

# 2791 Frederick Douglass Boulevard

West Side of Frederick Douglass Blvd.  
between West 148th St. and West 149th St.



## WE ARE PLEASED TO OFFER THE FOLLOWING SPACE FOR FOR LEASE:

|                          |   |
|--------------------------|---|
| Space:                   | Ground Floor: 3,476 square feet   |
| Frontage:                | 32 feet on Frederick Douglass Boulevard   |
| Ceiling Height:          | 13.5 feet   |
| Possession:              | Immediate   |
| Asking Rent:             | Upon Request  |
| Retail Neighbors:        | New York Sports Club, Starbucks, Foodtown, 7-Eleven,<br>Subway and Duane Reade  |
| Institutional Neighbors: | Frederick Douglass Academy, Mount Sinai Doctors West,<br>Jackie Robinson Park and NYPD  |
| Comments:                | <ul style="list-style-type: none"><li>• Located at the base of a newly developed 134 unit cond-op</li><li>• New HVAC system installed</li></ul> |

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# 2791 FREDERICK DOUGLASS BOULEVARD

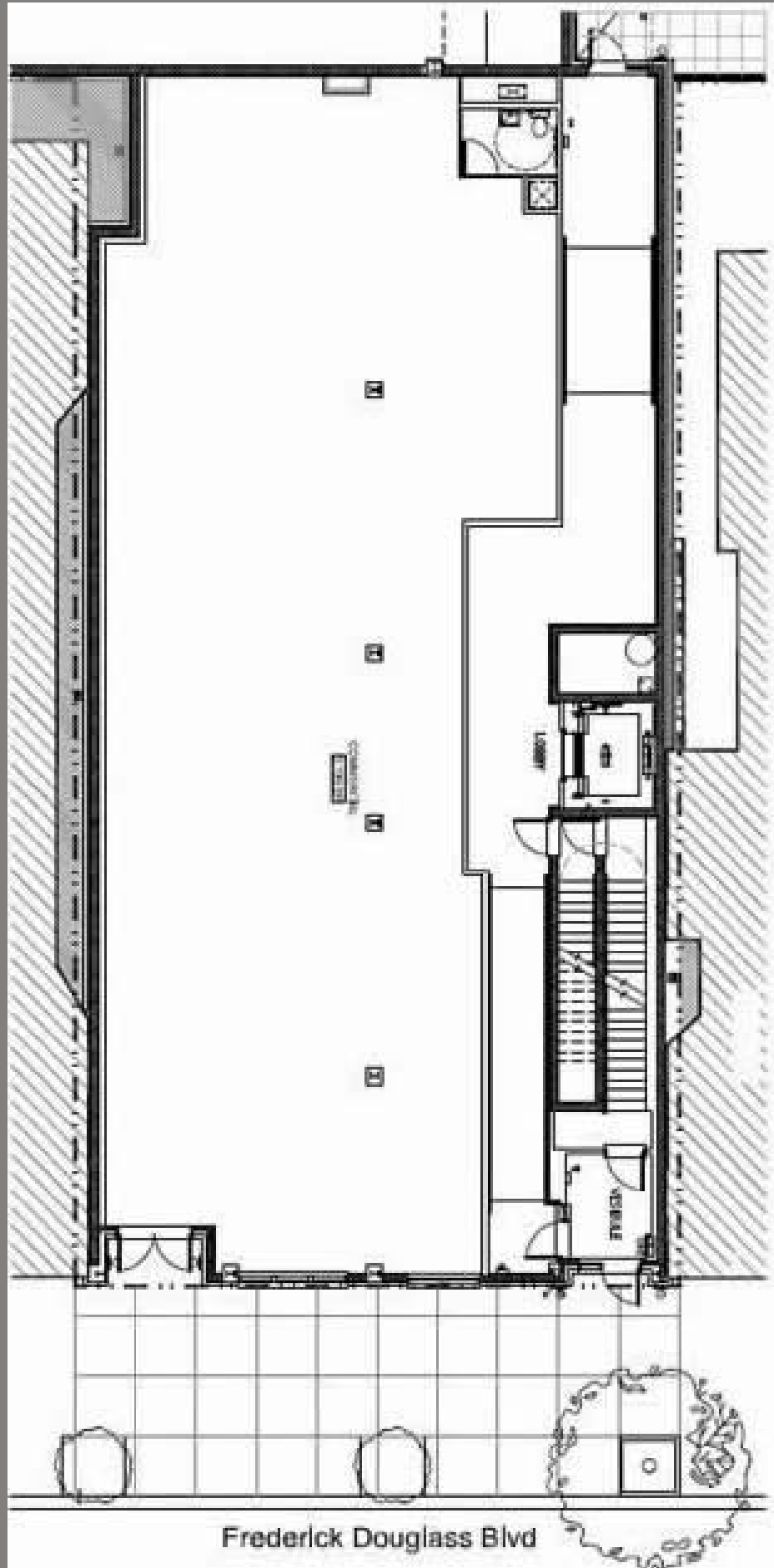
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