

298 **5TH** AVE

FANTASTIC CORNER OPPORTUNITY IN THE NOMAD DISTRICT

Steps from Herald Square, Madison Square Park and The Empire State Building



EXCLUSIVE LEASING AGENT:

 **CUSHMAN &
WAKEFIELD**



2

BLOCKS SOUTHEAST
OF HERALD SQUARE



4M

THE
EMPIRE STATE
BUILDING

ANNUAL VISITORS

ADJACENT TO BRAND NEW BOUTIQUE
HOTEL NEAR COMPLETION

3

BLOCKS SOUTH OF
EMPIRE STATE BUILDING

31ST STREET

2

BLOCKS FROM

6

6

BLOCKS SOUTH OF
MADISON SQUARE PARK

60K

DAILY VISITORS



B D F M
N Q R W

40M

ANNUAL RIDERSHIP
HERALD SQUARE

Virgin
HOTELS



THE RITZ-CARLTON®

FIFTH AVENUE

298

IN NOMAD DISTRICT

FANTASTIC CORNER OPPORTUNITY

WRAPAROUND FRONTAGE ON
FIFTH AVENUE & 31ST STREET

130'

NoMAD
NEW YORK

ACE HOTEL

42,751

TOTAL POPULATION .5 MILE RADIUS

298 5TH AVE

GROUND

▶ **3,400 SF**
10' CEILING HEIGHT

LOWER

▶ **3,300 SF**
9' CEILING HEIGHT

> FANTASTIC CORNER PRESENCE
ON FIFTH AVENUE, JUST
SOUTHEAST OF HERALD SQUARE

> 3 BLOCKS SOUTH OF THE
EMPIRE STATE BUILDING,
4M+ ANNUAL VISITORS

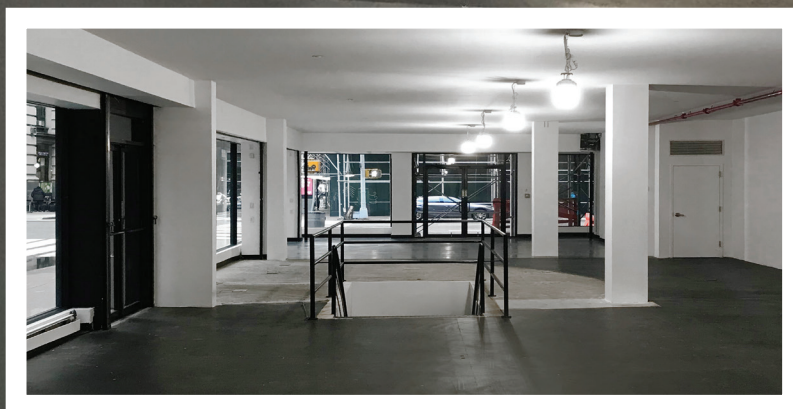
> 100' OF WRAPAROUND SIGNAGE
AVAILABLE

> IN CLOSE PROXIMITY TO HERALD
SQUARE SUBWAY STATION

B D F M N Q R W

40M+ ANNUAL RIDERS

> DIVISIONS CONSIDERED

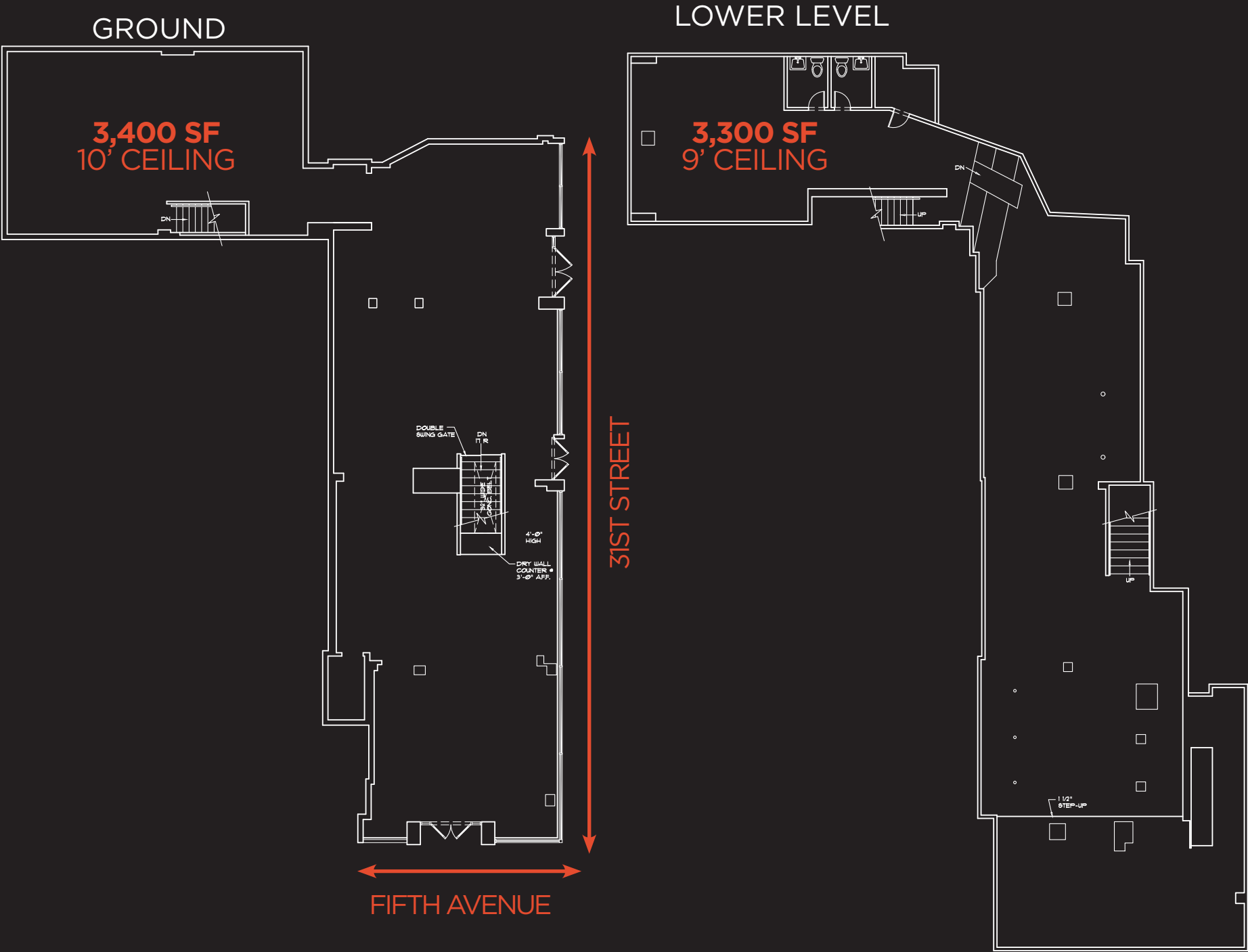




130'

FRONTAGE & WRAPAROUND
SIGNAGE ON FIFTH AVENUE
& 31ST STREET

DIVISIONS CONSIDERED





NOMAD HOTEL
DEVELOPMENTS

- 1 The Arlo Hotel, 11 East 31st Street
250 rooms
- 2 The Virgin Hotel, 1205 Broadway
465 rooms & 70,00 SF Retail
- 3 1185 Broadway
164 Rooms & 11,000 SF Retail
- 4 16-18 East 30th Street
92 Rooms
- 5 292-296 Fifth Avenue
150 Rooms
- 6 250 Fifth Avenue
188 rooms
- 7 1162 Broadway
52 rooms



298 5TH AVE

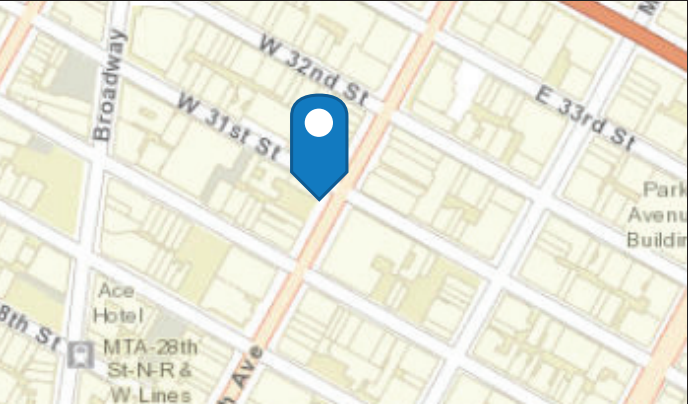
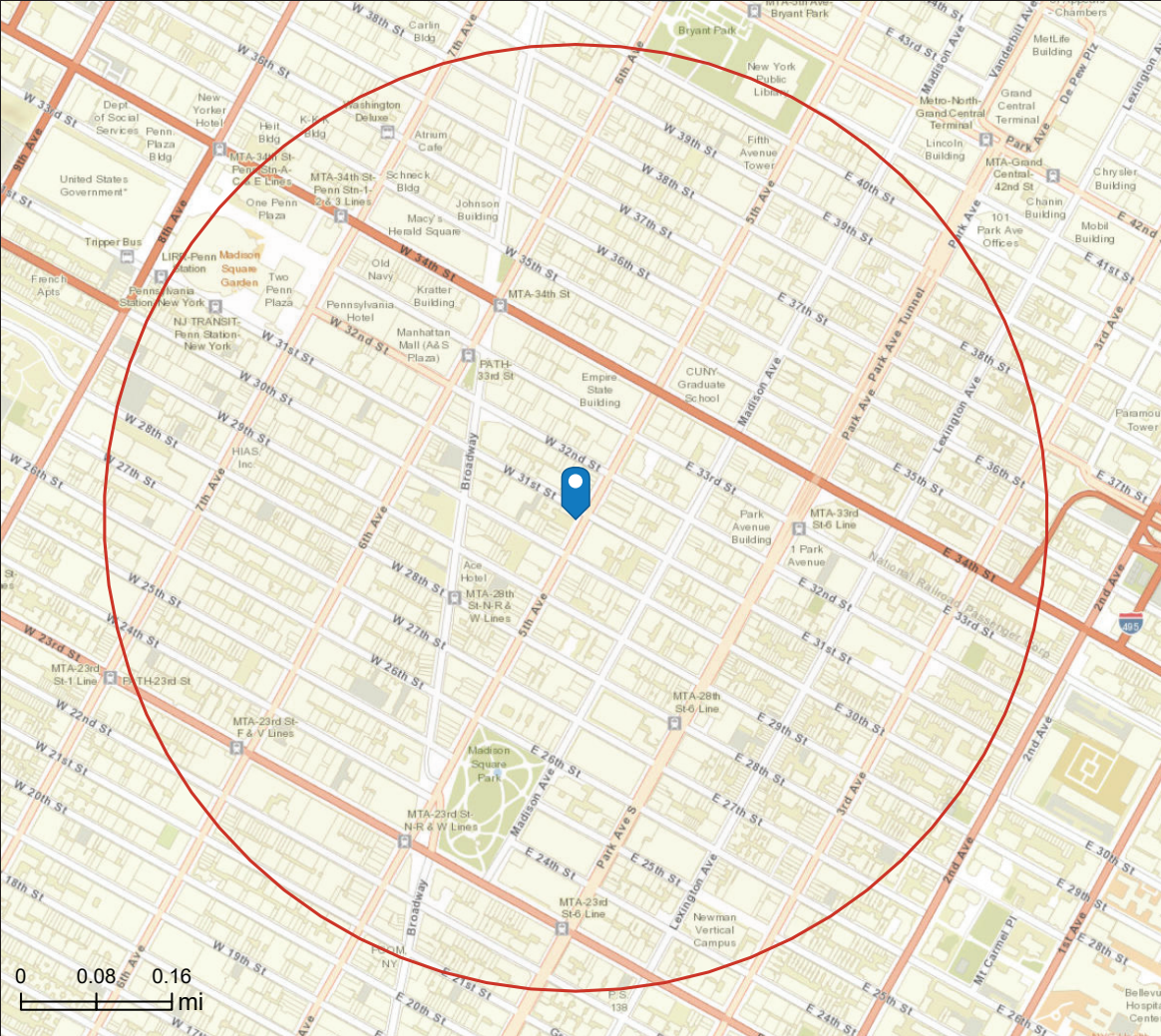
.5 MILE RADIUS

42,751
TOTAL POPULATION

29,095
HOUSING UNITS

467,382
EMPLOYEES

\$95,228
PER CAPITA INCOME



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