

PRIME RETAIL SPACE FOR LEASE IN CHELSEA

235 WEST 23RD STREET



SPACE

Ground	4,000 sf
Basement	2,000 sf
2nd Floor*	6,000 sf

FRONTAGE

Approximately 40 ft

CEILING HEIGHT

Ground	Approximately 14 ft
2nd Floor	Approximately 13 ft

*Can be leased separately

DESCRIPTION

In the heart of Chelsea, this prime retail space is currently occupied by popular art supply chain, Utrecht. Located directly across the famed Chelsea Hotel, neighboring tenants include Whole Foods, Trader Joe's, Starbucks, Ricky's NYC, Dallas BBQ, Old Navy, Clearview Cinema and New York Sports Club. It's also in close proximity to the High Line and the Fashion Institute of Technology (FIT).

ASKING PRICE

Ground	\$150 psf
2nd Floor	\$50 psf

POSSESSION

February 2014

CONTACT EXCLUSIVE BROKERS

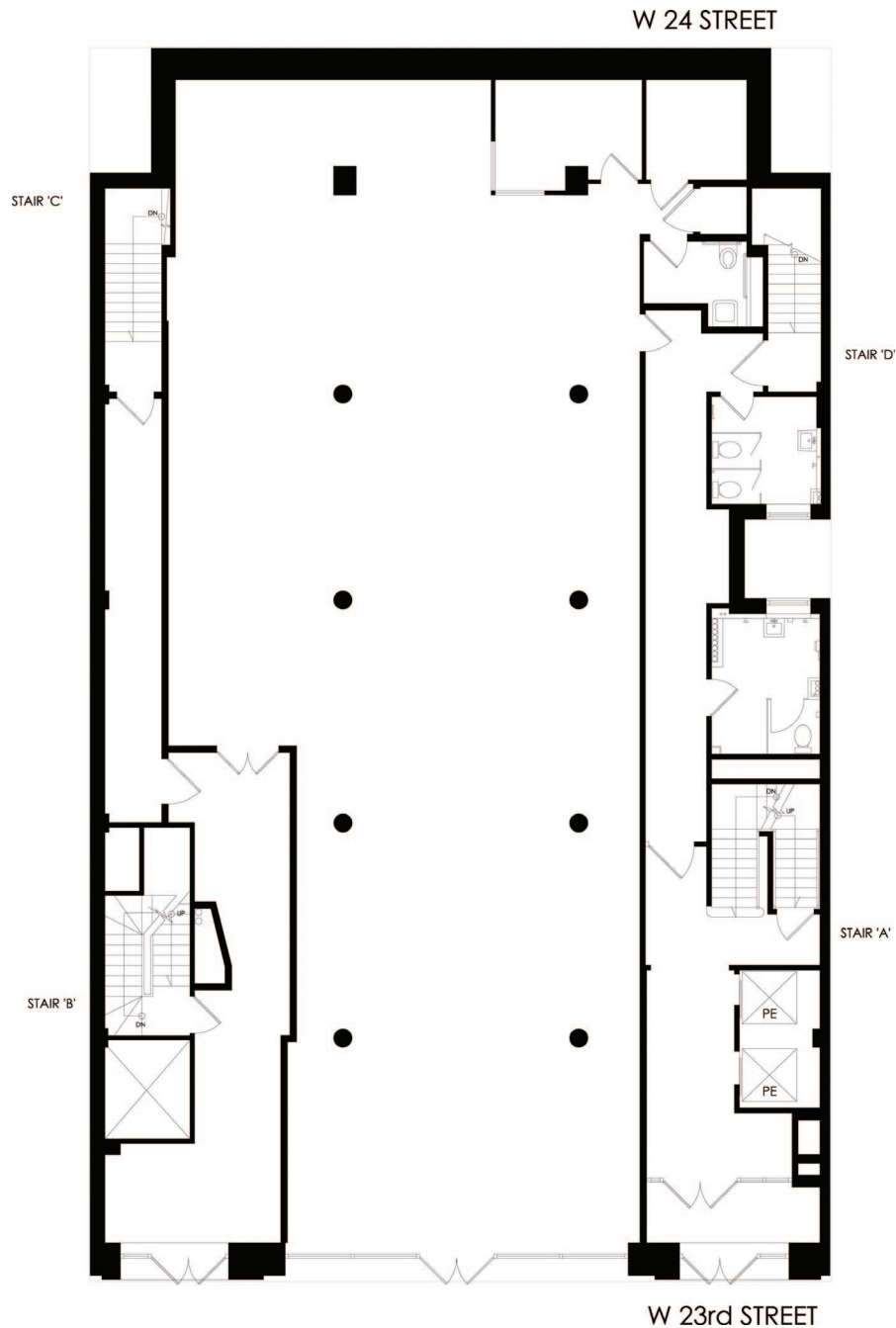
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REALTY

Procuring broker shall not be entitled to a commission even upon producing a ready, willing, and able purchaser or lessee or as the procuring cause of the transaction. Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal, when, as and if received by us and only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing, is from sources deemed reliable such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal. 2013_03DR

FLOOR PLAN GROUND



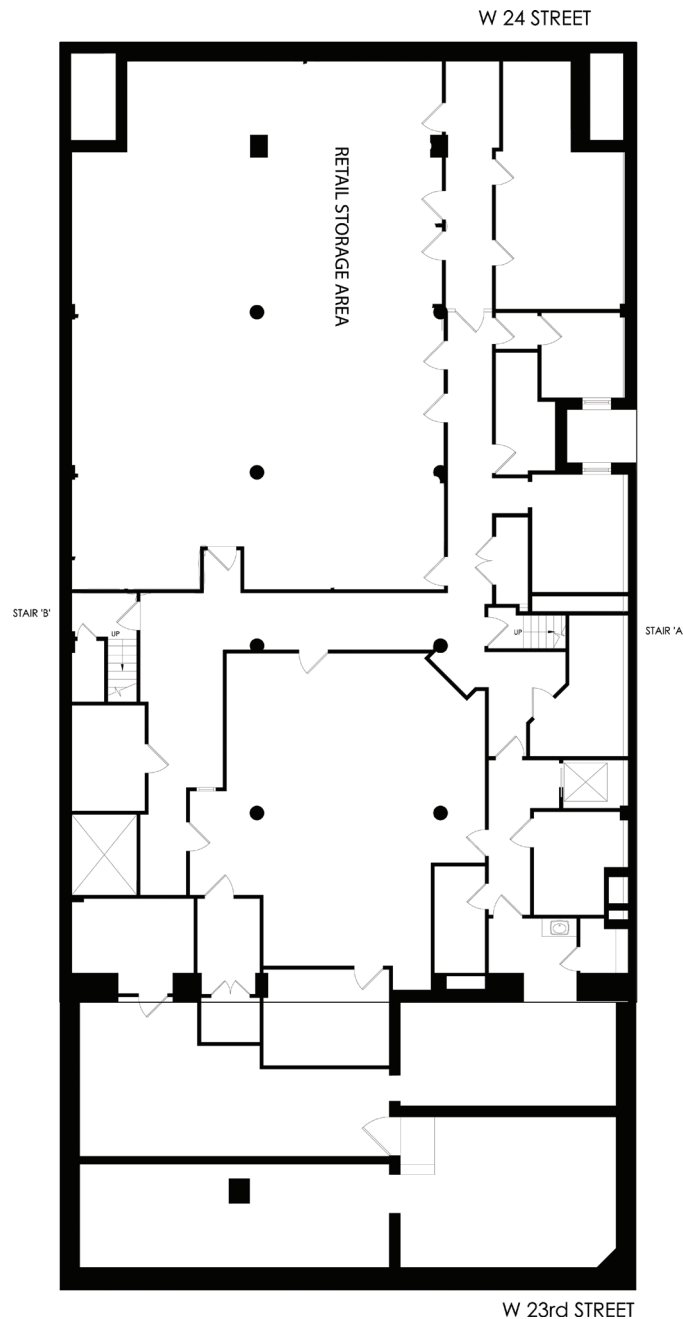
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FLOOR PLAN BASEMENT



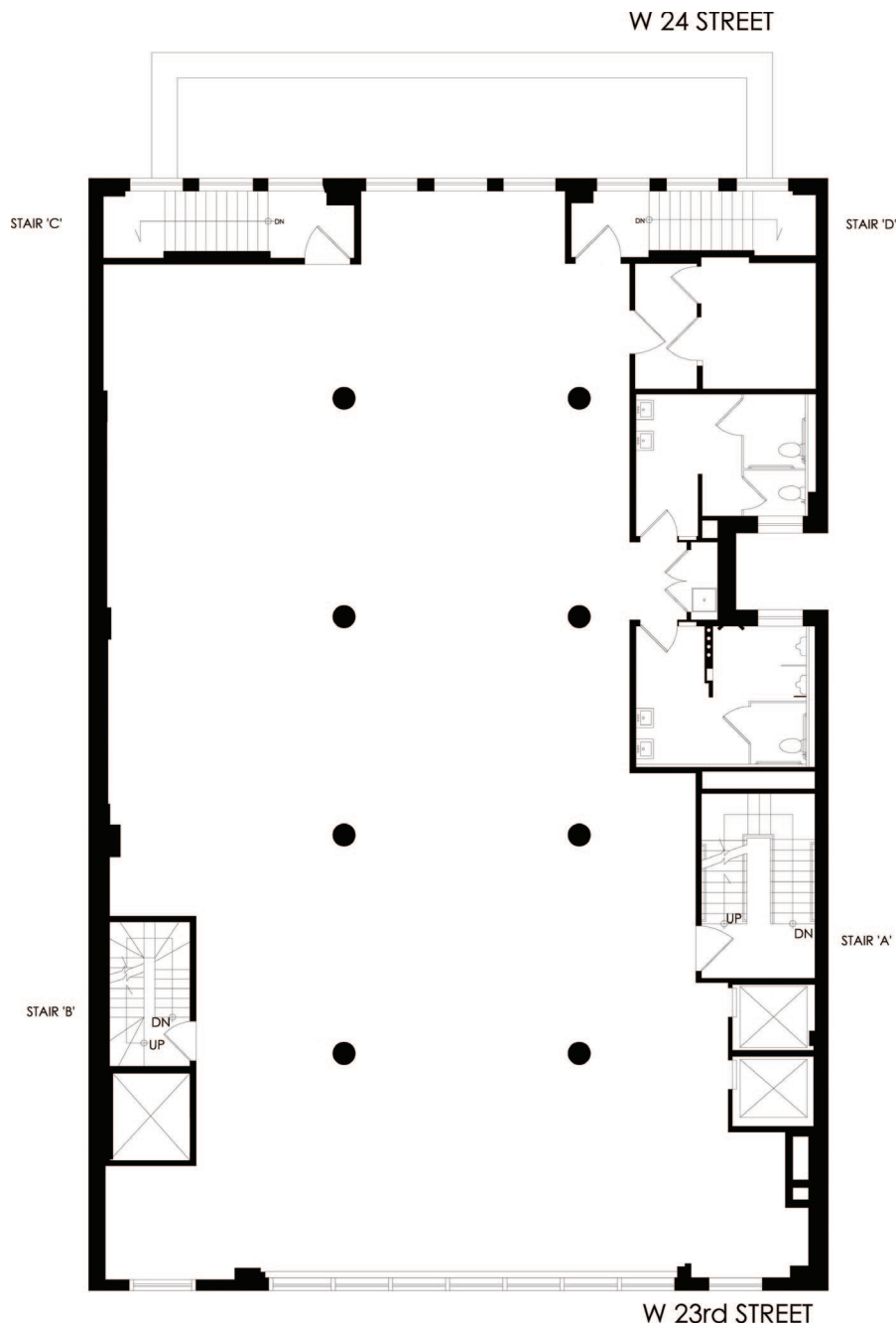
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FLOOR PLAN 2ND FLOOR OFFICE



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