

# Retail Space For Lease

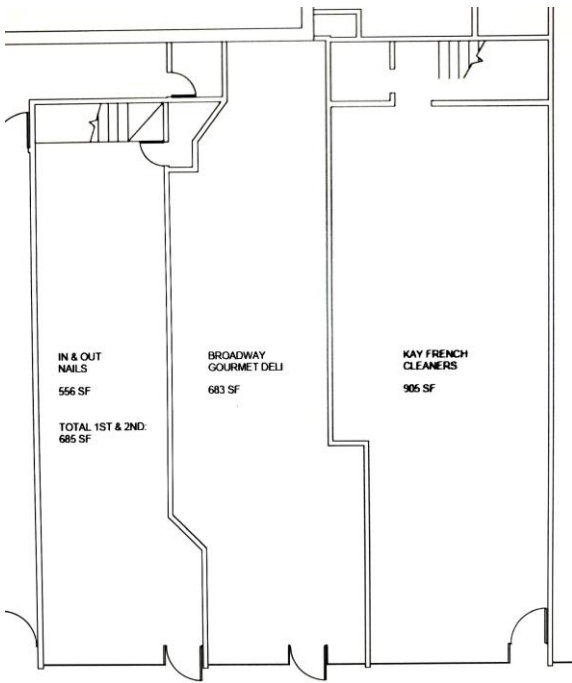
UPPER WEST SIDE - MANHATTAN

2675 BROADWAY

**683 SF - Ground Floor Retail**

**ASKING \$7,200/MTH**

This very high traffic, Upper West Side retail location is situated in a beautiful Upper West Side residential area. Newly renovated storefronts with high visibility just off a prime Broadway corner. Formerly a gourmet deli and Xi'an Famous Foods. Perfect for Grab and Go, or high volume delivery. Clean vanilla box with high ceilings and venting in place. This location provides a great opportunity for those seeking an Upper West Side presence. Prime location just a couple blocks south of Columbia University.



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# Retail Space For Lease

UPPER WEST SIDE, MANHATTAN  
2675 BROADWAY

## **Building Details:**

DESCRIPTION: 683 SF Retail Space

BLOCK & LOT 01873-0052

FRONTAGE: 14' on Broadway

AVAILABLE SPACE: 683 SF

ASKING RENT: \$7,200/MTH

ZONING: R9A, R8B, C1-5, EC-3

USE: All uses considered

TAXES: Landlord Pays

## **Investment Highlights:**

PRIME UPPER WEST SIDE LOCATION  
EXTREMELY HIGH TRAFFIC  
EXCELLENT FRONTAGE  
VENTING IN PLACE  
LOCATED JUST STEPS FROM THE SUBWAY – BOTH LOCAL AND EXPRESS STOPS  
EXCELLENT ACCESS TO ALL TRANSPORTATION  
GREAT BROADWAY VISIBILITY

**Contact Broker: Chris Gallagher (917) 673-1178**

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