

# 35 EAST 19TH STREET

## CHOICE GRAMERCY PARK RETAIL SPACE

*BETWEEN BROADWAY & PARK AVE SOUTH*

### SIZE

Ground Floor - Approx. 1650 sf

Finished Basement - Approx. 1280 sf

### FRONTAGE

Approx 19 feet

### TERM

10 Years

### RENT

\$295,000 per annum

### CEILINGS

Ground Floor: 14 feet

Basement: 10 feet

Column Free

### POSSESSION

Early Fall 2015

### USE

All Dry Uses Considered

### NEIGHBORING RETAILERS & RESTAURANTS

ABC Carpet, Walker Zanger Tile & Stone, Brooks Brothers,

Paragon Sporting Goods, Ann Sacks, Design Within

Reach, Ligne Roset, Hästens, Jacadi, Madura, Fishes Eddy,

Multi-screen AMC Theater, Equinox

Gramercy Tavern, Trattoria Il Mulino, Craft, ABC Kitchen,

Morton's, Barbounia, Cocina

### COMMENTS

Centrally Situated in Home Furnishings & Design District

Highly Visible Grand-fathered Banner

Charming Original Tin Ceiling

Existing Central A/C



**CITY**  
**CONNECTIONS**  
COMMERCIAL

For further information, please contact:

Stephen Asch

212-994-3227

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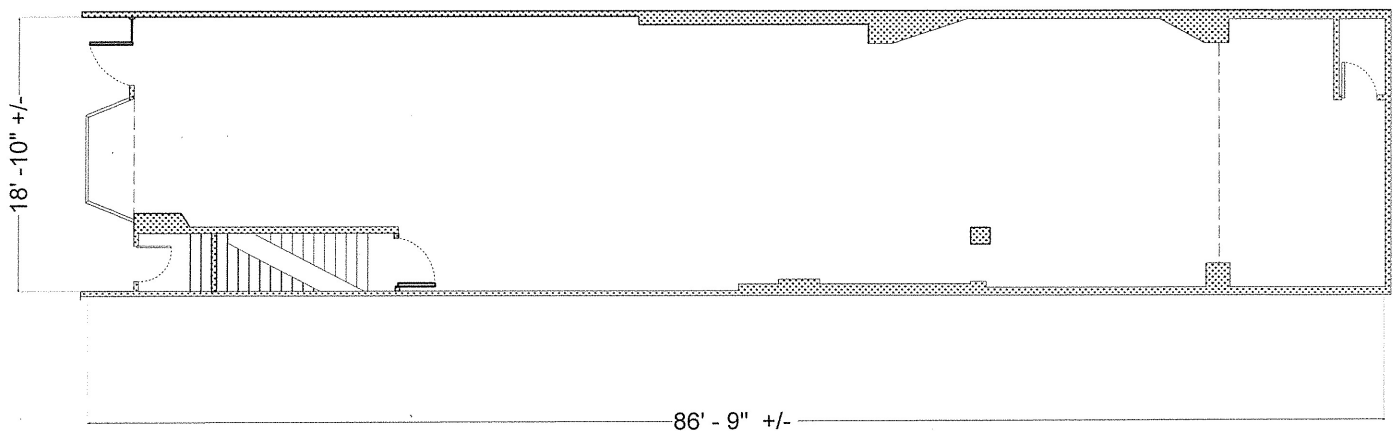
Herb Goldberg

212-994-3256

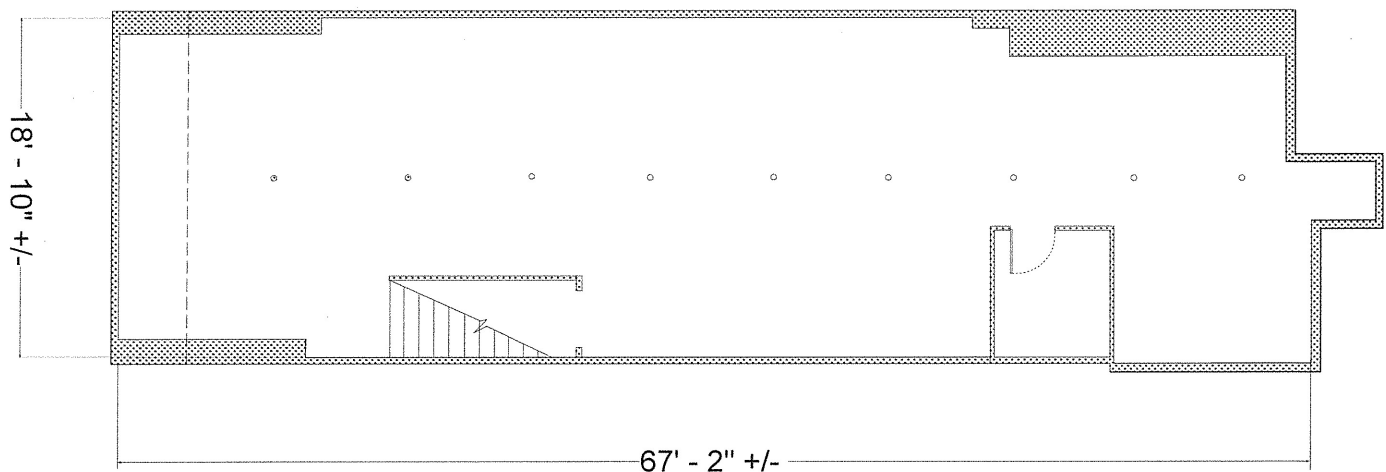
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## FLOOR PLANS



Ground Floor



Basement



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