

1442 Third Avenue

Between East 81st and 82nd St | Upper East Side
NEW YORK, NY

Key Money
\$280,000

Lease Term Remaining
11 Years

Monthly Rent
\$26,500 / Mo

Additional Value
**2 Bed / 2 Bath
Residence**



Prime Upper East Side retail location with high foot traffic, offering an established restaurant space with a fully configured residential unit above.

Property Details & Layout

Total Area

- 1st Fl: 3,000 SF
- 2nd Fl: 3,000 SF
- 3rd Fl: 2 Bed / 2 Bath Apartment
- Basement: 900 SF

Financials

- Rent: \$26,500 / Month
- Tax: \$38,000 / Year
- Lease: 10+5 Years (11 Years Remaining)
- Revenue: \$160,000 / Month

Highlights

- Main Level: Elegant front dining area.
- Professional Kitchen: Fully equipped commercial kitchen.
- Refrigeration Room: Dedicated walk-in cooler/freezer.
- Private Dining: Separate room for private events.
- Residential Unit: 2B/2B apartment on the 3rd floor, ideal for owner or staff housing.



AREA MAP

UPPER EAST SIDE | MANHATTAN



TRANSPORTATION

- Q** Second Avenue Subway Q Train – 86 St 5 MIN WALK
- 4 5 6** Subway Lines 4 / 5 / 6 8 MIN WALK

AREA HIGHLIGHTS

- Central Park
- The Metropolitan Museum of Art
- Guggenheim Museum
- Museum Mile
- Neue Galerie
- Cooper Hewitt Museum
- Church of St. Ignatius Loyola
- Whole Foods Market
- Fairway Market
- Trader Joe's
- Equinox
- New York Sports Club
- Multiple Banks
- CVS / Walgreens

MEDICAL & PROFESSIONAL HUB

- NYU Langone Health
- Weill Cornell Medicine
- Hospital for Special Surgery (HSS)
- Memorial Sloan Kettering Cancer Center

AREA DEMOGRAPHICS (1-MILE RADIUS)

- Population: 133,000+
- Average Household Income: \$200,000+
- Daytime Population: 150,000+
- Median Age: 39
- Highly Educated & Affluent Residents
- Prestigious Private School Families

- MTA** Subway Entrance
- MTA** Cultural / Landmark
- MTA** School / University
- 🍴** Restaurant / Café
- 🛒** Grocery / Market
- +** Medical

Location Summary

Located in the heart of Manhattan's Upper East Side, 1442 Third Avenue benefits from strong residential density, affluent demographics, premier healthcare institutions, and world-renowned cultural attractions. The property is within walking distance of the Q and 4/5/6 subway lines and is surrounded by national retailers, restaurants, cafés, and private schools.



CONTACT US



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