
121 Lenox Avenue

HARLEM
NEW YORK, NY



NEWMARK

121 LENOX AVENUE

Property Details

Location

Northwest corner of Lenox Avenue

Approximate Size

Ground Floor	20,000 SF *Half Vacant
Lower Level	11,732 SF *Contingous Selling
Space A	7,992 SF
Space B	2,469 SF
Space C	2,000 SF
Second Floor	20,000 SF
Basement Storage	4,000 SF
Total	55,732 SF

Ceiling Height

Ground Floor	13 FT 6 IN
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Term

Negotiable

Possession

Ground Floor	Immediate
Second Floor	Q3 2025

Site Status

Formerly Fallas

Neighbors

Amy Ruth's, CVS Pharmacy, Bank of America, Wells Fargo, T-Mobile, Carver Federal Savings Bank and Le Petit Parisien

Comments

All logical divisions considered

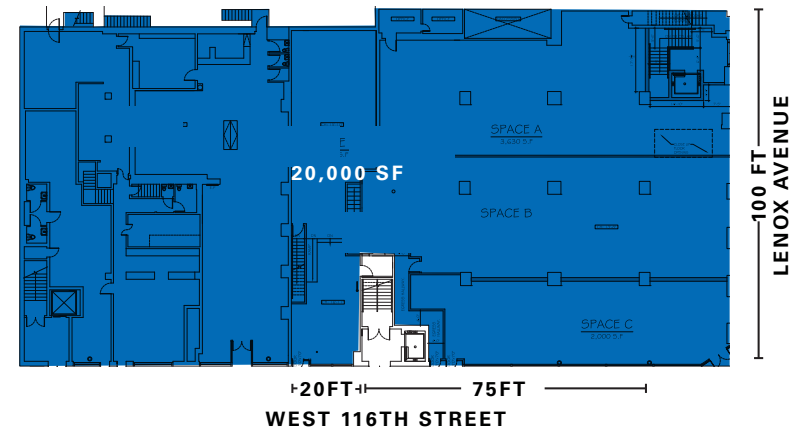
Directly in front of the 116th Street subway station serviced by the **2** **3** trains with annual ridership of 3,729,434

Built conveyor belt from loading dock to Lower Level

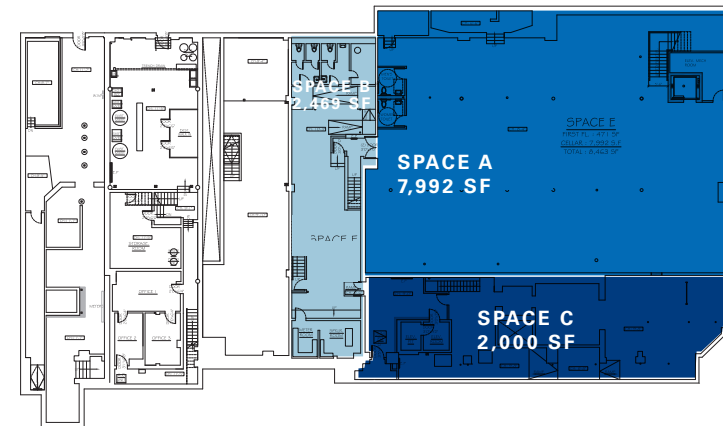
Positioned in opportunity zone, as tenant benefits from tax incentives for investors

Currently built out as Harlem Prep School

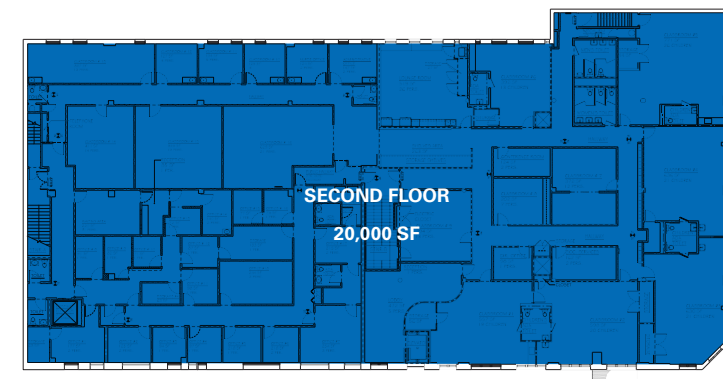
Ground Floor



Lower Level



Second Floor



Proposed Divisions

Approximate Size

Ground Floor	
Space A	2,000 SF
Space B	3,546 SF
Space C	3,630 SF
Space D	2,085 SF
Lower Level	
Space A	7,992 SF
Space B	2,469 SF
Space C	2,000 SF
Total	24,193 SF

Ceiling Height

Ground Floor 13 FT 6 IN

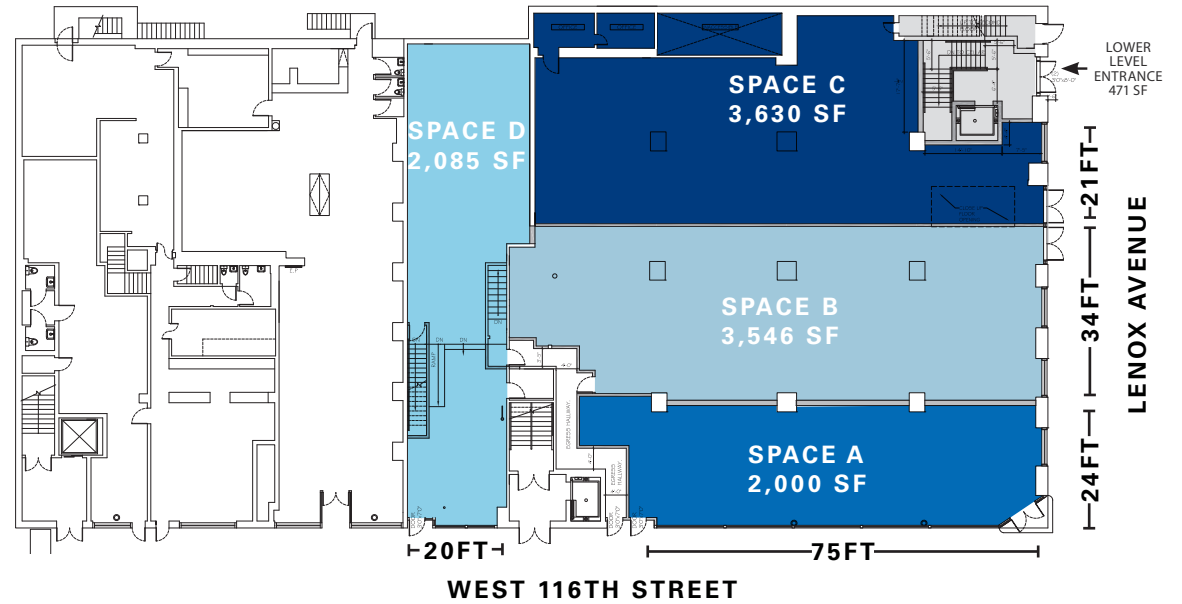
Frontage

- Space A
 - 24 FT on Lexington Avenue
 - 75 FT on West 116th Street
- Space B
 - 34 FT on Lenox Avenue
- Space C
 - 21 FT on Lenox Avenue
- Space D
 - 20 FT on West 116th Street

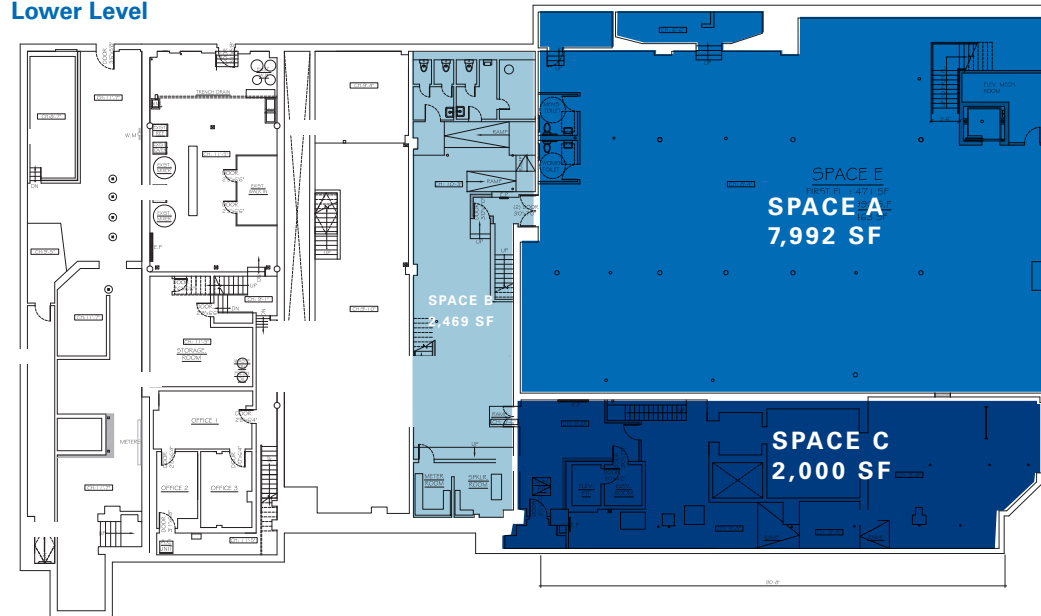
Comments

Lower Level can be included in Space C division

Ground Floor



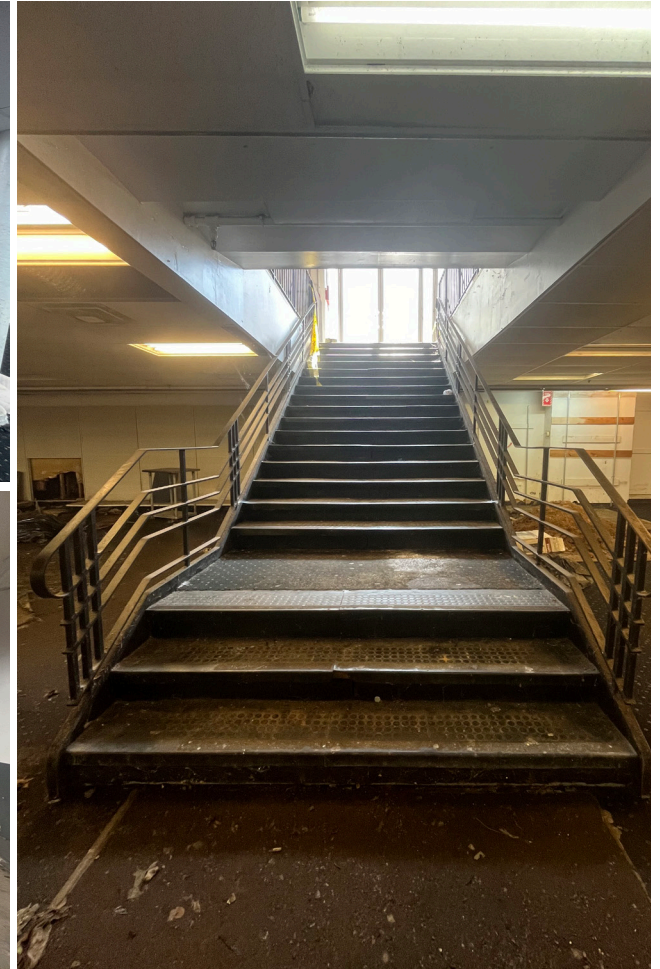
Lower Level



Interior Images



Interior Images



Area Retail



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