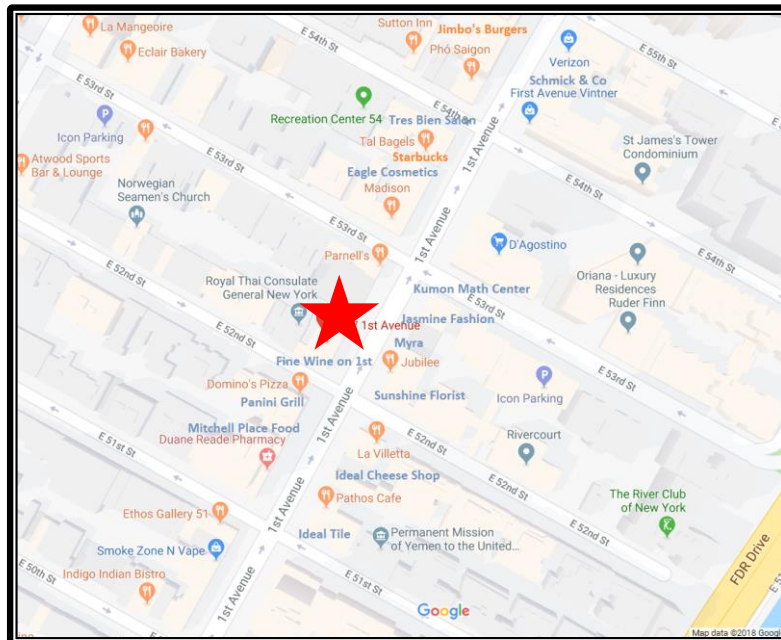
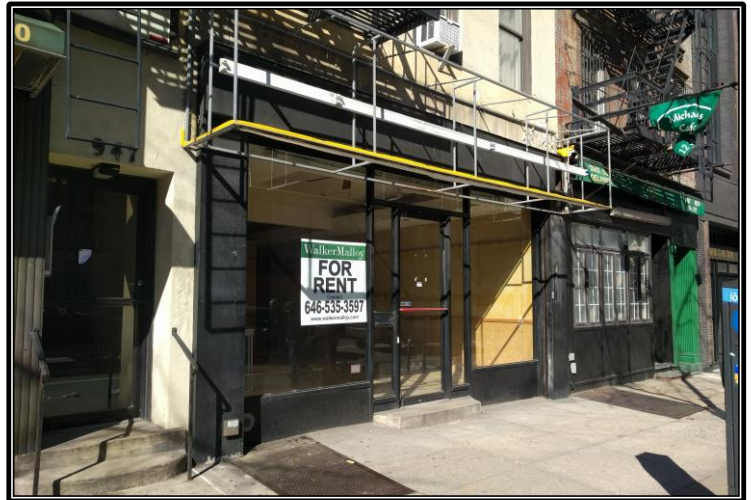


Turtle Bay Retail

947 1st Avenue

Between 52nd & 53rd Street

<i>Neighborhood</i>	Midtown East
<i>Approximate Size</i>	900 sf + partial basement
<i>Approximate Frontage</i>	16 feet
<i>Rent</i>	\$7,100/month New Price
<i>Features</i>	High ceilings Column free HVAC in place Good signage
<i>Nearby</i>	Starbucks, Duane Reade Chase Bank, D'Agostino
<i>Restrictions</i>	No hair salons or cooking
<i>Possession</i>	Immediate



For More Information Contact Exclusive Agent:

Rafe B. Evans • rafeevans@walkermalloy.com • 212.712.6186 • 917.701.4059

ALL INFORMATION IS SUBJECT TO, ERRORS, OMISSIONS, CHANGE, OR WITHDRAWAL WITHOUT NOTICE. Dimensions are approximate. One half of a commission is payable in accordance with our rate schedule to procuring broker executing our brokerage agreement, provided that a lease is fully consummated as described in said agreement. Our commission rate schedule is available upon request.

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