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BROADWAY

BETWEEN 40TH & 41TH STREETS

24,784 SQ. FT. RETAIL OPPORTUNITY
IN TIMES SQUARE
—*Divisible Big Box Retail*—





COMMENTS

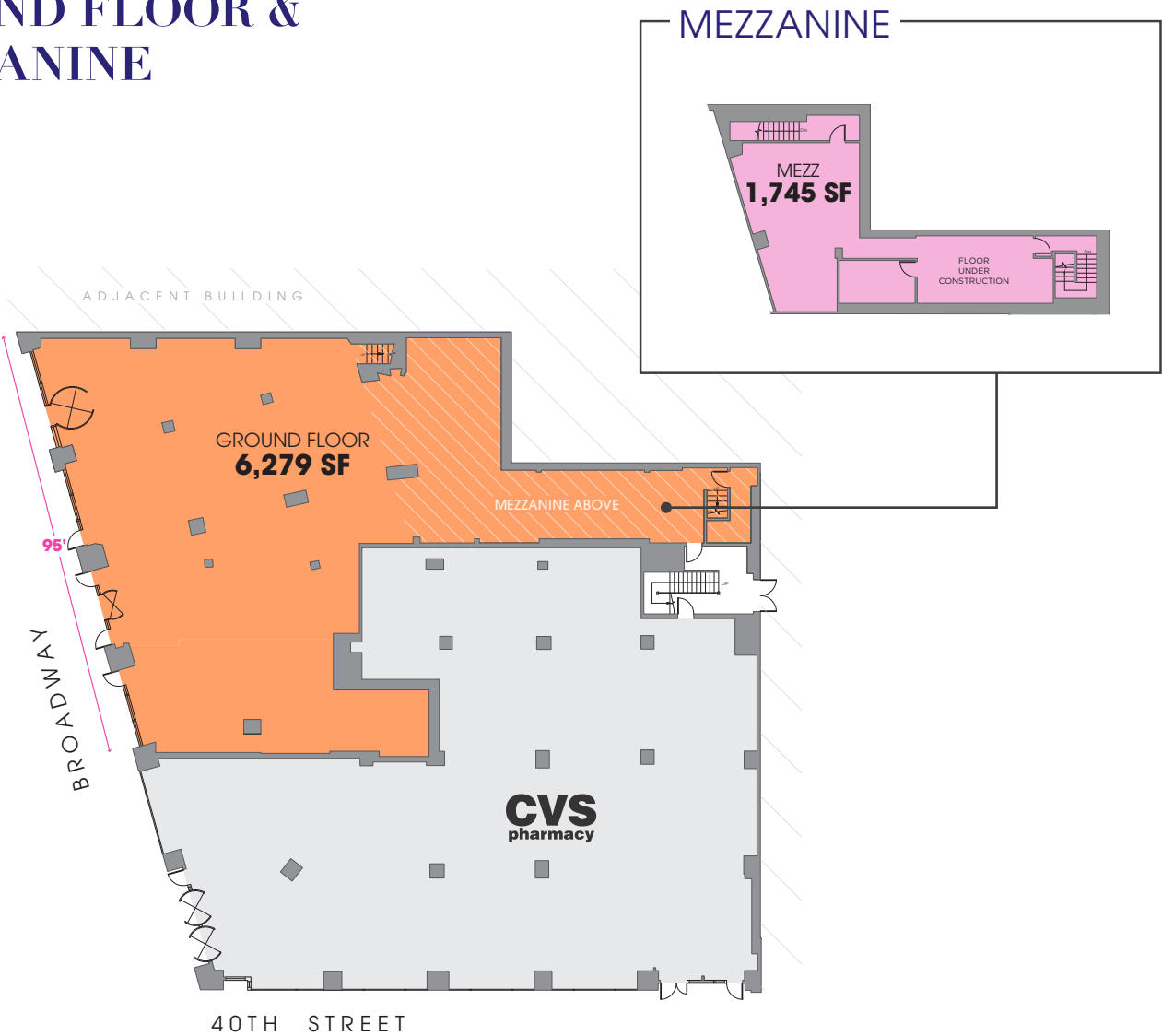
- Join WeWork who recently signed for 236,000 SF
- Located steps from Times Square, the #1 tourist destination in the U.S.
- There are 210,000 employees and 31 million Sf of office space in Times Square, comprising 15% of the city’s total annual economic output at \$58 billion
- Within walking distance of Manhattan’s three major transportation hubs: **Grand Central Terminal; Port Authority; Penn Station with access to Metro North; LIRR; Amtrak; and access to 1, 2, 3, 4, 5, 6, 7, A, C, E, N, Q, R, W, as well as the B, D, F and M subway lines**

SPECS

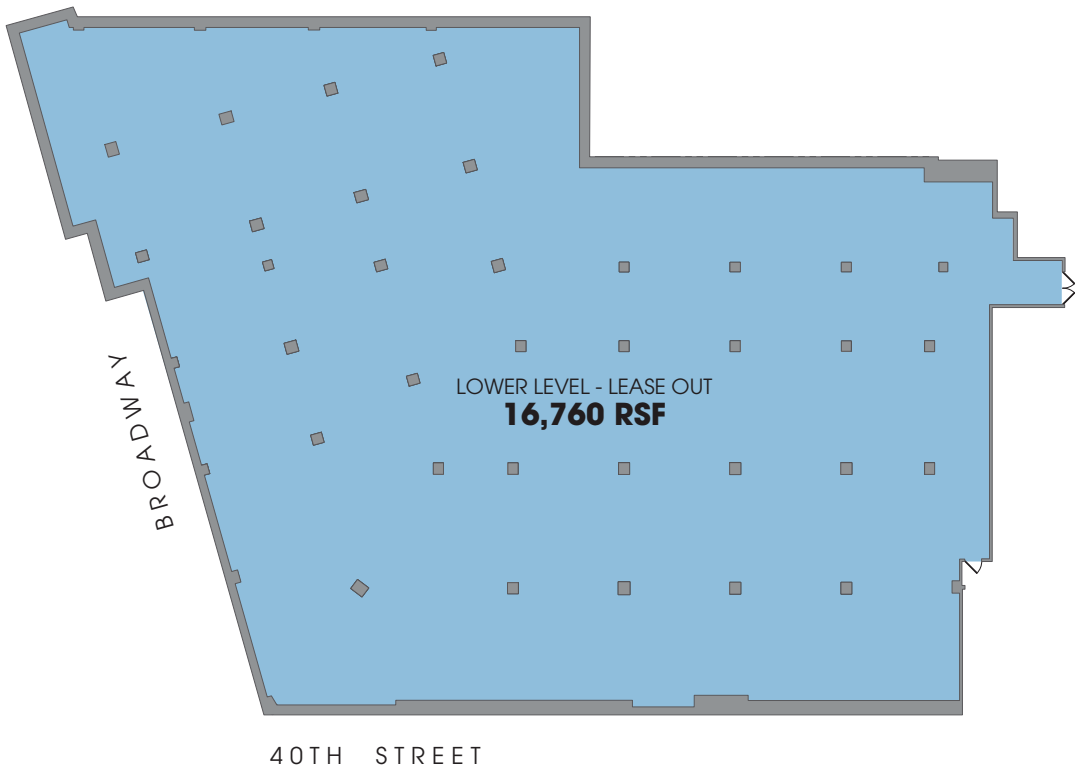
▶ GROUND FLOOR	6,279 SF
▶ MEZZANINE	1,745 SF
▶ LOWER LEVEL	16,760 SF
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▶ TOTAL	24,784 SF
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▶ FRONTAGE	95' ON BROADWAY
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▶ CEILING HEIGHT	19'3" GROUND FLOOR
	10'3" MEZZANINE
	15'3" LOWER LEVEL

FLOORPLANS
ENTIRE AVAILABILITY

GROUND FLOOR &
MEZZANINE



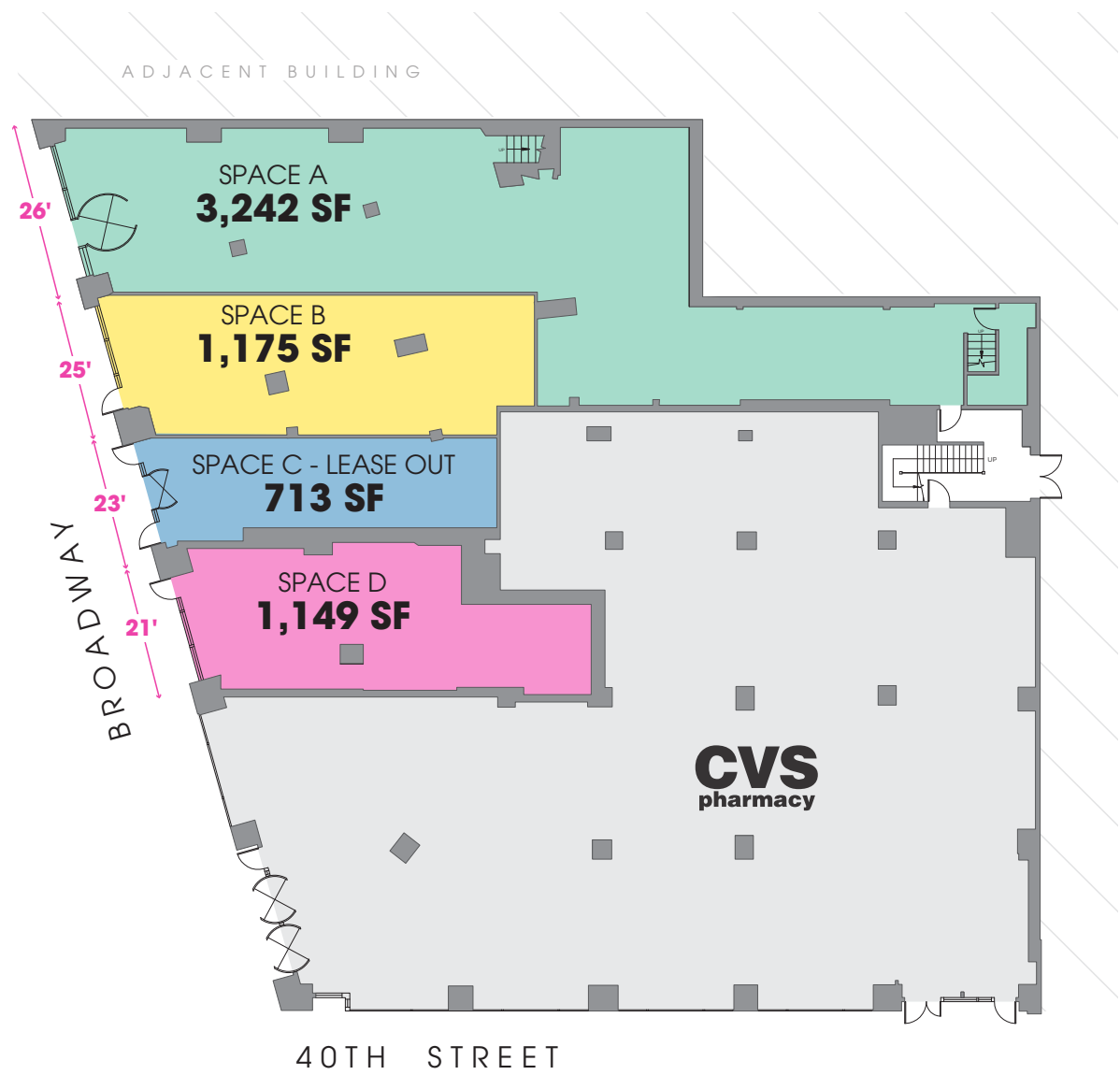
LOWER LEVEL



FLOORPLANS • SCENARIO 2

POTENTIAL GROUND FLOOR DIVISIONS

GROUND FLOOR



#1 TOURIST
DESTINATION IN U.S.



38 MILLION+
ANNUAL
VISITORS

TIMES SQUARE STATS



\$1.1 BILLION+
ANNUAL SPENDING ON
DINING ESTABLISHMENTS



TIMES SQ-
42 ST

1 2 3 A C E
N Q R W 7 S

ANNUAL RIDERSHIP
62 MILLION

#1 BUSIEST NYC
SUBWAY STATION



\$1.3 BILLION+
GENERATED BY 12 MILLION+
THEATERGOERS ANNUALLY





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BETWEEN 40TH & 41TH STREETS

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