

# 199

**EAST 3<sup>RD</sup> STREET**  
EAST VILLAGE, NYC

Between Avenues A & B

RETAIL FOR LEASE

#### APPROXIMATE SIZE

500 SF + Basement

#### ASKING RENT

~~\$5,495/Month~~ Reduced  
\$4,995/Month

#### POSSESSION

Immediate

#### TERM

Negotiable

#### FRONTAGE

10 FT

#### COMMENTS

- Prime East Village location with 24/7 foot traffic
- All uses considered

#### NEIGHBORS

Poco NYC • Eastpoint • Downtime • Clinton St. Baking Company • Biga Bite • The Mayfly • G's Steakhouse • Virginia's • TMPL • The Hairy Lemon

#### TRANSPORTATION

**B D F M J Z**  
**B39 M14 M9**



PROPERTY INFORMATION

**JAMES FAMULARO**  
President

**BEN BIBERAJ**  
Senior Director  
703.434.1461  
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**CAMERON PARSON**  
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**MERIDIAN**  
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.



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INTERIOR



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