



88 Eldridge Street

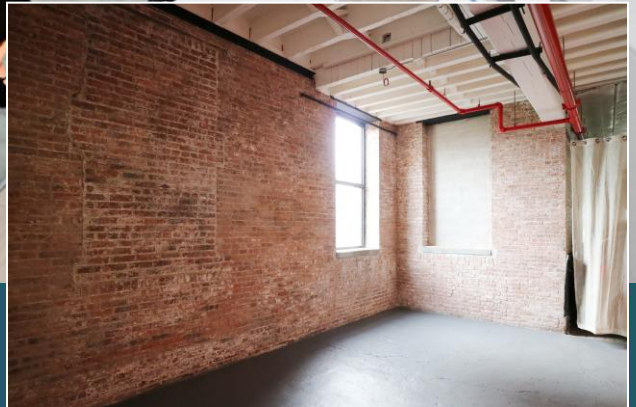


- ▼ 3 floors of 8,315 RSF each of Loft Space in LES
- ▼ Brand New lobby, windows and elevator cabs
- ▼ 24/7 Commercial freight

88 Eldridge Street

Between Grand and Hester Streets – AKA 59-63 Allen Street

New Availability To The Market



Loft/Industrial Space in Lower East Side

Entire 5th : 8,315 RSF
Entire 4th : 8,315 RSF
Entire 3rd : 8,315 RSF
Entire 2nd : 8,315 RSF
Gr: 6,700 SF
LL2: 6,700 SF
LL2: 6,700 SF

Rental Rate: Immediate

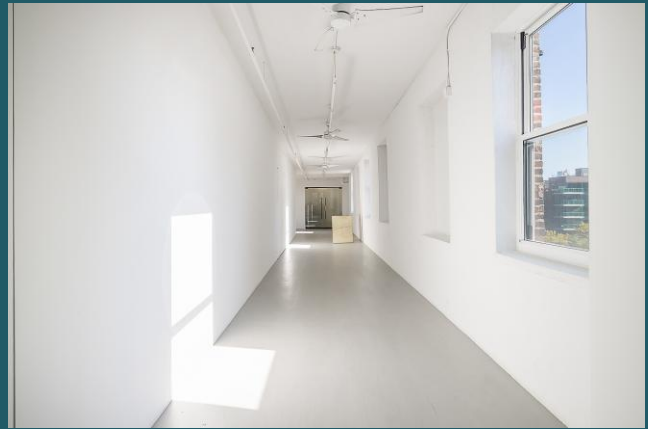
Possession: Immediate

Term: 5-10 Years

- ◆ 5th Floor: Existing gallery space - Ideal for a gallery, showroom, or tech/creative firm.
- ◆ 4th: Existing tenant
- ◆ 2nd & 3rd Floor: Raw space
- ◆ 24/7 commercial freight elevator that can fit small van
- ◆ Located within a few blocks from the **B D F M J Z**
- ◆ Ceiling height on Ground: 16'
- ◆ Ceiling height on Second & Third Avenue: 12'
- ◆ Ability to create dedicated entrance
- ◆ Excellent branding opportunity
- ◆ Close proximity to Essex Crossing, and one block from Orchard Street dining and nightlife
- ◆ Brand new windows

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Between Grand & Hester Streets



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Orchard Street Eateries

Grey Lady

Excuse my French

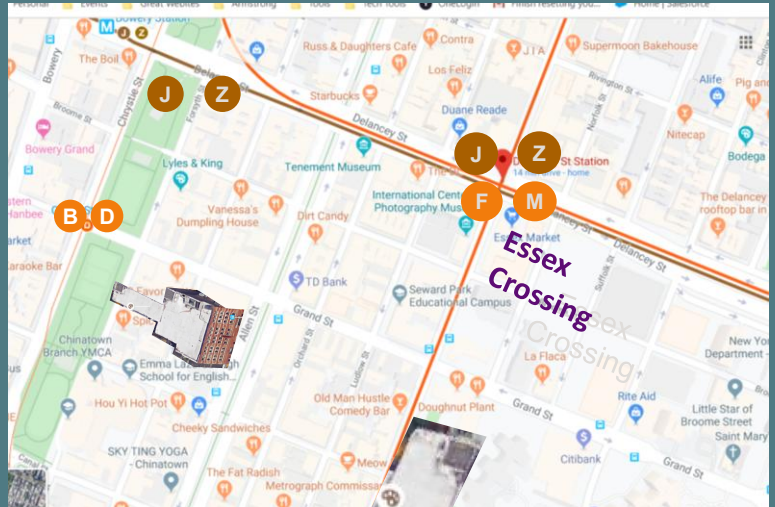
Skinny Bar & Lounge

Skin Contact

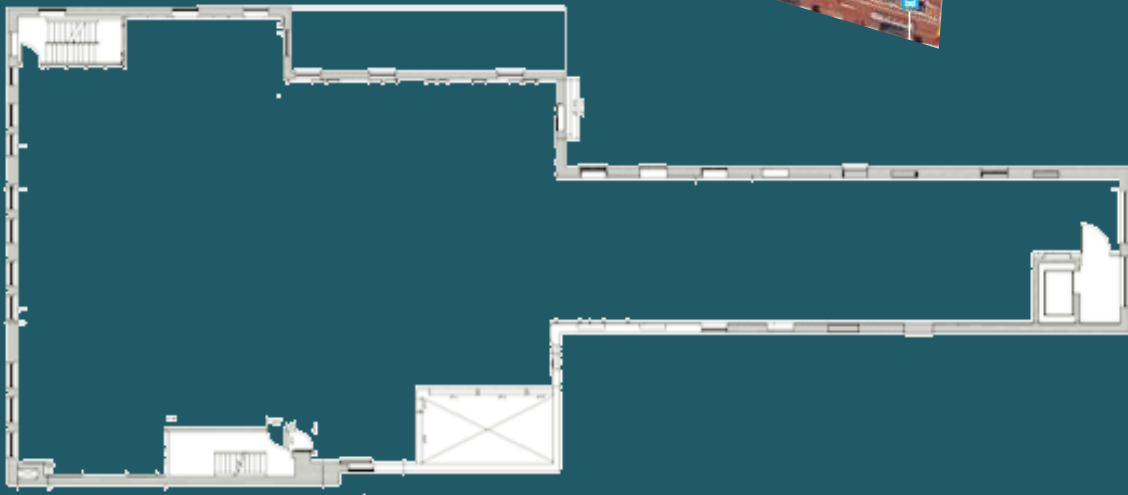
Café Katja

Dudleys

Sticky Rice



Allen Street



Eldridge Street