

722 LEX AVE



Jack Resnick & Sons
Owners & Builders Since 1928

CORNER RETAIL AT 58 & LEX

722 Lexington Avenue is ideally positioned for retail visibility, located directly across from Bloomingdale's NYC flagship store and two blocks from Madison Avenue's fashion boutiques and jewelers.

The two-story base with 160 linear feet of wraparound corner frontage is perfectly positioned to capture the attention of working professionals, neighboring residents, and tourists from around the world.





POWERFUL IMPACT

HIGH-PROFILE CORNER

160 linear feet of wraparound frontage on Lexington Avenue and 58th Street

MULTI-LEVEL FLAGSHIP

Ground and Second floors plus two lower floors for a total of 20,800+ square feet

BRANDING OPPORTUNITY

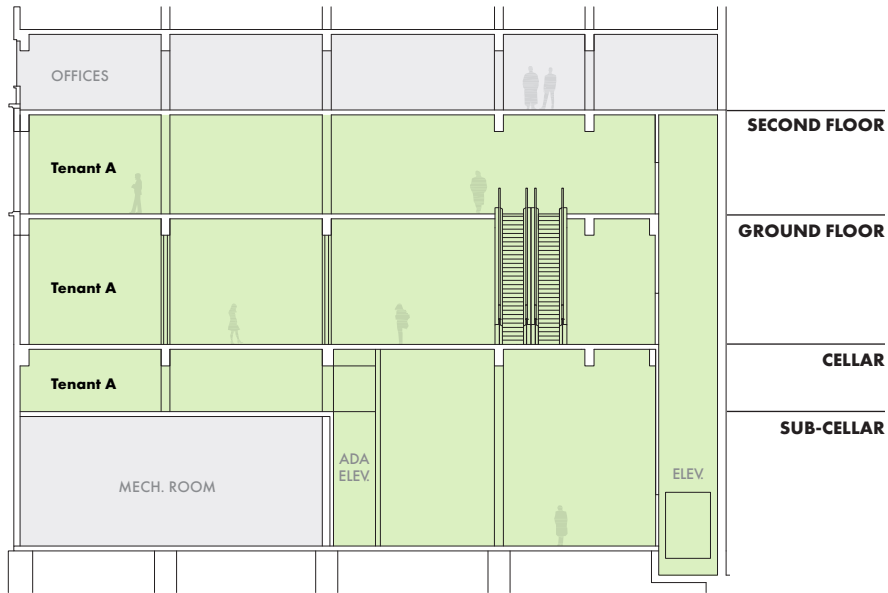
Enhanced visibility with a two-story signage feature

PROVEN OWNERSHIP

Owned and managed by Jack Resnick & Sons, a highly respected third-generation Manhattan-based real estate company

Single-Tenant Configuration

Tenant A – 20,809 SF



APPROXIMATE SIZE	Second Floor	7,712 SF	14' 2" ceiling height
	Ground Floor	7,116 SF	17' 10" ceiling height
	Cellar	2,965 SF	9' 2" ceiling height
	Sub-Cellar	3,016 SF	18' 4" ceiling height

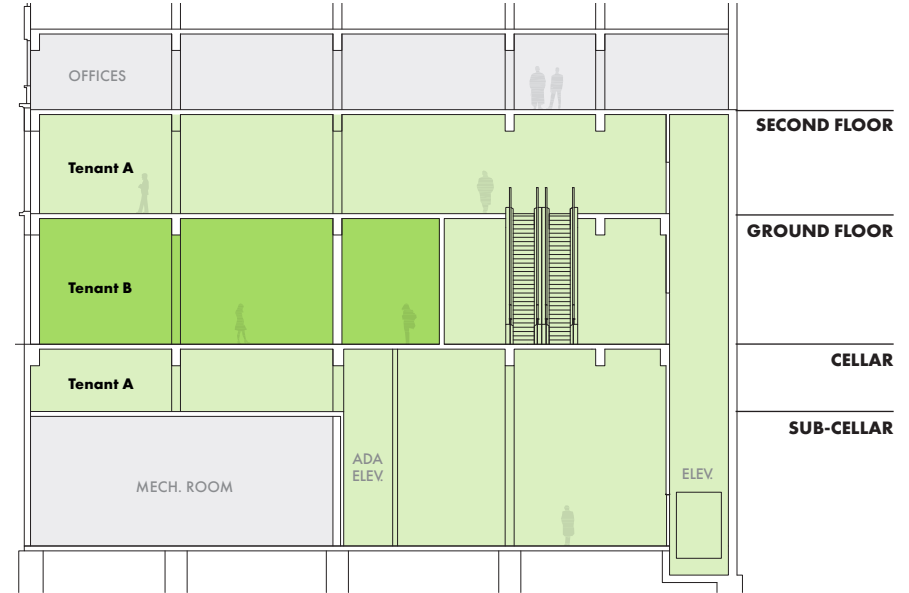
FRONTAGE	80' on 58 Street
	80' on Lexington Avenue

VERTICAL TRANSPORTATION	2 Escalators Between Ground and Second Floors
	1 Hydraulic Lift Elevator; 3,500 LB Capacity
	1 ADA Lift Elevator at Lower Level; 600 LB Capacity

Two-Tenant Configuration

Tenant A – 16,330 SF

Tenant B – 4,479 SF



HVAC	60 ton cooling tower
ELECTRIC	1200 amps (208/120v) direct metered
	400 amps sub-metered service to elevators and escalators

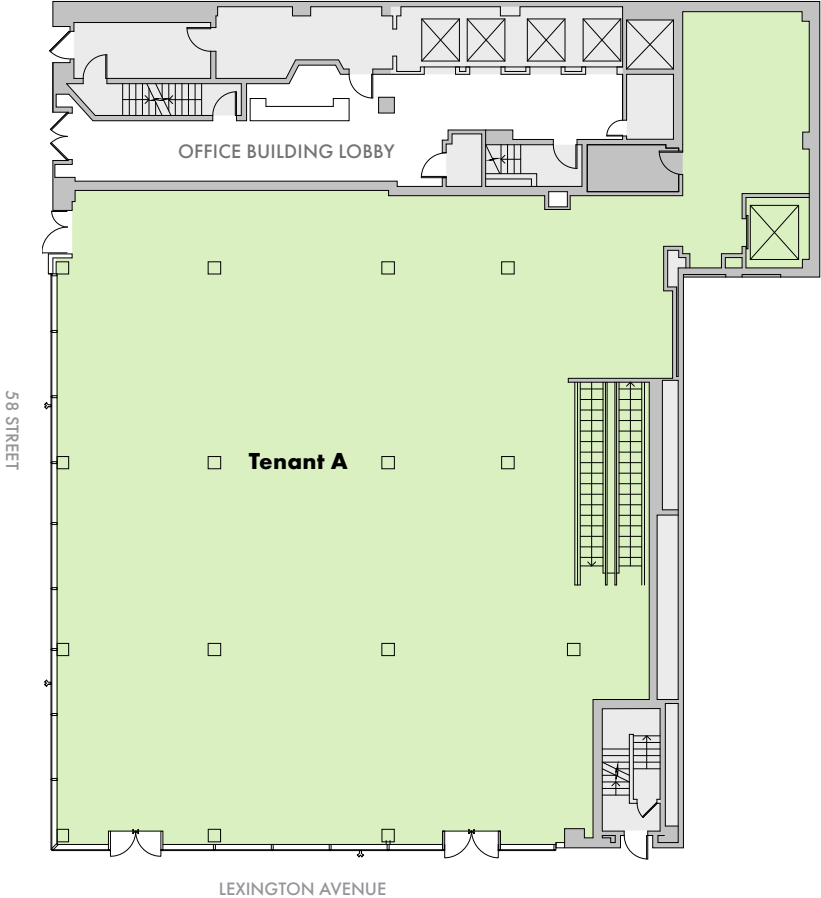
COOKING EXHAUST	3-inch gas service
	Pathway identified for cooking exhaust

SERVICE ENTRANCE	Located on 58 Street
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Single-Tenant Configuration

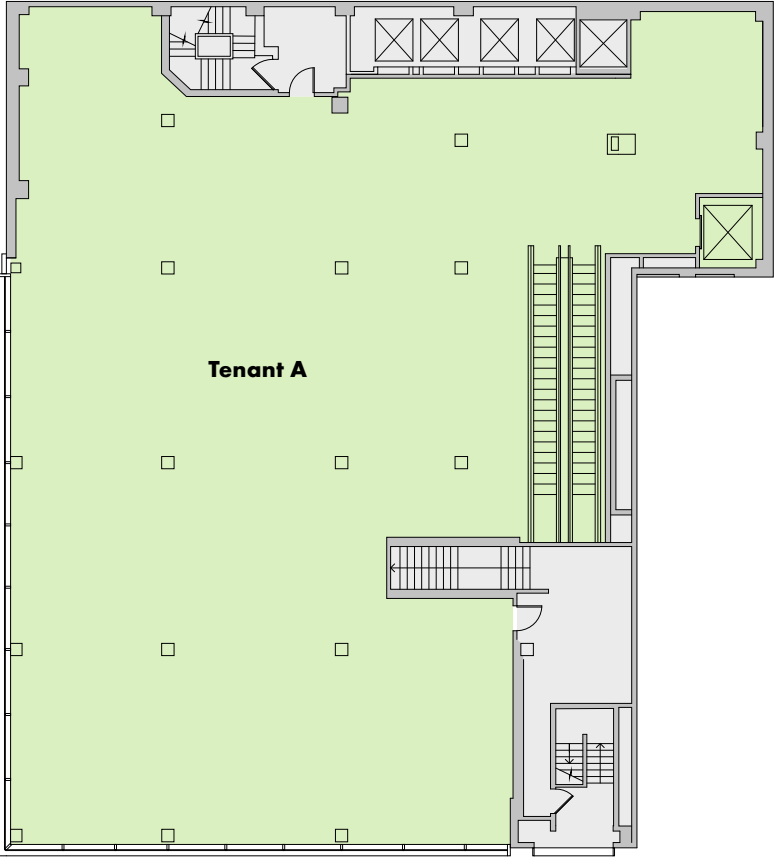
GROUND FLOOR

Tenant A – 7,116 SF



SECOND FLOOR

Tenant A – 7,712 SF

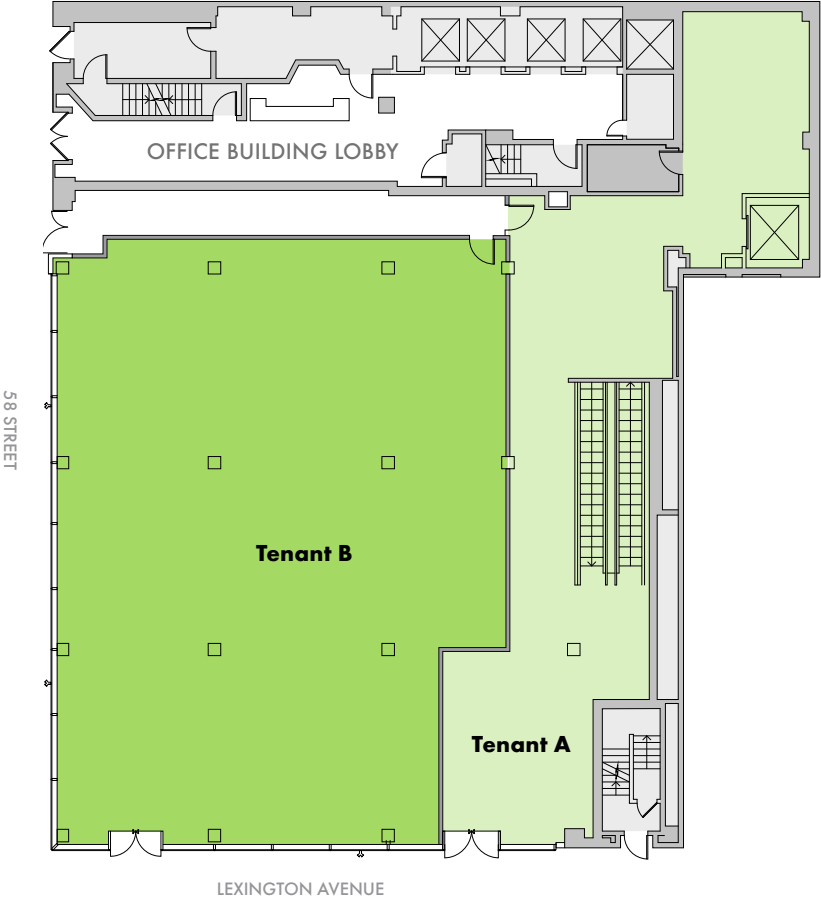


Two-Tenant Configuration

GROUND FLOOR

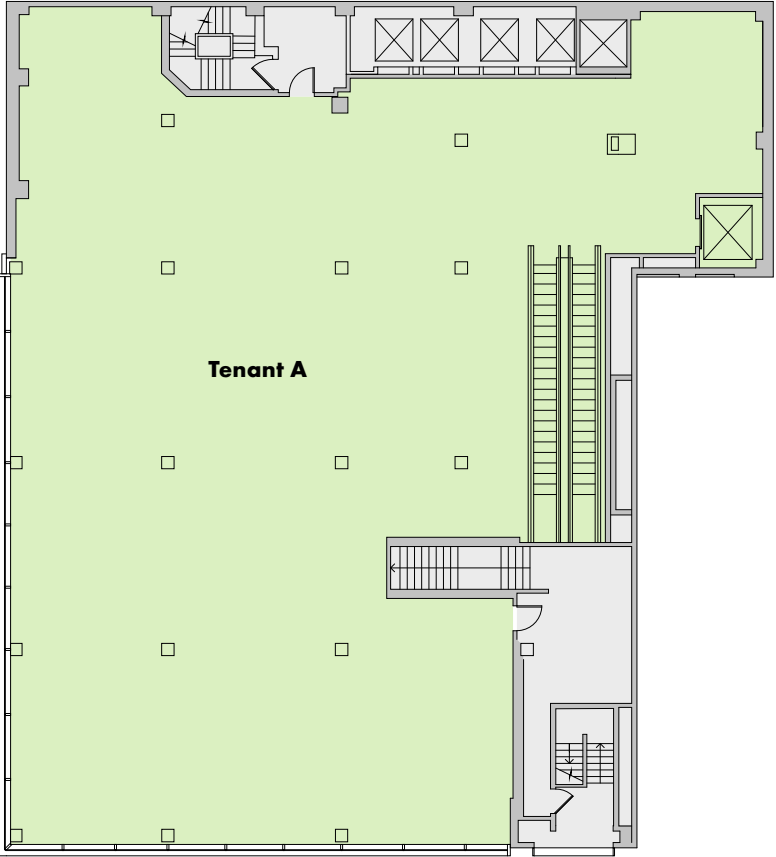
Tenant A – 2,807 SF

Tenant B – 4,309 SF

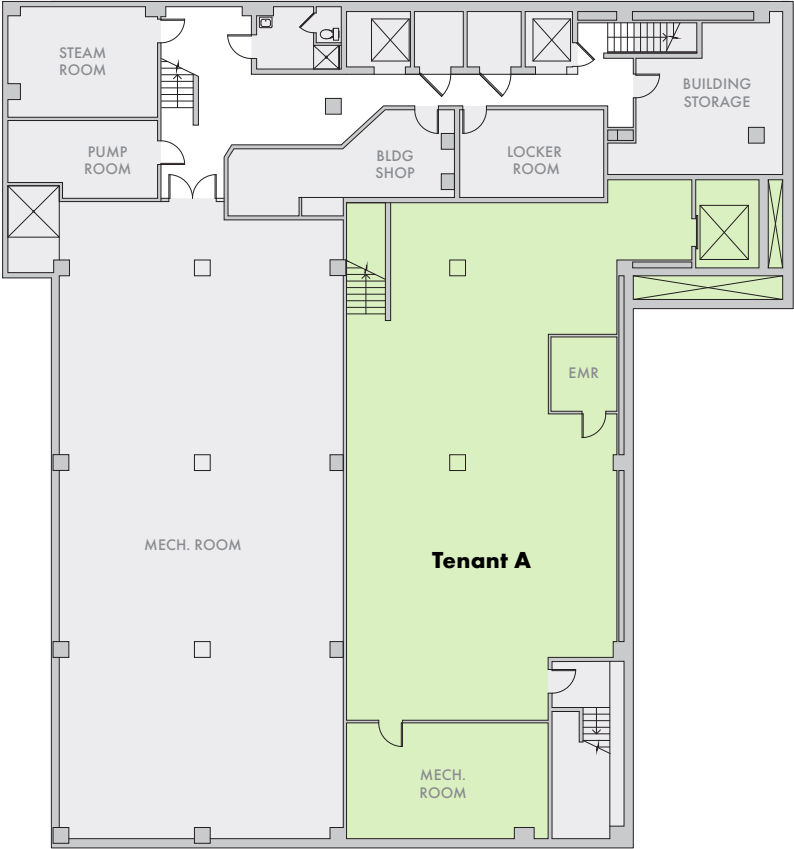


SECOND FLOOR

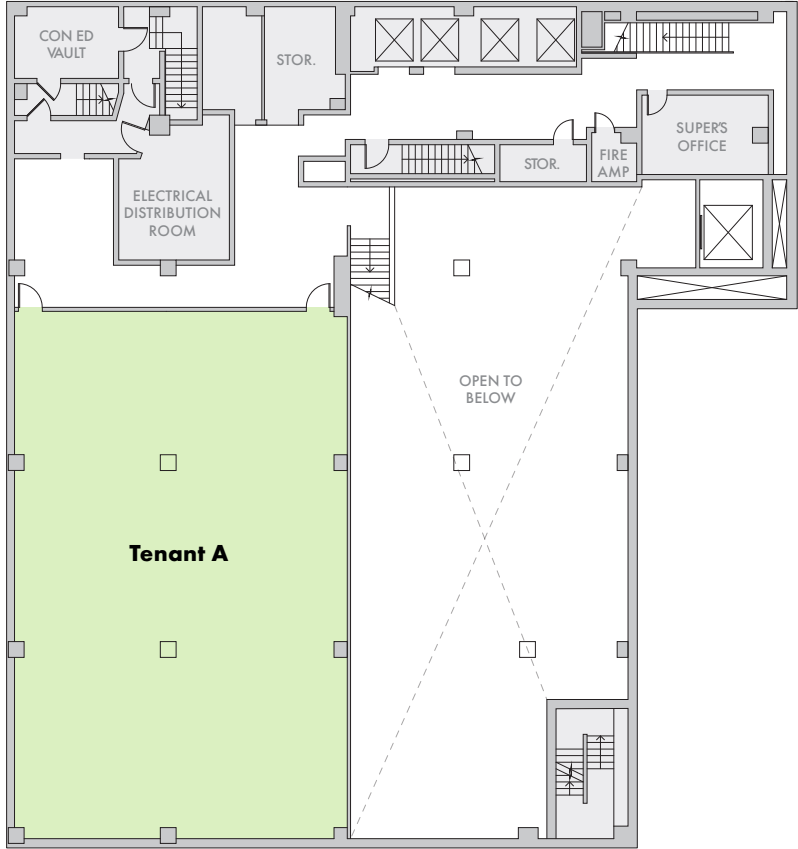
Tenant A – 7,712 SF



SUB-CELLAR
3,016 SF



CELLAR
2,965 SF





NEIGHBORS WHO SPEND

The mix of major employers surrounding **722 Lexington Avenue** generate year-round foot traffic, including corporate giants like Bloomberg, Estée Lauder, and Ralph Lauren Corporation.

High-spending workers come from the Plaza District's numerous financial and professional services firms, as well as the Upper East Side's array of hospitals and medical offices. The area also sees traffic from residents of the affluent Billionaire's Row just a few blocks west and high-class hotels along Central Park.



\$2.8 BILLION

Annual retail sales within a six block radius of 722 Lexington Avenue.

14,000

Current average midday pedestrian count at the corner of Lexington Avenue and 58 Street.



\$138K

Median income of a Midtown East household, over twice the New York City median.



32,000

Residential units within a half mile radius of 722 Lexington Avenue.

\$22.4 MILLION

Average listing price for a sponsor unit in nearby Billionaire's Row.



ELITE RETAIL LOCATION

At a high-profile corner next to Manhattan's most prestigious shopping corridor, **722 Lexington Avenue** offers unparalleled retail visibility. Only steps away are high-end name brands including Prada, Louis Vuitton, Gucci, Harry Winston, and Bulgari, bringing distinguished consumers year-round.



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