

# 1199

FIRST AVENUE  
UPPER EAST SIDE

**WRG** | WINICK  
REALTY  
GROUP

 Stonehenge



# 1199

FIRST AVENUE

UPPER EAST SIDE | SOUTHWEST CORNER OF EAST 65TH STREET





# SPACE DETAILS

## SIZE (approx.)

Ground Floor	2,619 SF
*Space A	1,702 SF
*Space B	917 SF

\*Optional divisions available

## COMMENTS

- Great neighborhood retail on the Upper East Side
- Huge corner exposure with wraparound frontage
- Wonderful opportunity for local or national retailers

## FRONTAGE

Over 85 FT Wraparound

## CEILING HEIGHT

Approx 11 FT

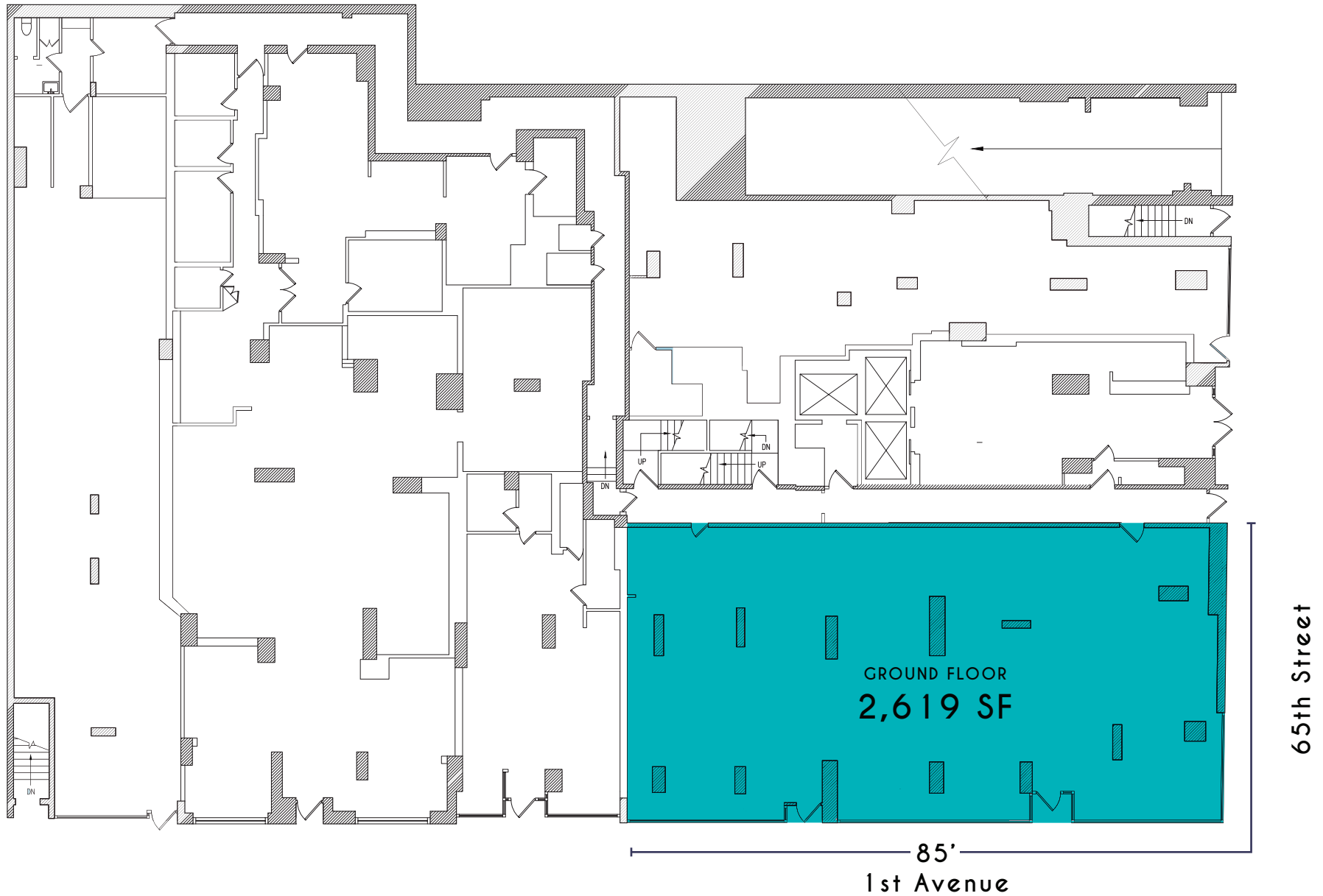
## POSSESSION

Immediate

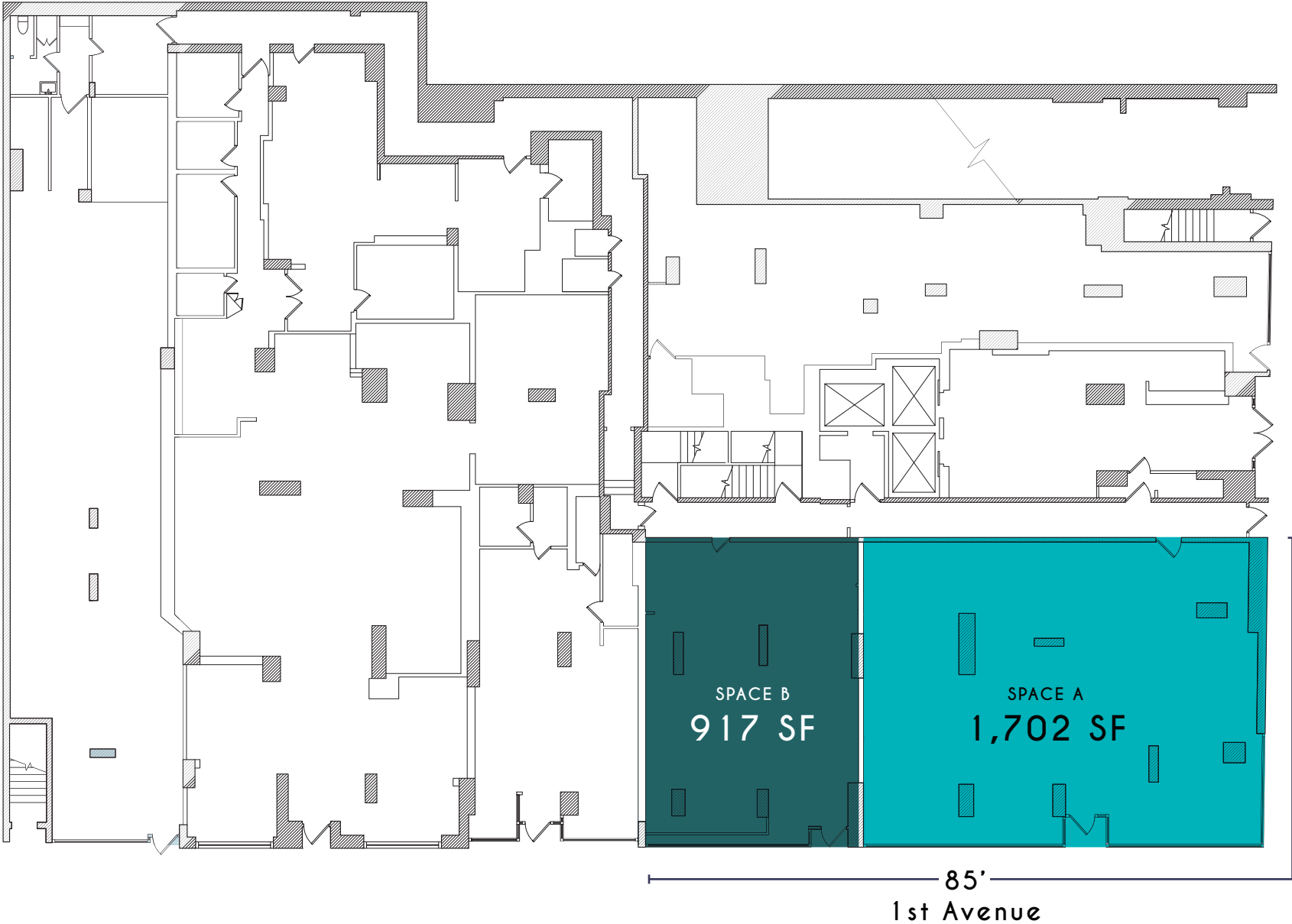
## NEIGHBORS

Maya, Apple Bank, Bagelworks, Duane Reade, Gristedes, Dunkin', Felice 64, Rockefeller University, Memorial Sloan Kettering, Weill Cornell Medical Center

# FULL SPACE | OPTION 1



# DIVISION PLAN | OPTION 2





EAST 72ND STREET

EAST 72ND STREET

**CHASE**

The Windsor Florist

Morton Williams

Bank of America

citi Citibank

Sotheby's

St. Ambrose

EAST 71ST STREET

EAST 71ST STREET

Valley

Walgreens

sweetgreen

DIG

Cafe Luka

Texas Rotisserie & Grill

Coffee Inn

just salad

tasti D-lite

NewYork-Presbyterian  
The University Hospital of Columbia and Cornell

★ PRET A MANGER ★

EAST 70TH STREET

EAST 70TH STREET

Beach Cafe

Little Beet

69th Street Station

pressed

Starbucks

FedEx

CHIPOTLE

McDonald's

Weill Cornell Medicine

NewYork-Presbyterian  
The University Hospital of Columbia and Cornell

EAST 69TH STREET

EAST 69TH STREET

Häagen-Dazs

Gotham Cafe

PATSY'S

Panda Express

Le Gourmet

GREGORYS

FAMIGLIA

LE PAIN QUOTIDIEN

TACO BELL

NewYork-Presbyterian  
The University Hospital of Columbia and Cornell

EAST 68TH STREET

EAST 68TH STREET

Talented Unlimited HS

St. Catherine's Park

Memorial Sloan-Kettering Cancer Center

EAST 67TH STREET

EAST 67TH STREET

Nails and Spa

Serena's Wine Bar

Mediterraneo

Unique Green

Chamour's Way

Bagelworks

Greek Eats

DUNKIN'

TD Bank

Memorial Sloan-Kettering Cancer Center

Memorial Sloan-Kettering Cancer Center

EAST 66TH STREET

EAST 66TH STREET

Memorial Sloan-Kettering Cancer Center

UNIVERSITY

GRISTEDES

New Development

THE ROCKEFELLER UNIVERSITY

EAST 65TH STREET

EAST 65TH STREET

Silver Star

Bagel Express

Primola

H&R BLOCK

Bright Horizon's

1199 FIRST AVENUE

Maya Browning School

Goldberger's Pharmacy

Apple Bank

EAST 64TH STREET

EAST 64TH STREET

verizon

BARRY'S BOOTCAMP

Satori Laser

Health Nuts

USA Vein Clinic

Felice 64

The Spotted Dog

Baker St Pub

EAST 63RD STREET

EAST 63RD STREET

# 1199

## FIRST AVENUE

FOR MORE INFORMATION  
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