTAGE

20 FT

COMMENTS

- At the base of a brand-new luxury residential development
- One block from Central Park North
- In-line with national and regional co-tenancy
- In the heart of a dense residential neighborhood

NEIGHBORS

Orange Theory • Purple Waves • Café Anrita •
Copperleaf Café • Melbas • Bo's Bagels
• Club Pilates • Row House • Levain

TRANSPORTATION



PROPERTY INFORMATION

JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

COLE KLEPPINGER

Senior Associate
212.468.5993
ckleppinger@meridiancapital.com

BEN HAGGARD

Associate
212.468.5952
bhaggard@meridiancapital.com



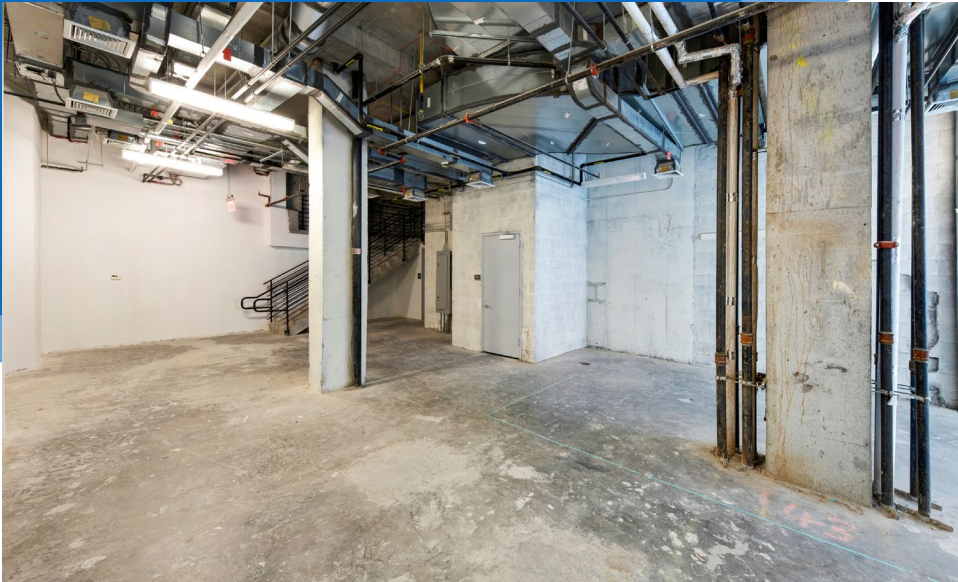
MERIDIAN
RETAIL LEASING

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.

246 WEST 111TH STREET

HARLEM, NYC | Between Frederick Douglass and Adam Calyton Powell Jr. Boulevards

RETAIL/MEDICAL FOR LEASE



INTERIOR

JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

COLE KLEPPINGER

Senior Associate
212.468.5993
ckleppinger@meridiancapital.com

BEN HAGGARD

Associate
212.468.5952
bhaggard@meridiancapital.com



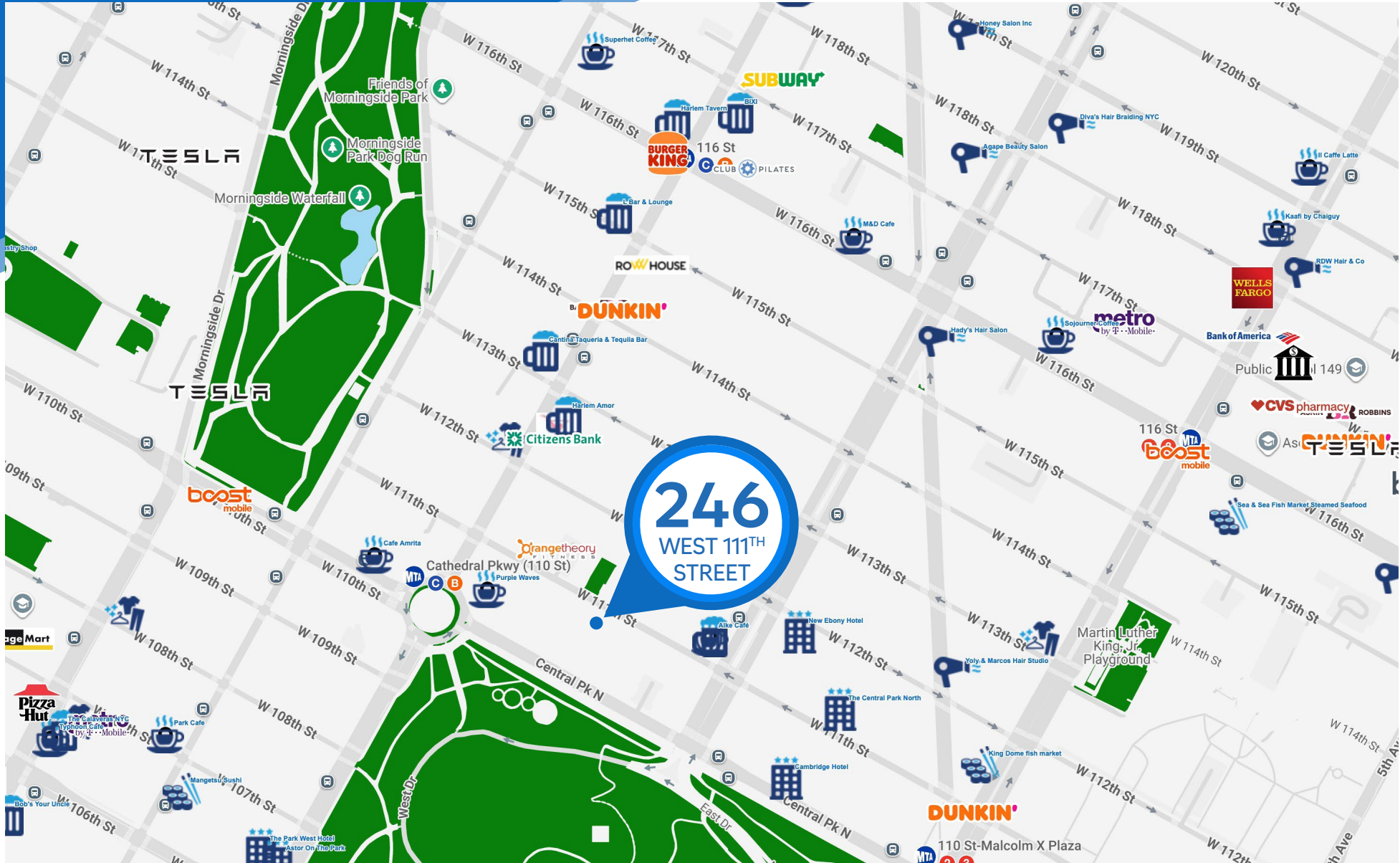
MERIDIAN
RETAIL LEASING

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.

246 WEST 111TH STREET

HARLEM, NYC | Between Frederick Douglass and Adam Clayton Powell Jr. Boulevards

RETAIL/MEDICAL FOR LEASE



NEIGHBORS

JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

COLE KLEPPINGER

Senior Associate
212.468.5993
ckleppinger@meridiancapital.com

BEN HAGGARD

Associate
212.468.5952
bhaggard@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.