



4,500 SF · For Lease · \$20,000/mo

405 West 39th Street, Hell's Kitchen, NYC

Rental Rate \$55 /SF/Year
Max. Contiguous 4,500 SF
Property Type Retail

Property Sub-type Bar/Lounge
Building Size 4,500 SF
Key Money \$100,000

Description

Three floor commercial space for lease in prime Hell's Kitchen location. Total square feet is 4,500 (1,500 sq ft per floor). Everything is in excellent condition and ready to start operating from day one!

Hell's Kitchen is currently a much sought after neighborhood that is centrally located, with access to nearly every subway line, no commute takes too long and cab fares never get too expensive. You also have easy access to the West Side Highway. In addition, according to Time Out New York: "Ninth Avenue' s constantly shifting array of multiethnic eateries draws theatergoers who shun Times Square' s tourist traps. As gentrification takes hold, new apartment blocks are springing up in the former wasteland near the Hudson River and development will kick into overdrive when the long-delayed mixed-use complex Hudson Yards and the last phase of the High Line finally come to fruition."



Jennifer Saavedra



Renatta Paz

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LOCATION	405 W 39
BLOCK/LOT	00737-0030
LOT DIMENSIONS	19 ft x 49.42 ft
BUILDING CLASS	Store Building (K1)
BUILDING DIMENSIONS	19 ft x 49 ft
GROSS SQUARE FOOTAGE	4,500 SF
TENANTS	Vacant
ZONING	C1-7A, HY
TAXES	\$39,784/yr

1 CELLAR FLOOR PLAN

MECHANICAL ROOM: 10' x 10' x 10' (10' x 10' x 10')

OPEN CELLAR: 10' x 10' x 10' (10' x 10' x 10')

SPRINKLER SYSTEM FLEED UNDER OPEN CELLAR

FIRE SYSTEM ALARM LINDER UNDER 10' x 10' x 10' (10' x 10' x 10')

2 FIRST FLOOR PLAN

RESTAURANT: 10' x 10' x 10' (10' x 10' x 10')

KITCHEN: 10' x 10' x 10' (10' x 10' x 10')

BAR: 10' x 10' x 10' (10' x 10' x 10')

SEATING: 10' x 10' x 10' (10' x 10' x 10')

PROPERTY INFORMATION

OWNER: [Name]

PROJECT: [Name]

DATE: [Date]

PROJECT INFORMATION

PROJECT NO: [Number]

DATE: [Date]

CLIENT INFORMATION

CLIENT: [Name]

CONTACT: [Name]

DESIGNER INFORMATION

DESIGNER: [Name]

ADDRESS: [Address]

NOTES

1. ALL DIMENSIONS ARE IN FEET AND INCHES.

2. ALL WALLS ARE 12" THICK UNLESS NOTED OTHERWISE.

3. ALL FLOORS ARE 4" CONCRETE ON 8" GRAVEL UNLESS NOTED OTHERWISE.

