

UPPER EAST
SIDE

NEW YORK
NY

1535 THIRD AVENUE



SPACE DETAILS

LOCATION

East block between East 86th and 87th Streets

APPROXIMATE SIZE

Ground Floor 5,271 SF*

*Divisible

POSSESSION

Arranged

TERM

Negotiable

FRONTAGE

46 FT on Third Avenue

CEILING HEIGHT

Ground Floor 11 FT 6 IN

SITE STATUS

Currently a portion of Modell's Sporting Goods

NEIGHBORS

Whole Foods Market, Chick-fil-A, Maison Kayser, Pure Yoga, Rumble, Ulta, CVS Pharmacy, AMC Loews Orpheum 7, Athleta and Bluemercury

COMMENTS

Potential to create noncontiguous Sub-basement storage space

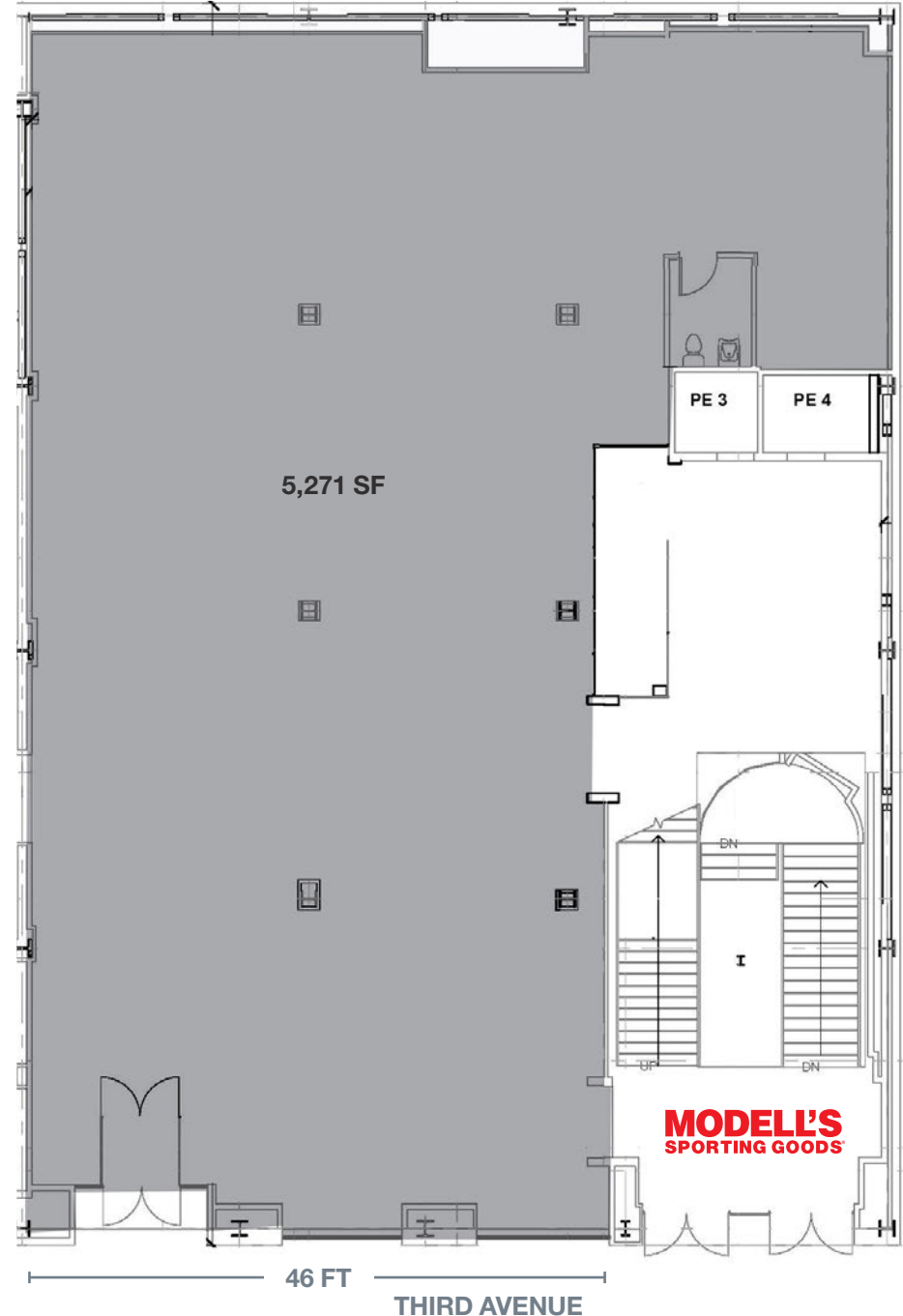
Close proximity to the following schools: Dalton, St Ignatious Loyola, Ramaz, The Spence School, PS 169 and PS 6

One block from the **4 5 6** subway lines on Lexington Avenue and the **Q** on Second Avenue

Steps from the Third Avenue bus and East 86th Street crosstown bus

Heavily trafficked seven days and nights

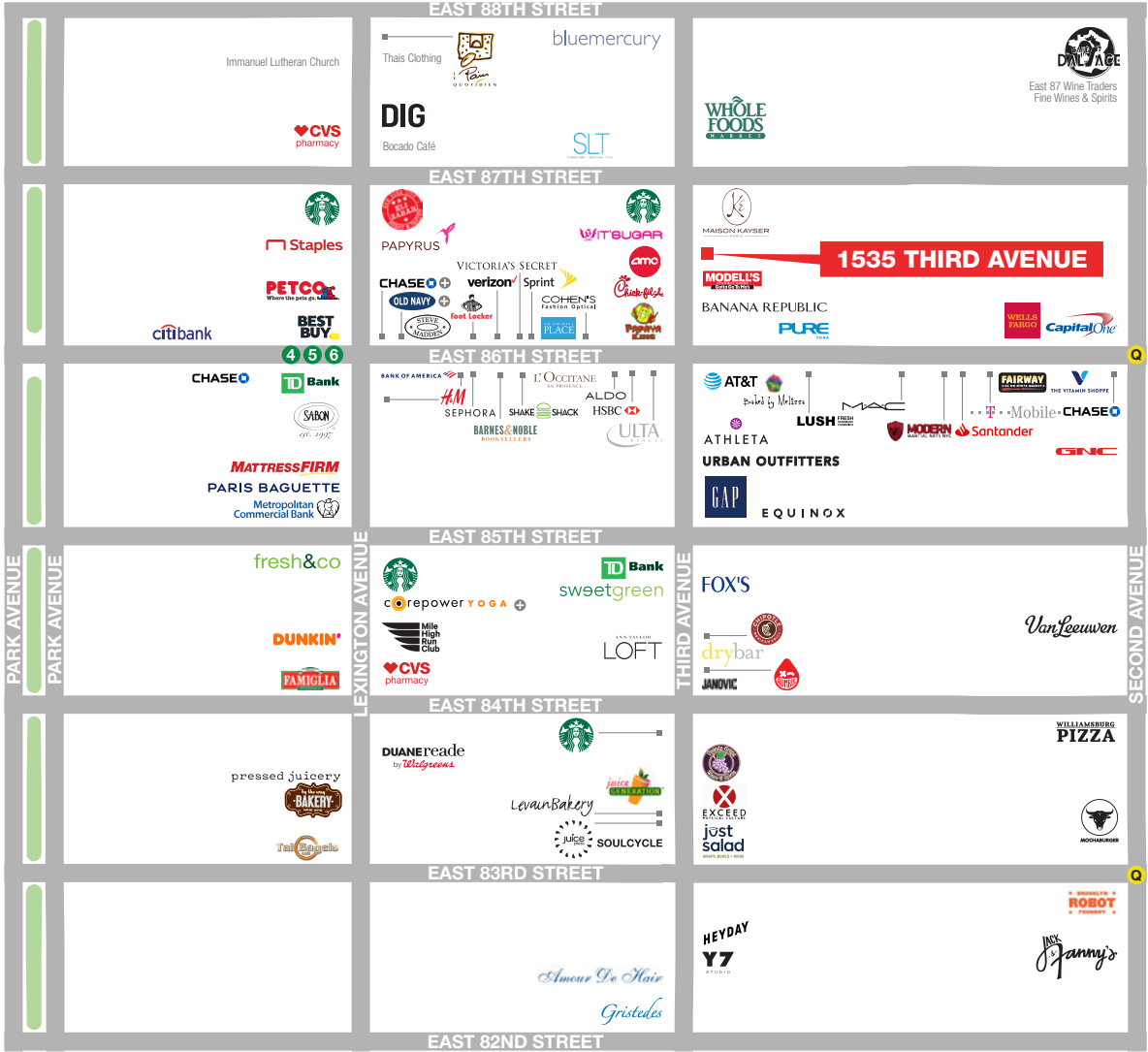
GROUND FLOOR



AREA NEIGHBORS



AREA RETAIL



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