

# 1513 FIRST AVENUE

NORTHWEST CORNER OF 79TH STREET | UPPER EAST SIDE

**ksr**  
KASSIN SABBAGH REALTY



# 1513 FIRST AVENUE

NORTHWEST CORNER OF 79TH STREET | UPPER EAST SIDE

## SPACE A

Ground Floor **2,000 SF**

## SPACE B

Lower Level **LEASE OUT**

## CEILING HEIGHT

Space A **23'**

Space B **9'**

## FRONTAGE

125'

## TRANSPORTATION

4 5 6 Q

## POSSESSION

Space A **Arranged**

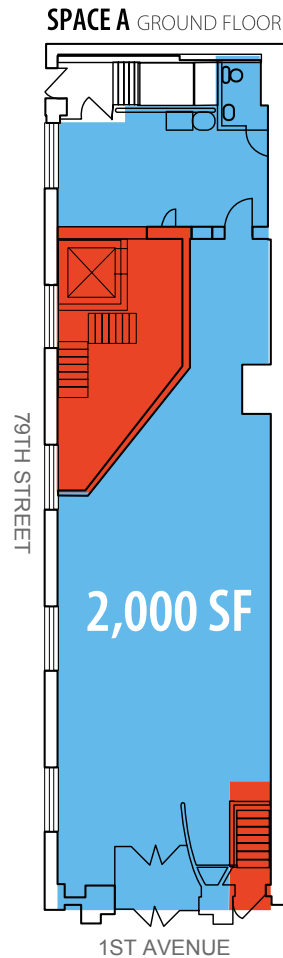
Space B **Immediate**

## ASKING RENT

Upon Request

## COMMENTS








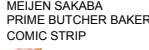








- 16 feet glass windows for an unrivaled corner branding opportunity
- Two brand new residential developments within a 1-block radius coming soon, adding hundreds of new units to the area
- Huge sidewalk perfect for outdoor seating
- Surrounding neighborhood is the Upper East Side — one of the most densely populated neighborhoods in NYC, with household income over \$180,000
- Multiple new high-end residential buildings recently built, 3 new skyscrapers going up within a few block radius, bringing in new consumers





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<p>EAST 82ND STREET</p> <p>THIRD AVENUE</p> 	<p>EAST 82ND STREET</p> <p>THIRD AVENUE</p>     	<p>EAST 82ND STREET</p> <p>SECOND AVENUE</p> <p>THE CABINET SHOP</p>       	<p>EAST 82ND STREET</p> <p>FIRST AVENUE</p> <p>KUMON</p> <p>La Mia Pizza</p> <p>Grüner Bistrot</p> <p>TONY FARMER MARKET</p> <p>Miss Madeleine</p> <p>SKY LOCKSMITH AND HARDW</p> <p>NAILS N NOW</p> <p>HAPPY EYES</p> <p>MANHATTAN MAILROOM</p>
<p>EAST 81ST STREET</p> <p>THIRD AVENUE</p> <p>Pizza Beach</p> <p>Iring Farm Coffee Roasters</p> <p>Pig Heaven</p> <p>Lorenzo &amp; Maria's Kitchen</p> <p>The Source</p> <p>Diane B Lady Shoes</p> <p>Tiramisu</p>	<p>EAST 81ST STREET</p> <p>THIRD AVENUE</p> <p>Beyoglu</p> <p>Blake Lane</p> <p>Rosetta Radiology</p> <p>YU KA RESTAURANT</p> <p>SISTINA RESTAURANT</p> <p>JAIYA</p> <p>H &amp; H BAGELS</p> <p>SAN MATTEO CENTER FOR MOVEMENT</p> <p>ANIA RYCK</p> <p>SALON</p> <p>WINE EMPORIUM</p> <p>DEBSRE</p> 	<p>EAST 81ST STREET</p> <p>SECOND AVENUE</p> <p>CASABEL TAQUERIA</p> <p>PIERMONT CLEANERS</p> <p>NANCY LEE'S PIG HEAVEN</p> <p>CASCABEL TAQUERIA</p> <p>DEVELOPMENT</p> <p>CHIRPING CHICKEN</p> <p>ABBEY LOCKSMITH</p> <p>Apple Bank</p> <p>Feline Health</p> <p>International Pharmacy, Inc.</p> <p>BISCUITS &amp; BATH DOGGY GYM</p>	<p>EAST 81ST STREET</p> <p>FIRST AVENUE</p> <p>GRACIES MEWS MARKET</p> <p>SALON MOSCOW</p> <p>BAN'S CUSTOM TAILOR</p> <p>STAR CLEANERS</p> <p>MIMI NAIL &amp; SPA</p>
<p>EAST 80TH STREET</p> <p>THIRD AVENUE</p> <p>enny Craig Weight Loss Center</p> <p>Luke's Bar &amp; Grill</p> 	<p>EAST 80TH STREET</p> <p>THIRD AVENUE</p> <p>Shaggy Hair Studio</p> <p>Serenity Spa NY</p> <p>LASH DECOR</p> <p>CHASE</p> <p>TOWN REAL ESTATE</p> 	<p>EAST 80TH STREET</p> <p>SECOND AVENUE</p> <p>LESTER'S</p> <p>DUANE reade</p> <p>QUATORZE</p> <p>SITE</p>	<p>EAST 80TH STREET</p> <p>FIRST AVENUE</p> <p>SAVITT'S CLEANERS</p> <p>Nails By Dina Inc</p> <p>La Mote 1st Cleaners</p>
<p>EAST 79TH STREET</p> <p>THIRD AVENUE</p> <p>VIVALDI PAUL MAYER ATTITUDES</p> <p>CHOPT</p> <p>HARB'S</p>	<p>EAST 79TH STREET</p> <p>THIRD AVENUE</p> <p>charles SCHWAB</p> <p>H&amp;R BLOCK</p> <p>Juice Bar NYC</p> <p>TEMPLE SHAARAY TEFILA</p> <p>O MERVEILLEUX</p> <p>HI LIFE</p> <p>GALLERY</p>	<p>EAST 79TH STREET</p> <p>SECOND AVENUE</p> <p>Capital One</p> <p>KLEIN KITCHEN AND BATH</p> <p>ART GALLERY</p> <p>SHOES. PEDORTHICS</p> <p>BOND NEW YORK</p> <p>FLEUR-DE-LIS CLEANERS</p> <p>JEFFREY STEIN SALON</p> <p>AGATA &amp; VALENTINA</p> <p>NAIL &amp; SPA</p> <p>KINGDOM HALL, JEHOVAH'S WITNESSES</p> <p>BAR COASTAL</p>	<p>EAST 79TH STREET</p> <p>FIRST AVENUE</p> <p>Citibank</p> <p>EVA GARDEN FLOWERS</p> <p>First Avenue Liquors</p> <p>HARVEST</p> <p>Uptown Gold Buyer</p> <p>Hombom Toys</p> <p>GLASSES ON FIRST</p> <p>Seduto</p>
<p>EAST 78TH STREET</p> <p>THIRD AVENUE</p> <p>WELLS FARGO</p> <p>Spectrum</p>	<p>EAST 78TH STREET</p> <p>THIRD AVENUE</p> <p>Gristedes</p> <p>Anik</p> <p>Visionary Optics</p> <p>delfino</p> <p>CALEXICO</p> <p>ROSE NAILS</p> <p>BARBERSHOP</p> <p>SABLES STURGEON</p> <p>WOODY WINE &amp; LIQUOR</p> <p>STAX NYC</p> <p>VERO</p> <p>LENNYS@SUBS</p>	<p>EAST 78TH STREET</p> <p>SECOND AVENUE</p> <p>MELA EAST</p> <p>LUSARDI'S ITALIAN RESTAURANT</p> <p>MIGHTY QUINNS</p> <p>DOC WATSON'S RESTAURANT</p> <p>POOKIE &amp; SEBASTIAN</p> <p>AL FORNO BRICK OVEN PIZZERIA</p> <p>VELLA RESTAURANT</p> <p>UVA</p> <p>National Dental</p> <p>Diane Higgins Beauty Basics</p> <p>YORKVILLE DENTAL</p> <p>MARUZELLA</p> <p>LAUNDROMAT</p> <p>SPICE</p>	<p>EAST 78TH STREET</p> <p>FIRST AVENUE</p> <p>Italian Village</p> <p>Carpet Factory Outlet</p> <p>TaRoo</p> <p>TAROO</p> <p>Sushi of Gari</p> <p>Weill Cornell Internal Medicine</p> <p>Violas Smart Shop</p> <p>TAROOTOO</p>
<p>EAST 77TH STREET</p> <p>THIRD AVENUE</p> <p>HSBC</p> <p>GYMBOREE</p>	<p>EAST 77TH STREET</p> <p>THIRD AVENUE</p> <p>LE PAIN QUOTIDIEN</p> <p>VALUE PRICE PHARMACY</p> <p>PICK-A-BAGEL</p> <p>COPPER KETTLE KITCHEN</p> <p>PIZZA BOSS</p> <p>SHISHI</p> <p>MARIANNE VERA SALON</p> <p>EQUINOX CLEANERS</p> <p>U AND ME NAIL</p> <p>CAFÉ NOI</p> <p>USA LOCKSMITH</p> <p>New York Chocolate Bliss</p> <p>Z'BABY COMPANY</p> <p>HOI LAN CHUNG</p>	<p>EAST 77TH STREET</p> <p>SECOND AVENUE</p> <p>TD Bank</p> <p>THE MEATBALL SHOP</p> <p>BOQUERIA</p> <p>EMPIRE EDGE TEST PREP</p> <p>FARMER'S MARKET</p> <p>EASTMORE CLEANERS</p> <p>LE REVE SALON</p> <p>GREEN KITCHEN RESTAURANT</p> <p>76 Liquors Ltd</p> <p>AMERICAN TRASH BAR</p> <p>NEIGHBORHOOD POSTAL CENTER</p> <p>WESTERN UNION</p> <p>DUANE reade</p>	<p>EAST 77TH STREET</p> <p>FIRST AVENUE</p> <p>A Matter of Health</p> <p>NYSC</p> <p>Canyon Road</p> <p>MOMOKAWA</p> <p>Jones Wood Foundry</p>
<p>EAST 76TH STREET</p> <p>THIRD AVENUE</p>	<p>EAST 76TH STREET</p> <p>THIRD AVENUE</p>	<p>EAST 76TH STREET</p> <p>SECOND AVENUE</p>	<p>EAST 76TH STREET</p> <p>FIRST AVENUE</p>



CONTACT OUR BROKER(S) FOR MORE INFORMATION



**KASSIN SABBAGH REALTY**  
 1385 Broadway 22nd floor  
 New York, NY 10018  
 (212) 417-9217  
<https://www.ksrny.com/>

**CLAUDE KOLB**  
 CKolb@Ksrny.com

**917.656.5304**