

November 20, 2013

Tony Toll Bros. Condo for Lease

ABS Partners has been retained as the exclusive leasing agent for the under-construction 2,560 s/f retail space at 280 Third Avenue, on the southwest corner of East 22nd Street in Gramercy Park.

The space is located at the base of 160 East 22nd, a brand-new, 21-story, 114,000 s/f luxury residential condominium being developed by Toll Brothers.

The space will be delivered for tenant occupancy in the second quarter of 2014 and features 2,560 s/f of ground-floor space, including 18 ft. ceiling heights and 100 ft. of wrap-around frontage on Third Avenue and 22nd Street.



Mark Tergesen and Robert Kempner of ABS Partners will be marketing the property on behalf of the contract vendee, 280 Third Avenue Retail, LLC.

“The retail at 280 Third Ave. provides tremendous exposure and a unique product due to excellent frontage, high ceilings, and new construction within a well-trafficked, densely populated residential and commercial neighborhood,” said Tergesen.

“The space is located in the vibrant Midtown South market, just a short walk from Gramercy Park, Madison Square Park and the Flatiron and 23rd Street shopping districts. We expect to receive interest from banks and retailers seeking a prominent street level presence in a rapidly growing, affluent residential sub-market.”



200 Park Avenue South, 10th Fl, New York, NY 10003-1503
T (212) 400-6060 • F (212) 400-9494
www.absre.com