

# 130 east 23rd street

SOUTHWEST CORNER OF LEXINGTON AVENUE



Ground Level: **12,049 Square Feet** | Lower Level: **5,002 Square Feet** | Total: **17,051 Square Feet**

Frontage: **225' (75' on Lexington & 150' on 23rd)** | Ceiling Height: **18' (Ground), 15' 6" (Lower)**

Term: **Negotiable** | Possession: **Immediate** | Asking Rent: **Please Inquire**

- Iconic new construction designed by Rem Koolhaas's world-renowned architectural firm, OMA
- Diagonally across from the new Freehand Hotel and steps from the Gramercy Park Hotel
- Oversized windows, high ceilings, and a selling lower level
- Logical divisions considered and non-vented food users welcome
- Unique angled corner storefront

ENTIRE SPACE:

Ground Level:

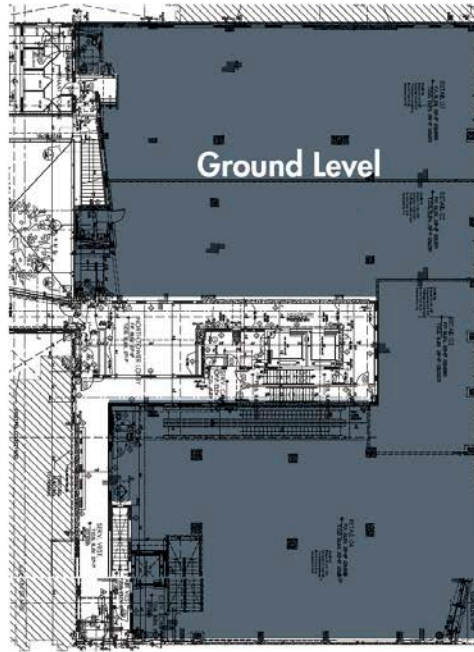
12,049 Square Feet

Lower Level:

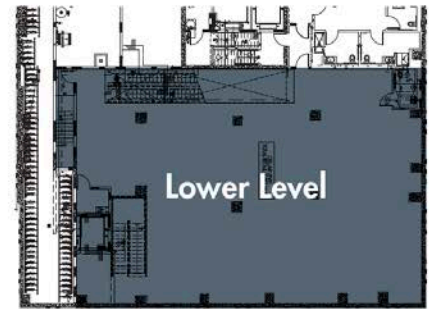
5,002 Square Feet

Total Size:

17,051 Square Feet



23RD STREET



PROPOSED  
DIVISIONS:

Ground Level:

A: 3,578 Square Feet

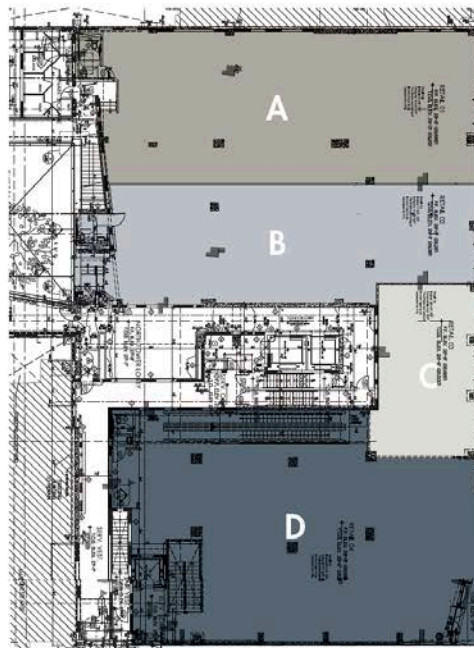
B: 2,681 Square Feet

C: 1,147 Square Feet

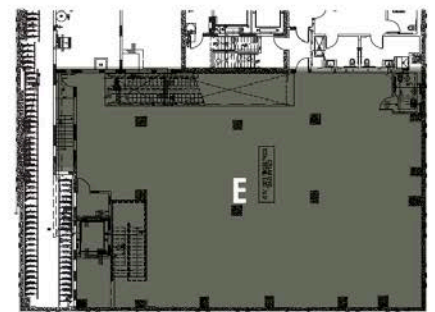
D: 4,643 Square Feet

Lower Level:

E: 5,002 Square Feet



\*All logical divisions considered



75'

**MULTIPLE CONFIGURATIONS FOR  
A POWERFUL RETAIL PRESENCE  
AT THE INTERSECTION OF  
GRAMERCY & FLATIRON**





NEIGHBORS INCLUDE:

- WeWork
- Think Coffee
- Eataly
- Equinox
- NYSC
- Gramercy Park Hotel
- Baruch College
- School Of Visual Arts
- Eleven Madison Park
- Freehand Hotel
- Bath & Body Works
- Fotografika (soon)
- Charles Schwab
- Gregory's Coffee
- Simon & The Whale
- Smile To Go
- Walgreens
- Cava Grill
- Cosme
- CVS

PLEASE CONTACT:

Christopher Owles | 212.604.9002 | [chris@sinvin.com](mailto:chris@sinvin.com)

Michael Glanzberg | 212.604.9004 | [michael@sinvin.com](mailto:michael@sinvin.com)

Sarah Shannon | 646.673.8780 | [sarah@sinvin.com](mailto:sarah@sinvin.com)



# 130 east 23rd street

SOUTHWEST CORNER OF LEXINGTON AVENUE