

445

EAST 78TH STREET
UPPER EAST SIDE, NYC

Between York & First Avenues

RETAIL FOR LEASE

APPROXIMATE SIZE
600 SF

ASKING RENT
\$4,995/Month

TERM
Negotiable

COMMENTS

- Prime retail space in the heart of the UES
- Positioned on a dense residential corridor
- Highly desirable jewel-box space ideal for boutique and neighborhood-serving concepts

NEIGHBORS

Brooklyn Dumpling Shop • Salvo's Pizza Bar
• Healthwise Pharmacy • Hiromi Sushi • Pinky
Nail Salon • Duane Reade • Chase Bank • The
Ashford • Starbucks • Plug Uglies • Birch Coffee

TRANSPORTATION

N Q R 4 5 6

POSSESSION
Immediate

FRONTAGE
10 FT



PROPERTY INFORMATION

JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

JORDAN LANGER

Senior Associate
212.468.5977
jlanger@meridiancapital.com



MERIDIAN
RETAIL LEASING

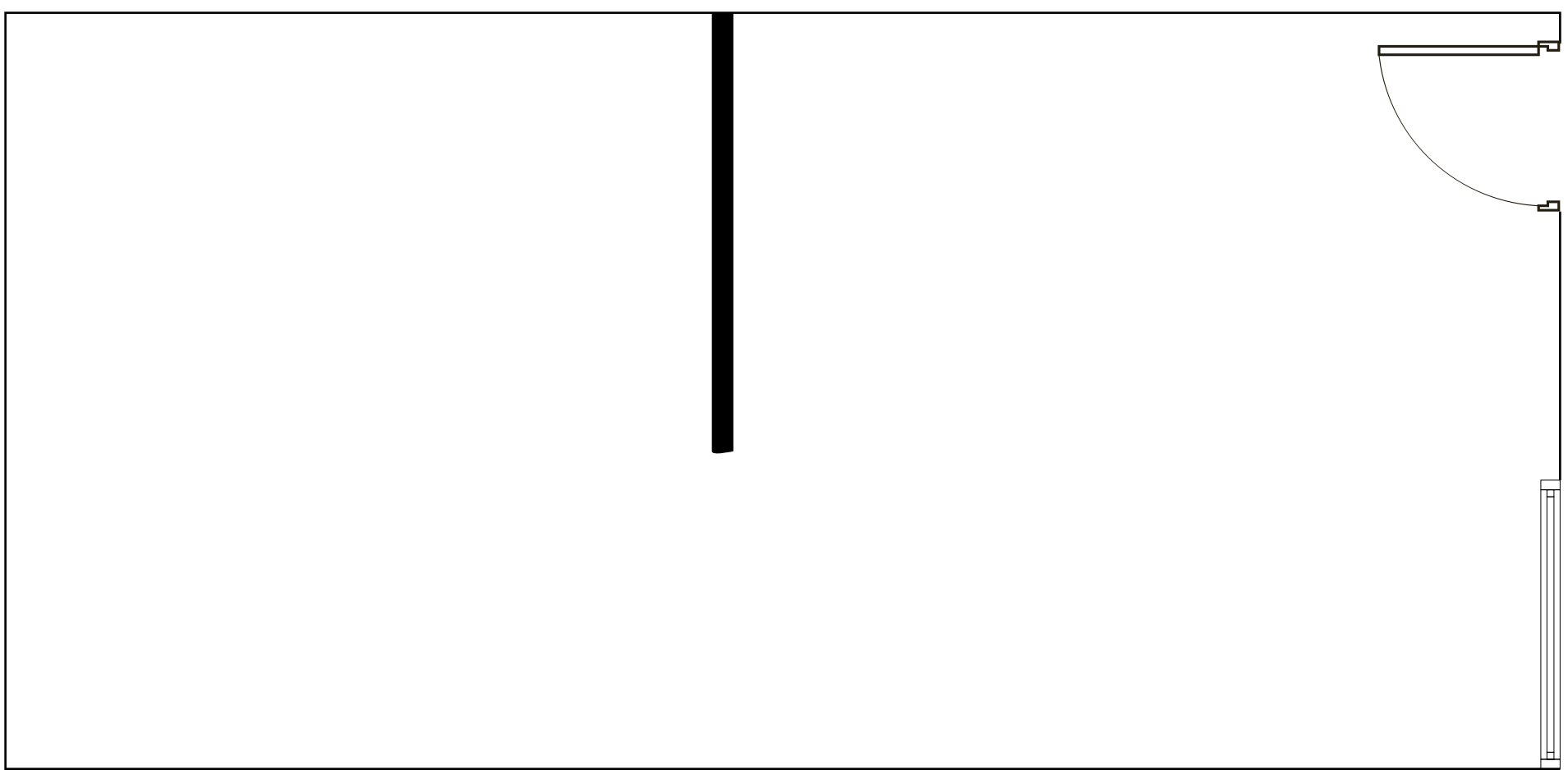
All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital 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.

445 EAST 78TH STREET

UPPER EAST SIDE, NYC | Between York and First Avenues

RETAIL FOR LEASE

FLOOR PLAN



JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

JORDAN LANGER

Senior Associate
212.468.5977
jlanger@meridiancapital.com



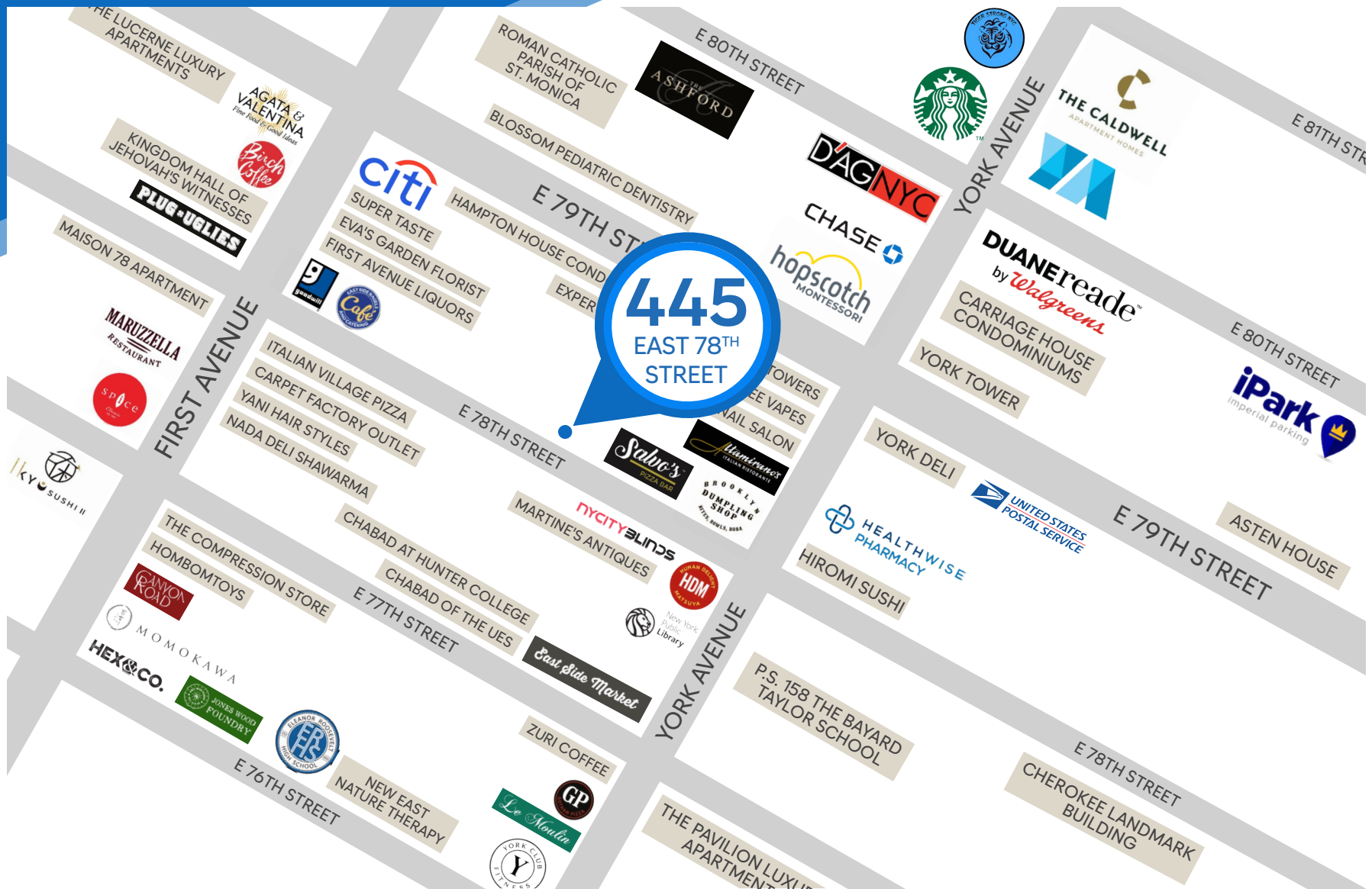
MERIDIAN
RETAIL LEASING

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.

445 EAST 78TH STREET

UPPER EAST SIDE, NYC | Between York and First Avenues

RETAIL FOR LEASE



NEIGHBORS

JAMES FAMULARO

President
646.658.7373
jfamularo@meridiancapital.com

JORDAN LANGER

Senior Associate
212.468.5977
jlander@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.