

1280  
LEXINGTON

# EXCELLENT UES RETAIL CORNER

SW CORNER OF E. 87TH STREET AND LEXINGTON AVENUE



# SPACE DETAILS

## AVAILABLE SPACE:

GROUND FLOOR: **2,163 SF**

**CEILING HEIGHT:** ±15' Ground Floor

## FRONTAGE:

25' on Lexington Avenue; 60' on 87th Street

**LEASE TYPE:** Direct

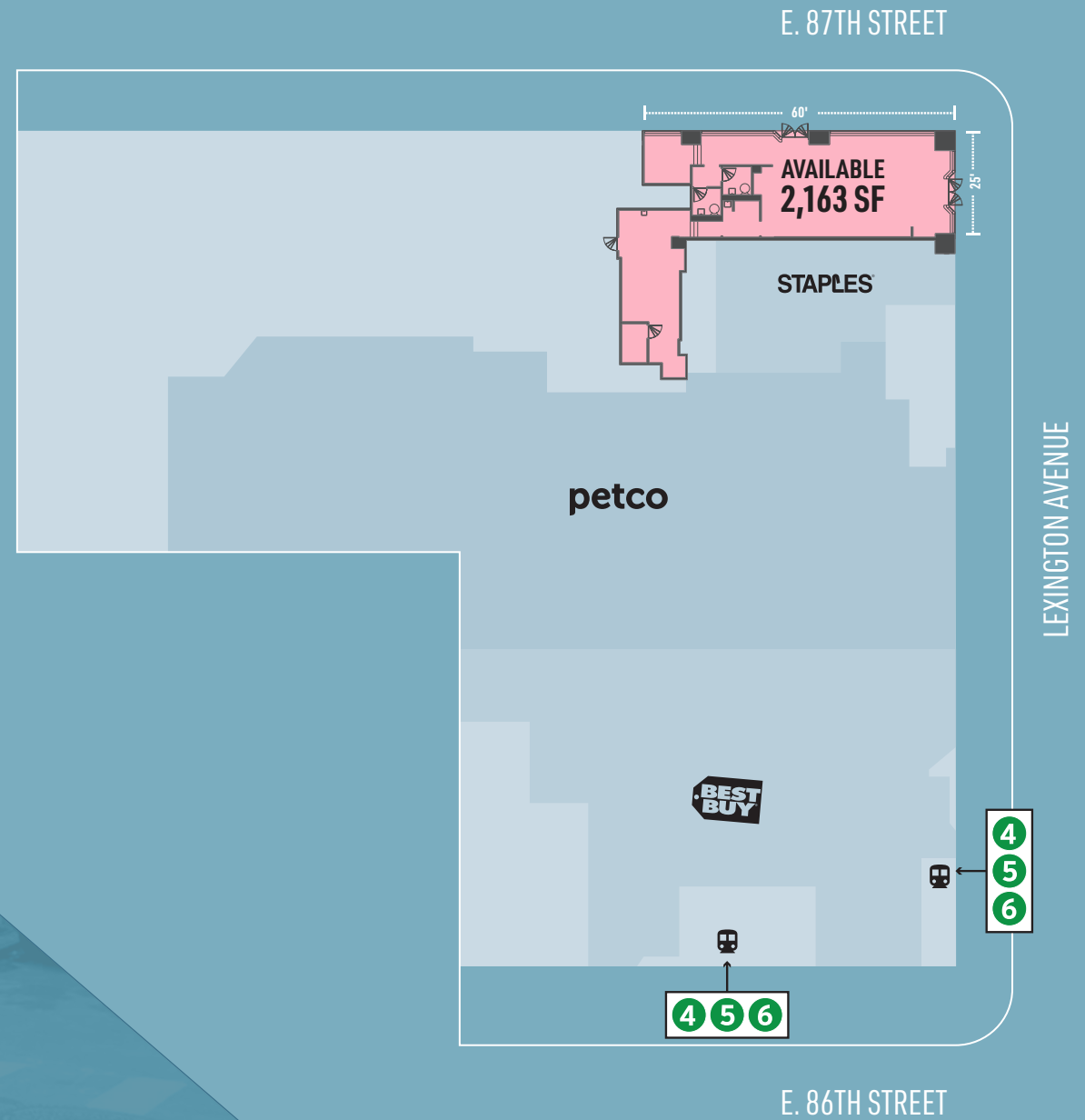
**POSSESSION:** Immediate

## COMMENTS:

- Currently occupied by Starbucks.
- Direct subway access within the building – top 20 busiest subway stations in NYC with with over 13 million riders annually.
- Over 85 feet of wraparound frontage.

# FLOORPLAN

STREET  
LEVEL  
**2,163 SF**



# 1280 LEXINGTON

POPULATION  
204,469

MEDIAN AGE  
41,3

MEDIAN HOUSEHOLD INCOME  
\$121,698

MORE THAN 1.5 TIMES THE AMOUNT IN NEW YORK:  
\$67,844

## UPPER EAST SIDE STATS

86TH ST SUBWAY STATION ANNUAL RIDERSHIP  
13,486,510

86TH ST SUBWAY STATION ANNUAL RIDERSHIP  
8,075,480

**Businesses and Landmarks:**

- E. 89th St:** FedEx, MILANO MARKET, SIENA CAFE, JACK'S, WILLOW ROAD POP UP, pure barre, BIRCH coffee, OTTO'S TACOS, Philip Flowers, WOK 88.
- E. 88th St:** IMMANUEL LUTHERAN CHURCH, CVS/pharmacy, Le Pain Quotidien, bluemercury, BLOOM NAILS & SPA, THAIS CLOTHING, QUIK PARK, DIG INN, BOCADO CAFE, HEIRLOOMS ANTIQUES.
- E. 87th St:** ELIS ESSENTIALS, IT'SUGAR, POPYRUS, Chick-fil-A, CHURUTTO, PIAZZA PIZZA, PAPA KING, CHASE, OLD NAVY, STEVE MADDEN, VICTORIA'S SECRET, TP-Mobile.
- E. 86th St:** TD Bank, SABON, MATTRESS FIRM, PARIS BAGUETTE, METROPOLITAN BANK, Bank of America, H&M, SEPHORA, SHAKE SHACK, L'OCITANE, ULTA, THE LUCIDA, VARIETY.
- E. 85th St:** fresh&co, TACO BELL, SUBWAY, CARLOW EAST WOW WORLD OF WINES, DUNKIN' DONUTS, LEX AVE NEWS, J'S CLEANERS, JUDAICA CLASSICS, FAMOUS FAMIGLIA, Starbucks, TO BE A SALON, cōrepower YOGA, MILE HIGH RUN CLUB, CVS/pharmacy, TD Bank, sweetgreen, LOFT.
- E. 84th St:** (Bottom edge of map)

**Other Landmarks:** WHOLE FOODS MARKET, ERIC KAYSER, BANANA REPUBLIC, URBAN OUTFITTERS, Chipotle.

## NEIGHBORING RETAILERS INCLUDE:

- CHASE
- OLD NAVY
- PETCO
- STAPLES
- BEST BUY
- TARGET (COMING SOON)
- SHAKE SHACK
- TD BANK
- AND MANY MORE...

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**PLEASE CONTACT US FOR LEASING INQUIRIES:**

**SEAN MORAN**

**212 841 7668**

**SEAN.MORAN@CUSHWAKE.COM**

**MIKE O'NEILL**

**212 841 7909**

**MICHAEL.ONEILL@CUSHWAKE.COM**

**STEVEN SOUTENDIJK**

**212 713 6845**

**STEVEN.SOUTENDIJK@CUSHWAKE.COM**

