

# 320

**EAST 39<sup>TH</sup> STREET**  
MURRAY HILL, NYC

Between First & Second Avenues

RETAIL/OFFICE FOR LEASE



#### APPROXIMATE SIZE

3<sup>rd</sup> Floor: 2,615 SF

#### ASKING RENT

\$11,000/Month

#### POSSESSION

Immediate

#### TERM

Negotiable

#### COMMENTS

- Built-out office on third floor available
- 9 offices with conference room and 2 private bathrooms
- Tons of natural light flowing into the space
- Dividing walls can easily be taken down to open the space for open concept
- All uses considered

#### NEIGHBORS

Gristedes • Duane Reade • Dunkin' • Abitino's  
Pizza • Starbucks • New York Sports Club • The Yoga  
Common • Ground Central • El Pote • Chase Bank

#### TRANSPORTATION



**JAMES FAMULARO**

President

**KEVIN BISCONTI**

Director

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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.



INTERIOR

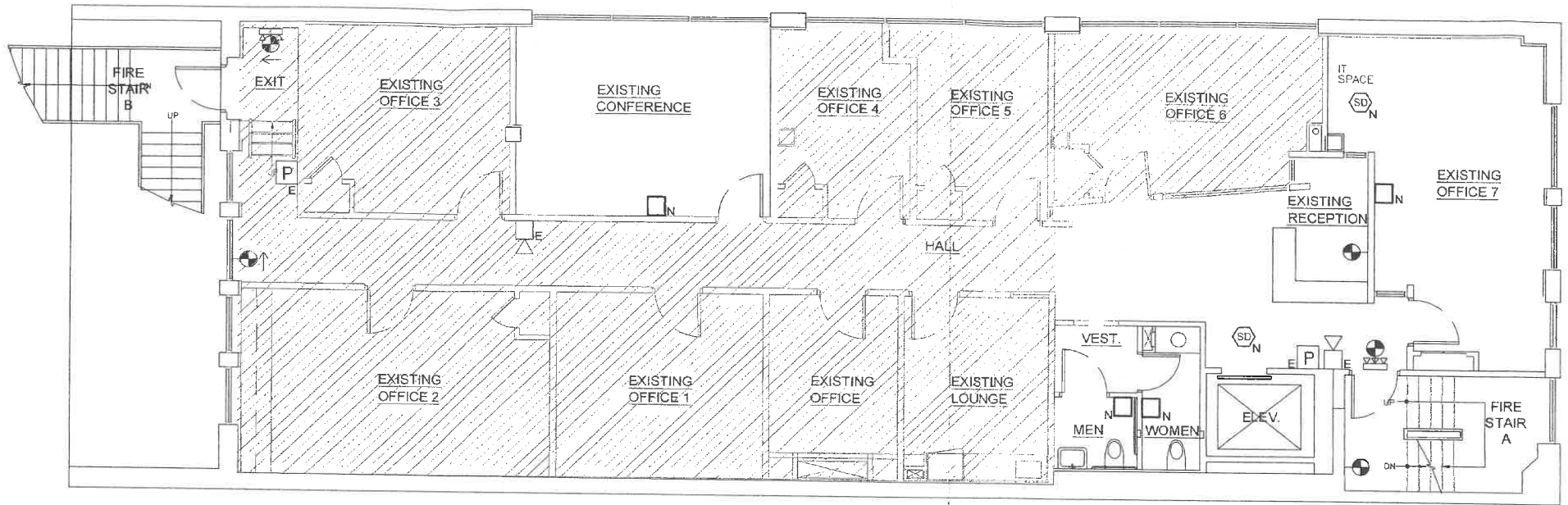
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FLOOR PLAN

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