

FRONTAGE ON 3RD AVE & 73RD ST UNPARALLELED EXPOSURE TO SPENDERS



1275 THIRD AVENUE, NYC

Between 73rd and 74th Streets

PBS Real Estate, as the exclusive agent for the sublessor, is pleased to offer the following space:

- Currently occupied by Scoop
- Neighbors include BCBG, Scoop, Marimekko, Precision, Searle, Free People, National Jean Company, Kate's Paperie, Papyrus
- Frontage on both 3rd avenue and 73rd Street
- Surrounded by affluent residential traffic of the Upper East Side

Term: July 31, 2014

Frontage: 18' 11" on 3rd Ave, 13' on 73rd St

Area: 1,800sf on the ground floor

Total Rental: Upon Request



For further information and/or inspection, please contact:

Laura Pomerantz	212.672.2002	laura.pomerantz@pbsra.com
John Brod	212.672.2001	john.brod@pbsra.com
Betty Ende	212.672.2004	betty.ende@pbsra.com
Ilyssa Rothfeld	212.672.2014	ilyssa.rothfeld@pbsra.com

PBS Realty Advisors, LLC d/b/a PBS Real Estate • 230 Park Avenue, 18th Fl • New York, NY 10169 • 212.672.2000 • www.pbsrealestate.com

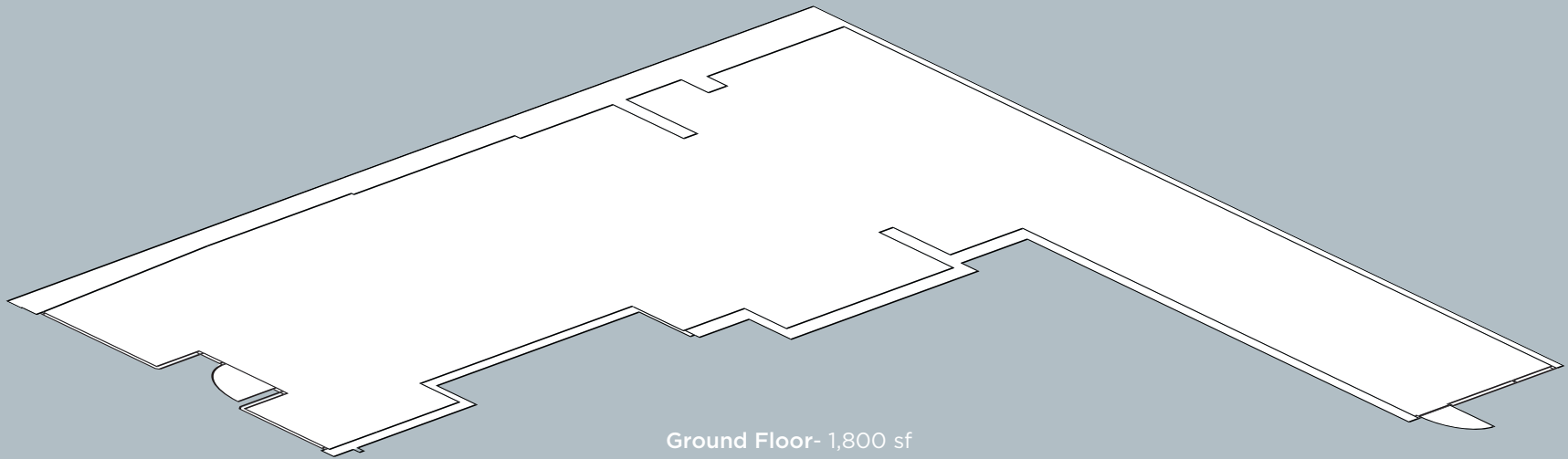
The ownership of the Space has instructed PBS Real Estate to advise co-operating brokers that no commission or compensation is being offered by the ownership or PBS Real Estate to co-operating brokers who procure tenants who consummate or do not consummate leases for the Space. Accordingly, co-operating brokers must obtain any commission or compensation from their customers. 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 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.








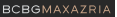








WELCOME TO THE **UPPER EAST SIDE**



1275 THIRD AVENUE



Ground Floor- 1,800 sf

<p>Lenox Hill Hospital</p>	<p>Hot & Crusty Thais Clothing Company</p>  <p>HSBC Zig-Zag Jewellery Jean Claude Biquine Splendid Cleaners Taroo Gymboree Construction</p>	<p>McCabes Spirits  Atlantic Grill National Jean Company Saga Shoes Jubilee Haru Restaurant</p>
<p>EAST 76TH STREET</p> <p>D'Agostino Supermarket</p>  	<p>Church L&H Pharmacy Iris Nails Orsay Restaurant</p> <p>Tang Tang Andrea Carrano Picasso Nail Society Tanjore Accessories ANN TAYLOR Precision Chico's</p>	<p>EAST 76TH STREET</p> <p>Haru Sake Bar AEROSOLES Big Drop Free People Citarella</p>
<p>EAST 75TH STREET</p> <p>Johnson's Frame Center Boutique Elle Wink Laura Geller Makeup Studio Deco Delux Marta Bags Cleaners</p>	<p>Gourmet Deli Le Belle Maison Gourmet Deli</p>  <p>Giggle West New York</p> <p>Andrade Shoe Repair Portofino Sun Center</p> <p>SEARLE Galo Ajune </p>	<p>EAST 75TH STREET</p> <p>Bistro Le Steak Candle Cafe Jowmy Market McKeown's Fine Food & Spirits</p> <p>Manhattan Shade & Glass Mezzaluna Precision J.G Melon Restaurant</p>
<p>EAST 74TH STREET</p> <p>Dannielle B. Jacqueline Chorney Jackie Roberts Payard Marckle Myers Ltd Final Touch Hardley Antiques</p>	<p>LEXINGTON AVENUE</p> <p>Malia Mills Dry Cleaners Paul Mole Anthony Jane Il Papiro</p> <p>Kates Paperie T-Bar Steak & Lounge</p> 	<p>EAST 74TH STREET</p>   <p>1275 Third Ave EJ's Luncheonette</p>
<p>EAST 73RD STREET</p> <p>Buzina Pop Lexington Bar & Books</p> <p>House of Health Mary Arnold Toys J Mc Laughlin Le Decor Francois</p>	<p>Todd Alexander Romano</p>  <p>Lexington Gardens</p>  <p>Leonard Opticians Marimekko Jacodi Invite Health </p>	<p>EAST 73RD STREET</p> <p>Dallas BBQ Talbots</p>
<p>EAST 72ND STREET</p> <p>Z'Baby Company Hairstylist Jay Kos L'Art De Vivre Antiques Le Decor Francois Gallery 71</p>	<p>Bath & Body Works Super Runner's Shop VICTORIA'S SECRET </p>	<p>EAST 72ND STREET</p> <p>Evergreen Antiques  State News Grace's Marketplace</p>

4
5
6
↓

For further information and/or inspection, please contact:

Laura Pomerantz
212.672.2002
laura.pomerantz@pbsra.com

John Brod
212.672.2001
john.brod@pbsra.com

Betty Ende
212.672.2004
betty.ende@pbsra.com

Ilyssa Rothfeld
212.672.2014
ilyssa.rothfeld@pbsra.com

