

300 East 23rd Street

On Second Avenue
Retail Leasing Opportunity



Size

Ground Floor:
Approx. 250 sf

Lower Level:
4,194 sf

Frontage

15' on Second Avenue

Ceiling Heights

Ground Floor: 14' to slab
Lower Level: 11'8" to slab

Site Status

Vacant; previously Duane Reade

Possession

Arranged

Highlights

- At the base of a 98-unit luxury condominium
- Near major area hospitals and medical facilities, including NYU Langone Medical Center, Bellevue Hospital, VA Hospital and Mount Sinai Beth Israel

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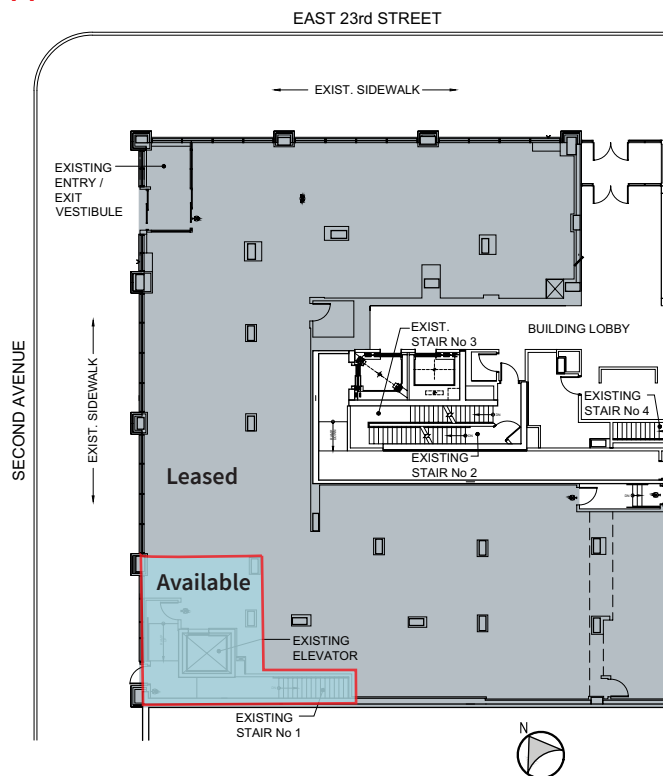
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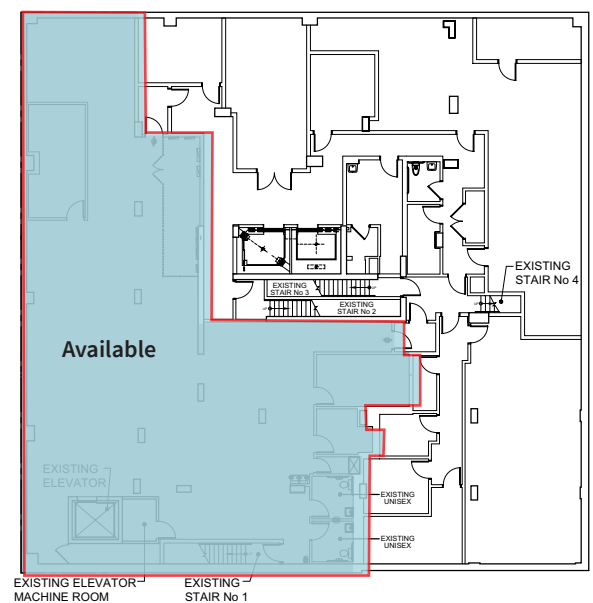
Ground Floor

Approx. 250 sf



Lower Level

4,194 sf



300 East 23rd Street | The Neighborhood

POPULATION
39.5K

HOUSEHOLDS
22K

MEDIAN HH INCOME
\$131K

MEDIAN HOME VALUE
\$822K

