

343

LEXINGTON AVENUE

MURRAY HILL, NYC

Between East 39th & 40th Streets

RETAIL/OFFICE FOR LEASE

APPROXIMATE SIZE

4th Floor: 1,500 SF

ASKING RENT

~~\$6,500/Month~~ Reduced
\$6,000/Month

POSSESSION

Immediate

TERM

1-10 Years

COMMENTS

- Perfect for professional office uses
- Landlord will deliver in white-box condition and update bathrooms
- Close proximity to Grand Central providing strong exposure
- Heavy foot traffic
- All uses considered

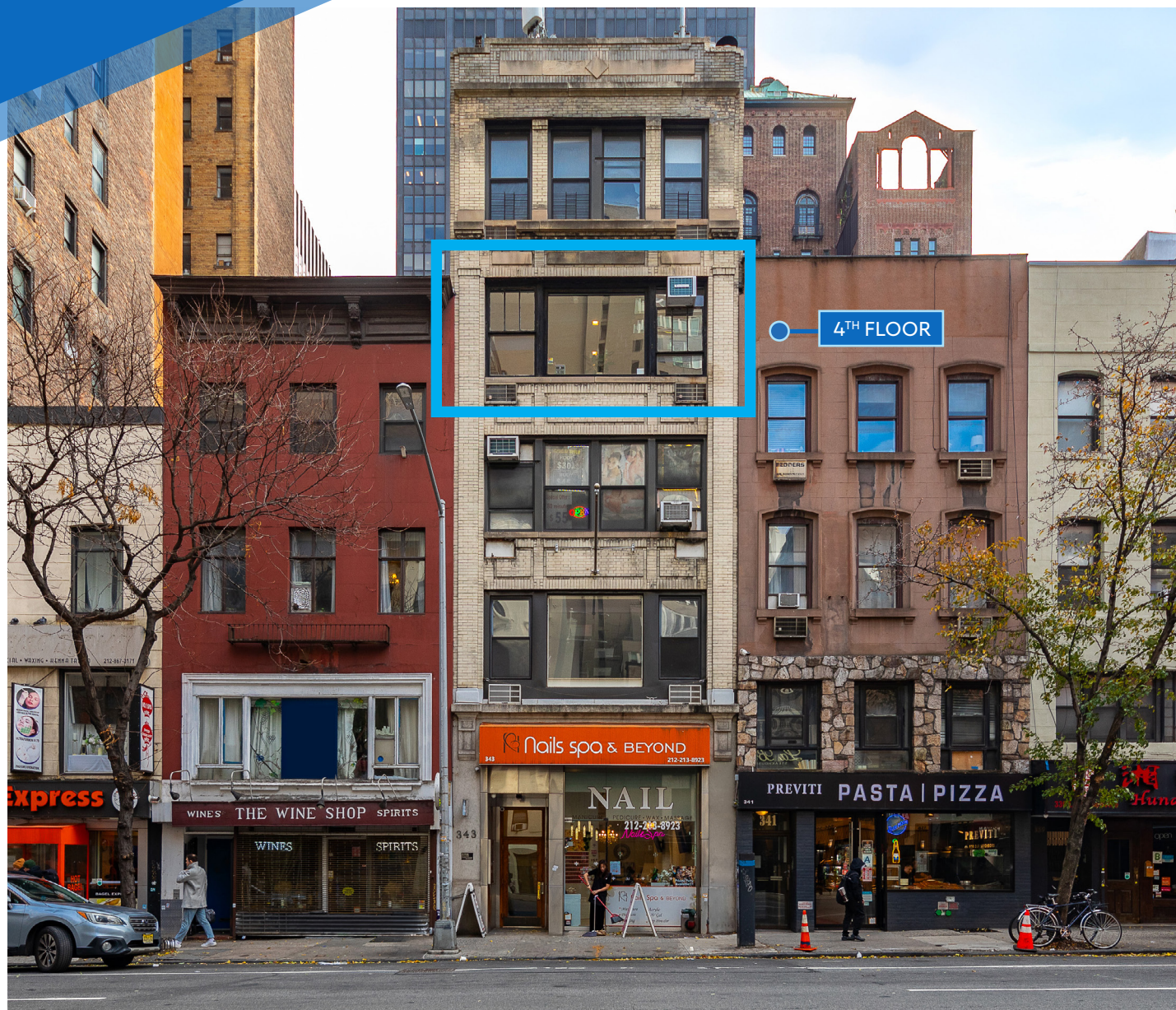
NEIGHBORS

Starbucks • Previti • Hunan Village • Ivy Nails and Spa • Alchimista • Peter Dillon's • Shake Shack • The Raines Law Room • Fields Good Kitchen • Nails Spa & Beyond • Low Ear Studio Barber Shop

TRANSPORTATION

4 5 6 7

PROPERTY INFORMATION



NOAM AZIZ

Managing Director
212.468.5984
naziz@meridiancapital.com

DANIEL ZACAIM

Associate
212.468.5910
dzacaim@meridiancapital.com



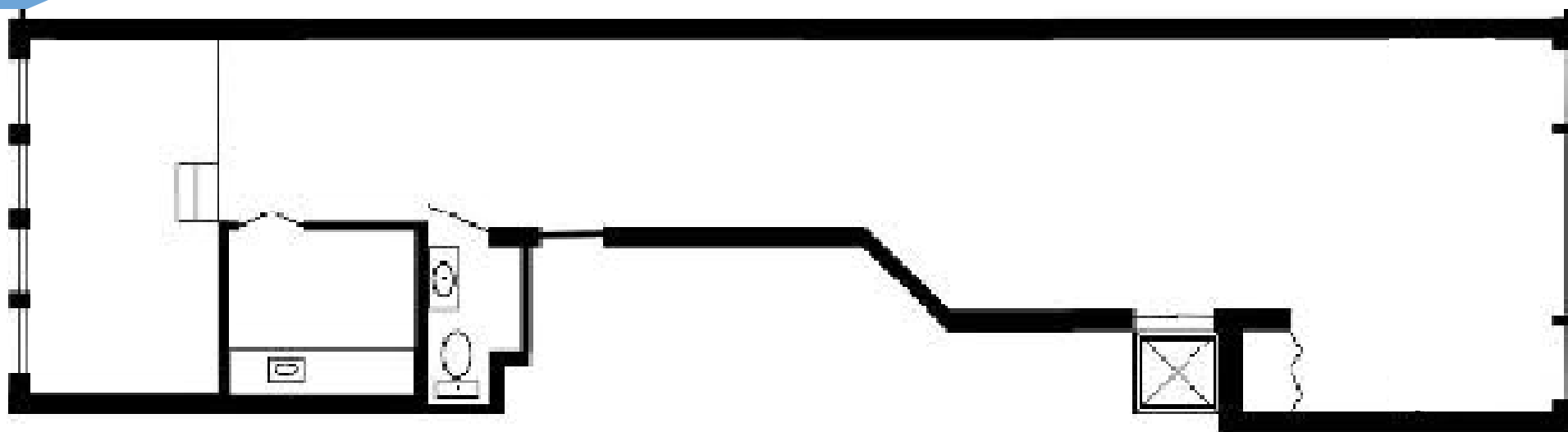
MERIDIAN
RETAIL LEASING

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FLOOR PLAN



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NEIGHBORS

PARK AVENUE

LEXINGTON AVENUE

THIRD AVENUE

convene



HAWORTH

Vaco E Presso



Sophie's
CUBAN



FedEx

Teva Massage by Agnes

DIG.

ONGI



CHASE



DOCKS
OYSTER BAR & SEAFOOD GRILL

E 40TH STREET

E 40TH STREET

E 39TH STREET

E 39TH STREET



Food Merchants Cafe

SPA Clinic

Chen Shu Zhen

MULLIGAN'S IRISH PUB



Ill Papa's



BANK OF AMERICA



SHAKE SHACK

blink
just salad

Citiz



wagamama

Sonder

THE SHAKESPEARE
AT THE MUSEUM

THE RAINES LAW ROOM



JUST MELT
into your perfect self

TABOTT
ANTI-AGING • REGENERATIVE CLINIC

Electrolysis By Maria
& Eric



CITY BEER
— THE CRAFT BEER STORE —

TD Bank
America's Most Convenient

Bento NYC
New Sushi Time

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