

# 245

## EAST 13<sup>TH</sup> STREET EAST VILLAGE, NYC

Between Second & Third Avenues

COMMUNITY FACILITY FOR LEASE

### APPROXIMATE SIZE

Lower Level: 1,500 SF

### ASKING RENT

\$6,000/Month

### POSSESSION

Immediate

### TERM

Negotiable

### FRONTAGE

15 FT

### COMMENTS

- Lower-level opportunity on the cusp of East Village and Union Square
- Well-suited for professional or community-oriented users
- In close proximity to NYU campus providing strong neighborhood traffic
- Ideal for therapy, medical, wellness, educational, non-profit, or studio uses

### NEIGHBORS

Butterdore • Jackdaw • Little Rebel • Old Fashion Pizzeria • Soothr • Plantshed Café • Linen Hall • The Penny Farthing • Stars • The Belfry • Red House • Little Poland • Trader Joe's • Westside Market

### TRANSPORTATION



PROPERTY INFORMATION

### NOAM AZIZ

Senior Director  
212.468.5984  
naziz@meridiancapital.com

### CARSON SHAHRABANI

Senior Associate  
212.468.5927  
cshahrabani@meridiancapital.com



**MERIDIAN**  
RETAIL LEASING

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INTERIOR

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