



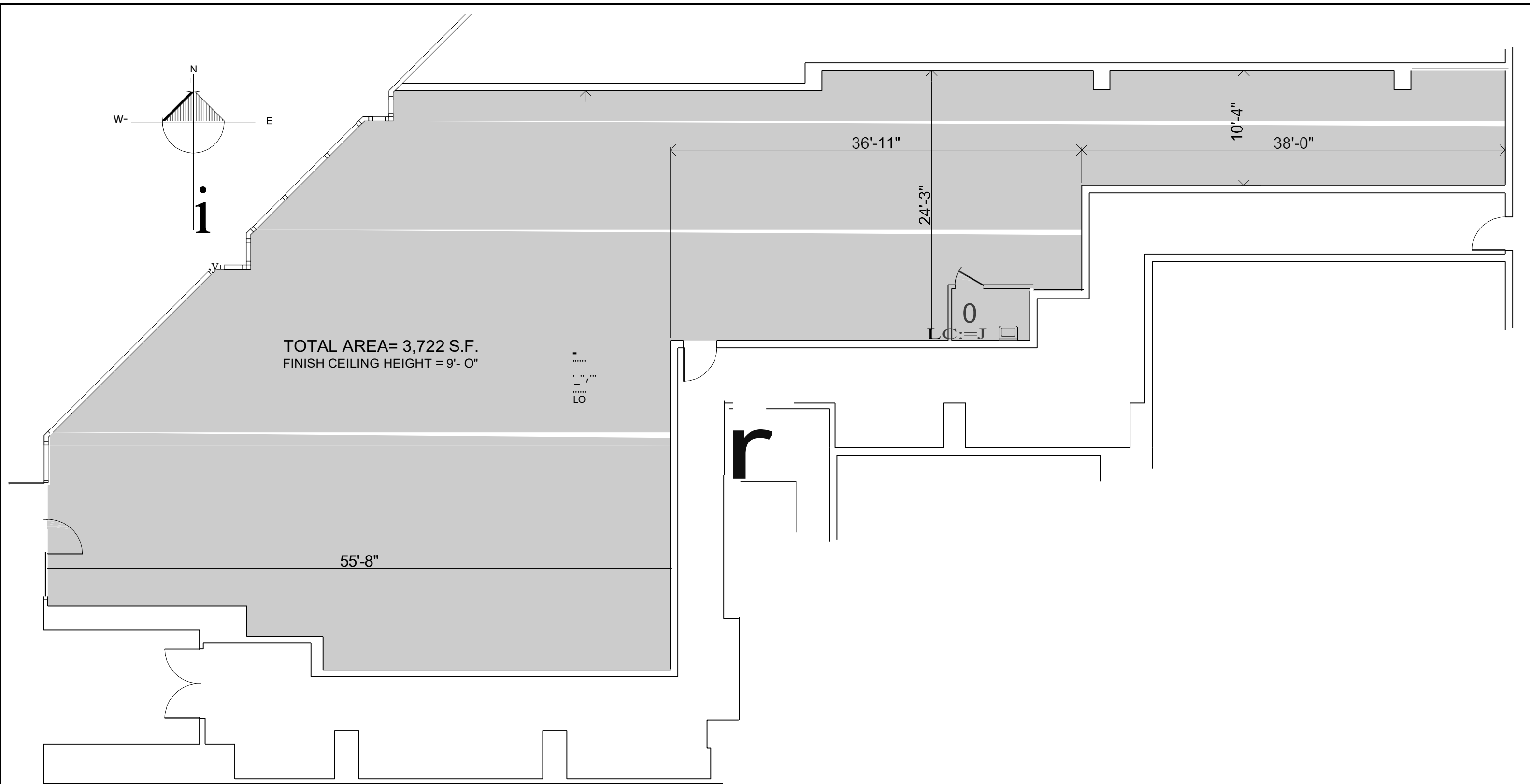
1619 Third Avenue, New York, NY 10128 p (212) 534-7771 f (212) 534-6140

[www.rymanagement.com](http://www.rymanagement.com)

## RUPPERT YORKVILLE TOWERS

### Retail Space Available

|                           |                                                                                                                                                                                                                                                                                                                                                                                                   |
|---------------------------|---------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------|
| <b>LOCATION:</b>          | 1619 Third Avenue – Corner of 91 <sup>st</sup> Street and 3 <sup>rd</sup> Avenue                                                                                                                                                                                                                                                                                                                  |
| <b>RENT:</b>              | \$119 per square foot, \$37,000/month                                                                                                                                                                                                                                                                                                                                                             |
| <b>AVAILABLE DATE:</b>    | Immediate                                                                                                                                                                                                                                                                                                                                                                                         |
| <b>SQUARE FOOTAGE:</b>    | Approximately 3,722 SF on the Ground floor + basement<br>14 feet ceiling about 40% of the space and 20 feet for the rest                                                                                                                                                                                                                                                                          |
| <b>UTILITIES:</b>         | Electric: (including electricity for air conditioning and heating of the Premises) – submetered – paid by tenant – tenant to pay kwh rate paid by landlord plus \$.02 per kwh handling fee.<br>Water: Submetered – paid by tenant<br>Gas: None available.                                                                                                                                         |
| <b>REAL ESTATE TAXES:</b> | Tenant will pay its proportionate share of landlord's real estate taxes allocated to the space each year over and above a base year (prorated any partial years).                                                                                                                                                                                                                                 |
| <b>BROKERAGE FEES:</b>    | RY Management Co., Inc. is the exclusive leasing agent for this space; brokerage fees to be paid by landlord. Landlord will also pay commission on any pre-approved, co-brokerage arrangement for this space. However, if tenant engages the services of another broker and it is not a pre-approved, co-brokerage arrangement, all fees and commissions to be paid by tenant to tenant's broker. |

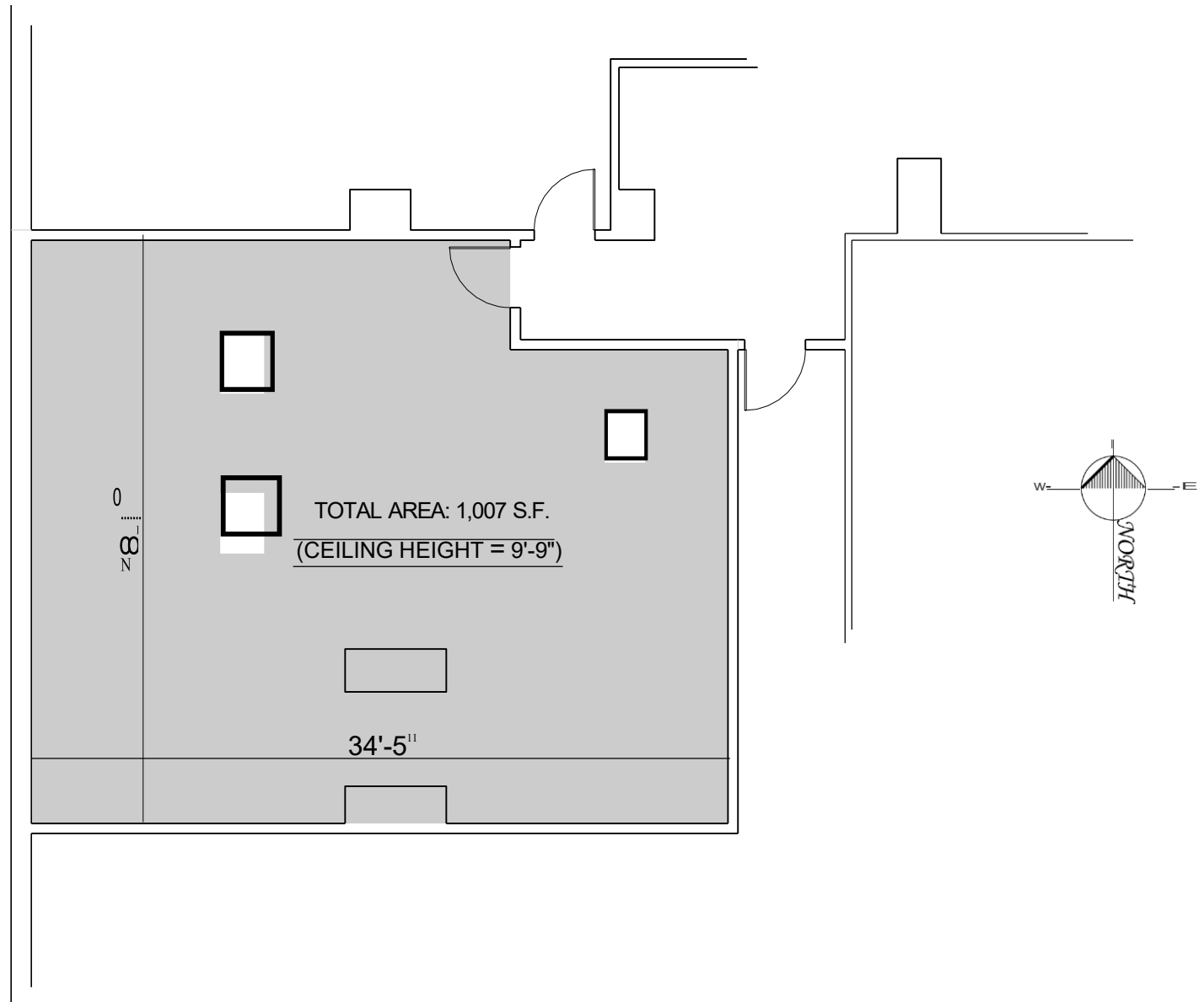


**RETAIL SPACE**

1601 THIRD AVENUE, NYC

12-10-21

NO SCALE



## CELLAR STORAGE ROOM

1601 - 1619 THIRD AVENUE, NYC  
LEVELL

