

PRIME RESTAURANT OPPORTUNITY

633 Second Avenue

Between East 34th and 35th Streets

LOCATED NEAR

**NYU HOSPITAL &
ALEXANDRIA CENTER**

 CUSHMAN &
WAKEFIELD



Exclusive Agent





SPACE AVAILABLE

633 Second Avenue

Ground Level:	1,400 SF
Lower Level:	1,400 SF
Frontage	16 FT
Possession:	July 2024
Term:	Long Term
Lease Type:	Direct
Asking Rent:	Upon Request

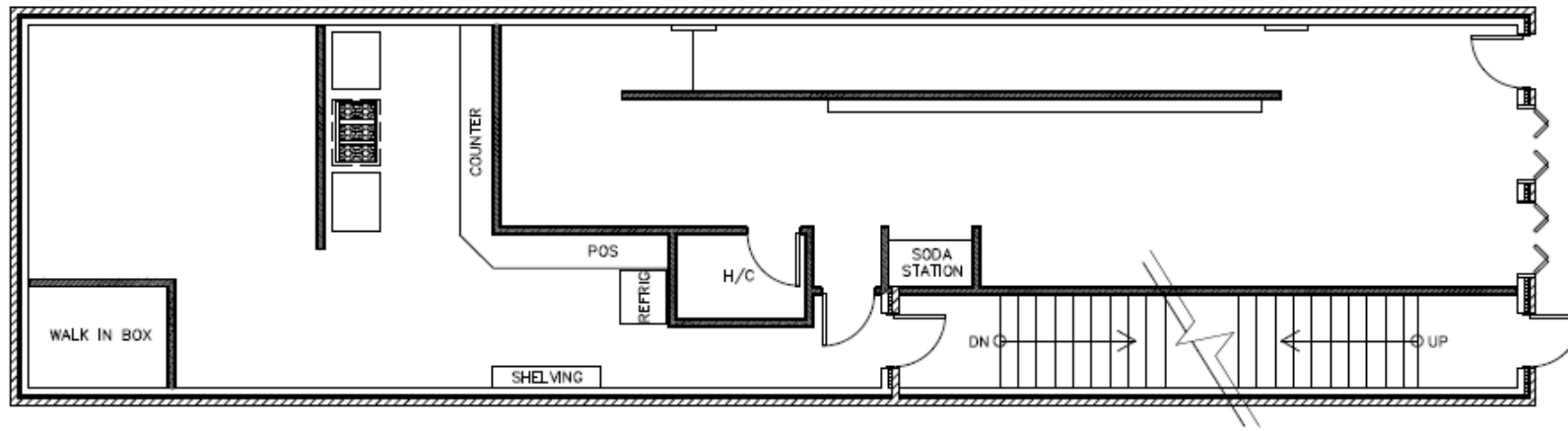
Neighbors

Garlic Pizza Bar, Lan Larb, Gemini Diner, Crunch Fitness, AMC Kips Bay, NYU Langone, Alexandria Center, Bellevue Hospital

Comments

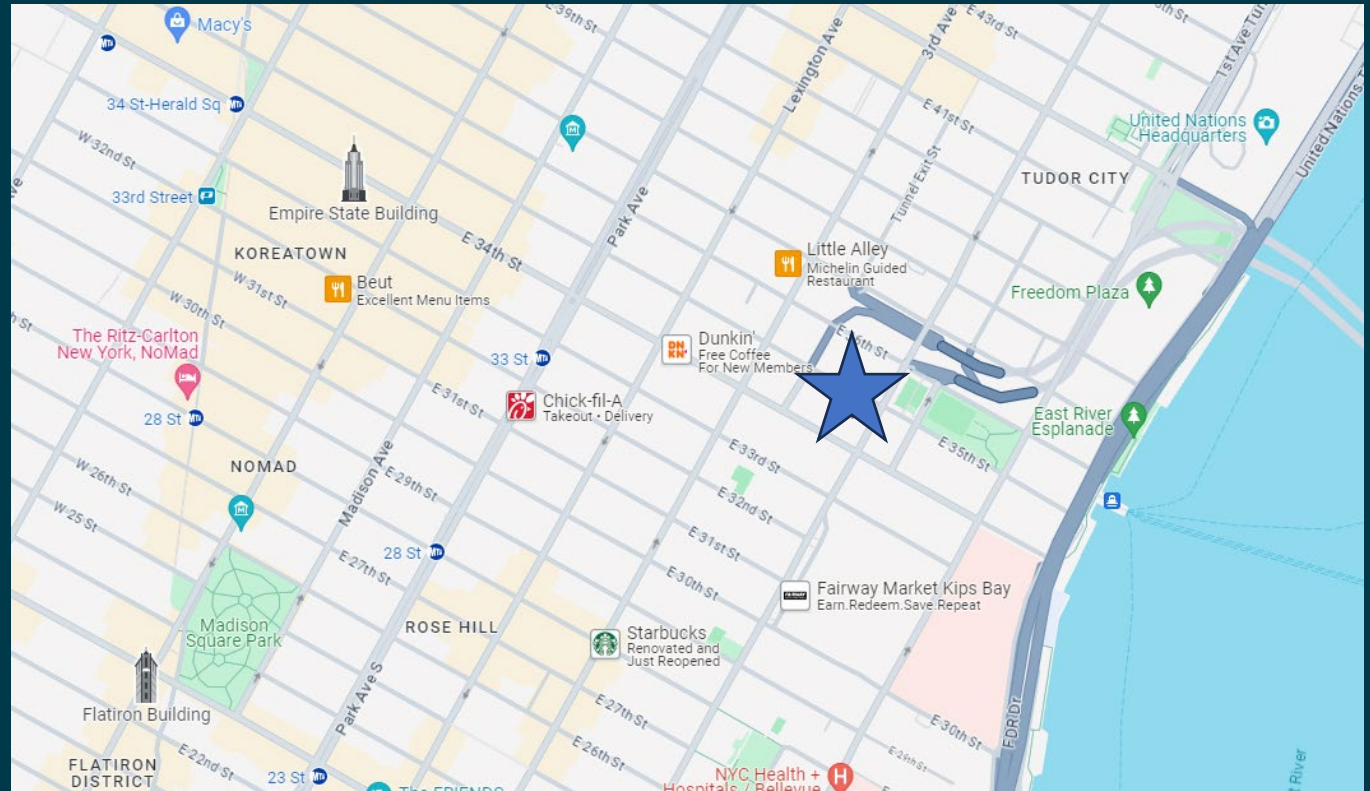
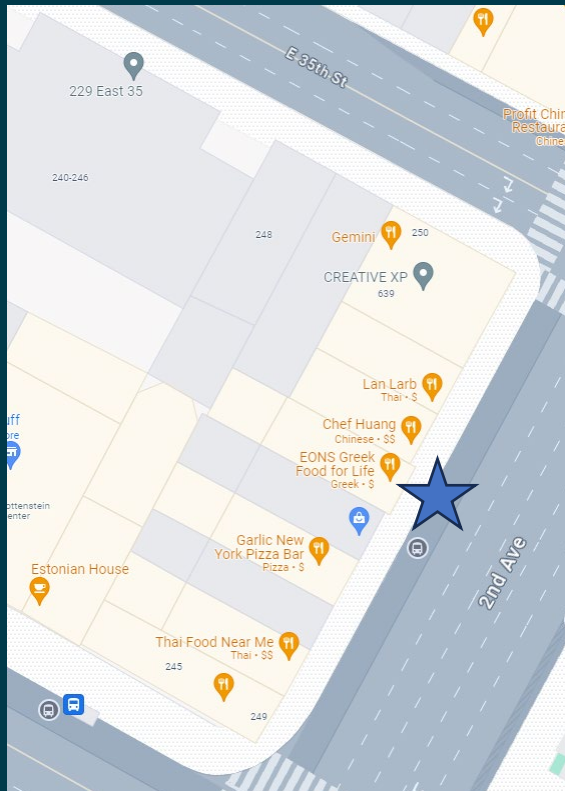
- Perfect location for hospital lunch dine-in, pick-up and delivery
- Surrounded by dense residential development
- Fast casual build-out featuring:
 - Two Kitchen hoods
 - HVAC
 - Walk-in box
 - Restroom
 - Lower-level storage and prep

FLOOR PLAN & MAP



Ground Fl:
1,400 SF

Lower Level:
1,400 SF



LEASING

Please no inspections without an appointment.

Please contact exclusive agents:

Michael Azarian
212.841.7831 | michael.azarian@cushwake.com

James Ariola
212.698.2572 | james.ariola@cushwake.com

Kassie Wallace
212.841.7943 | Kassie.wallace@cushwake.com



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