

785 Tenth Avenue

Clinton | Midtown West Corner **Retail Leasing Opportunity**



Location

Southwest corner of Tenth Avenue and W. 53rd Street

Size

Ground floor: 2,322 sf

Lower level: 3,105 sf

Frontage

Approx. 86' wraparound

Ceiling Heights

Ground floor: up to 15'11"

Lower level: up to 11'9"

Status

Vacant; formerly Cellar 53

Possession

Immediate

Features

- Retail opportunity at the base of a **627-unit Avalon Clinton** luxury residential complex
- Surrounded by dense residential population, restaurants, nightlife and in close proximity to Theater Row
- Wrap-around corner exposure
- Adjacent to ART/New York Theatres, visited by 32,000 audience members annually

Neighbors

- CVS
- Frena Middle Eastern
- Mercedes Club
- HaSalon
- Garden Terrace
- Dot's Cafe
- Ardesia Wine Bar
- Il Melograno Restaurant
- Robert W. Wilson Theater
- Shinn West Sushi

Nearby Schools

- PS 111
- PS 138
- Urban Assembly School of Design
- Manhattan Bridges High School
- Hudson Way Immersion School
- Success Academy Charter School

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