

**Retail/Showroom**

As exclusive agent to the landlord we are pleased to offer ...

# 182 Duane Street

Between Hudson and Greenwich Streets

Reduced Rent for Top of the Line TriBeCa Retail

## Space

- Ground Floor  
2,500 sf

- Lower Level  
2,000 sf

## Ceilings

- Ground: 11' 6"
- Lower Level: 9'

## Frontage

- 25'

## Reduced Rent

- \$16,000/month

## Possession

- Arranged

## Term

- 10 years

## Neighbors

- Bouley Restaurants
- Tribeca Wine Merchants
- Mondo Cane
- Burden Izett
- Duane



## Contact

- **Roxanne Betesh**  
212.604.9005  
roxanne@sinvin.com
- **Sarah Shannon**  
646.673.8780  
sarah@sinvin.com
- **www.sinvin.com**

## Ground Floor Features

- 11' 6" Ceilings
- Column Free, Open Space
- Concrete Floors
- Huge Skylight
- 3 Oversized Rear Windows
- HVAC
- Brick Walls
- Contemporary Design With Upscale Finishes

## Lower Level Features

- 9' Ceilings
- Concrete Floors
- Brick Walls
- 2 Oversized Rear Windows And A Glass Door Leading To A 275 sf Private Outdoor Area

## Neighborhood Features

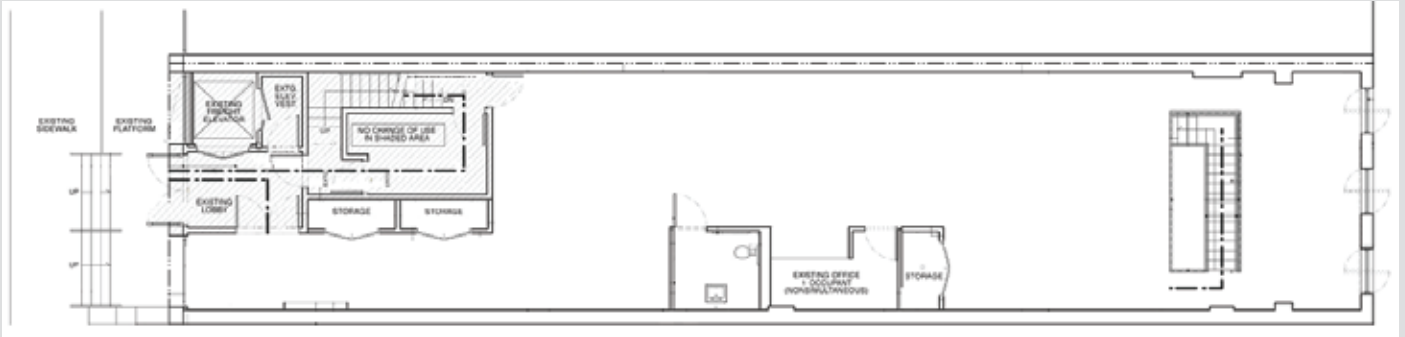
- Conveniently Located Near NYC's Top Restaurants & Retail Stores As Well As The 1, A/C/E Subway Lines



Ground Floor



Lower Level



Ground Floor



Lower Level