



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS

For Lease



2nd Generation Restaurant for Lease

2,000 SF

158 West 72nd Street • New York • NY

For Pricing Call: 718-437-6100

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Chandler Slate
☎ 718.437.6100 x108
ChandlerS@TriStateCR.com



Location Overview

Located in the Lincoln Square neighborhood of Manhattan off of the intersection of Broadway & Amsterdam near the 72nd St subway station.

Nearest Transit: 1, 2, & 3 trains at Amsterdam Ave and the M72 bus line.

Nearby tenants include Duane Reade, Dunkin', Cafe Luxembourg, Trader Joe's, Joe & The Juice, Black Press Coffee, Leavain Bakery, sweetgreen, Chipotle, Bondi Sushi, Starbucks, and more!

Main Highlights

- ▶ Turn-key restaurant
- ▶ Existing 4 A.M. liquor license
- ▶ Basement
- ▶ Possession November 1st
- ▶ Can be leased with 2nd floor
- ▶ Full building opportunity
- ▶ Equipment list available upon request



9,409 SF

Total Building Size



2,043 SF

Lot Size



C4-6A

Zoning

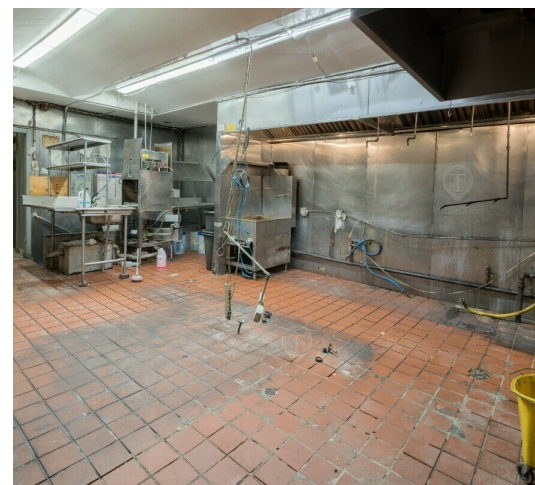
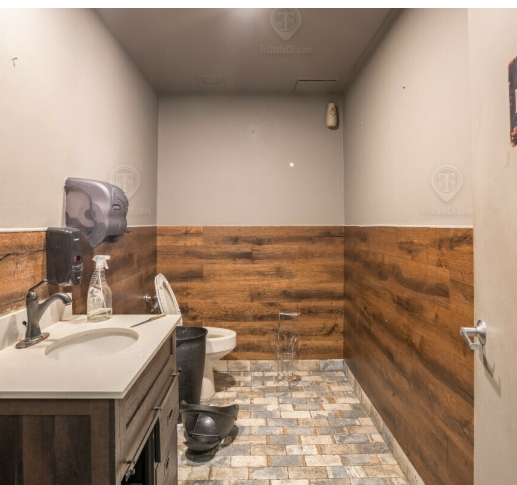
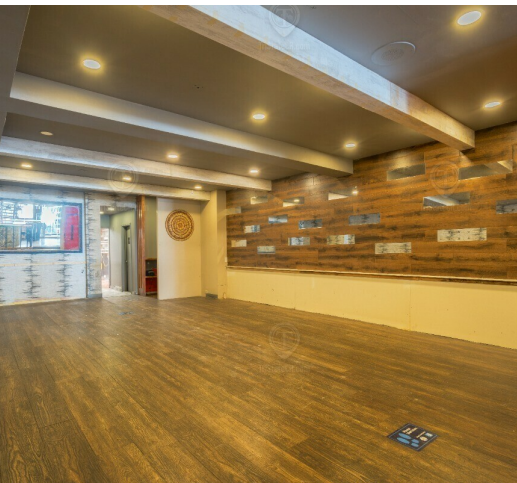
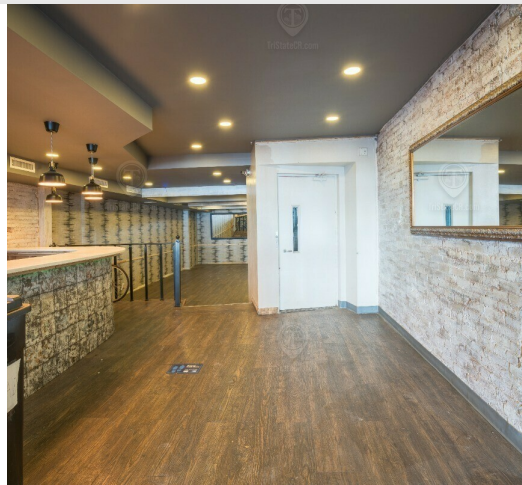
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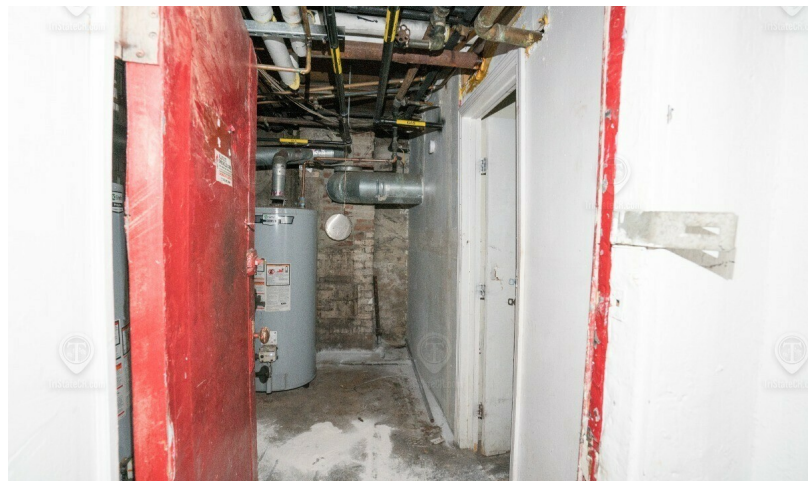
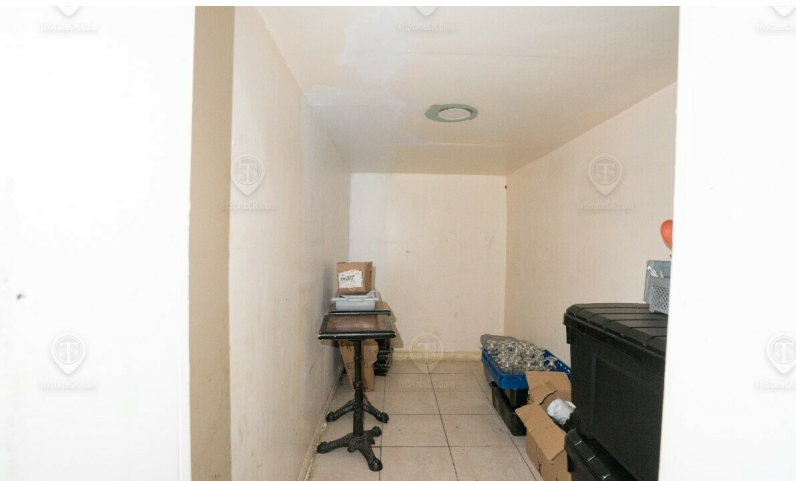
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Basement

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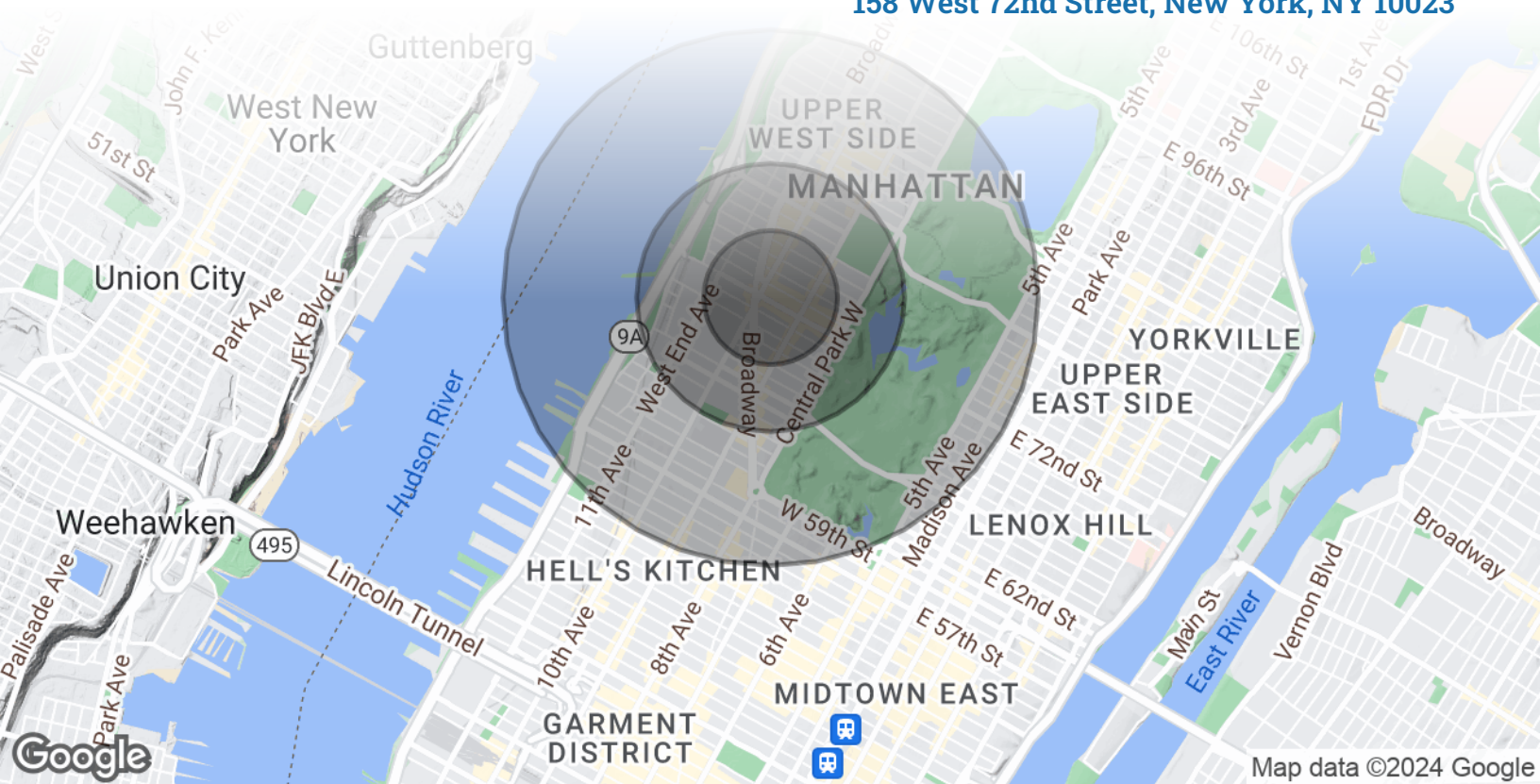
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Area Demographics

158 West 72nd Street, New York, NY 10023



POPULATION

0.25 MILES

0.5 MILES

1 MILE

| | | | |
|----------------------|--------|--------|---------|
| Total Population | 27,400 | 72,899 | 166,083 |
| Average Age | 43.9 | 44.9 | 43.6 |
| Average Age (Male) | 44.2 | 45.0 | 43.7 |
| Average Age (Female) | 43.5 | 45.1 | 44.2 |



166,083

People within 1 Mile

HOUSEHOLDS & INCOME

0.25 MILES

0.5 MILES

1 MILE

| | | | |
|---------------------|-------------|-------------|-------------|
| Total Households | 19,457 | 48,371 | 107,766 |
| # of Persons per HH | 1.4 | 1.5 | 1.5 |
| Average HH Income | \$176,580 | \$188,309 | \$190,582 |
| Average House Value | \$1,220,105 | \$1,297,458 | \$1,270,745 |



\$190,582

Avg Household Income

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