

# 2420

## BROADWAY

BETWEEN WEST 89<sup>TH</sup> &  
WEST 90<sup>TH</sup> STREETS

UPPER WEST SIDE  
SUBLEASE  
OPPORTUNITY



# Availability

|               |          |
|---------------|----------|
| Ground Level: | 2,146 SF |
| Lower Level:  | 2,458 SF |
| Total:        | 4,604 SF |

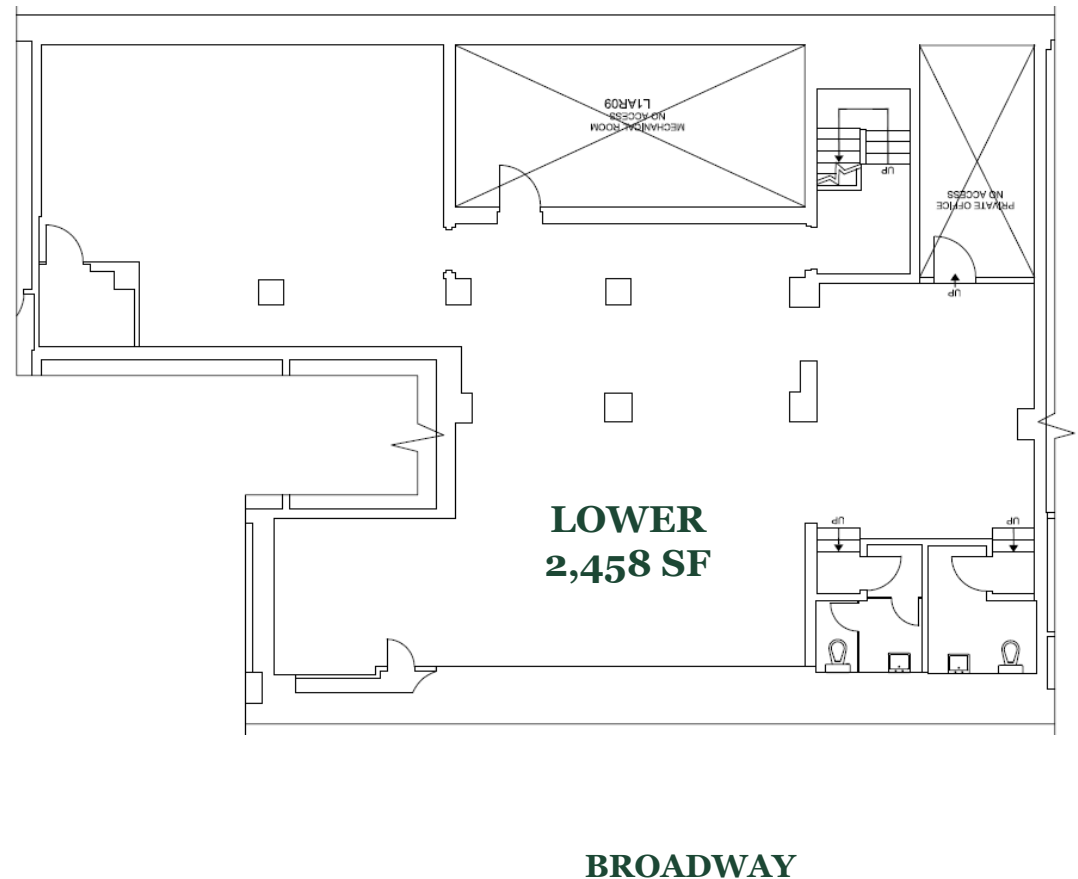
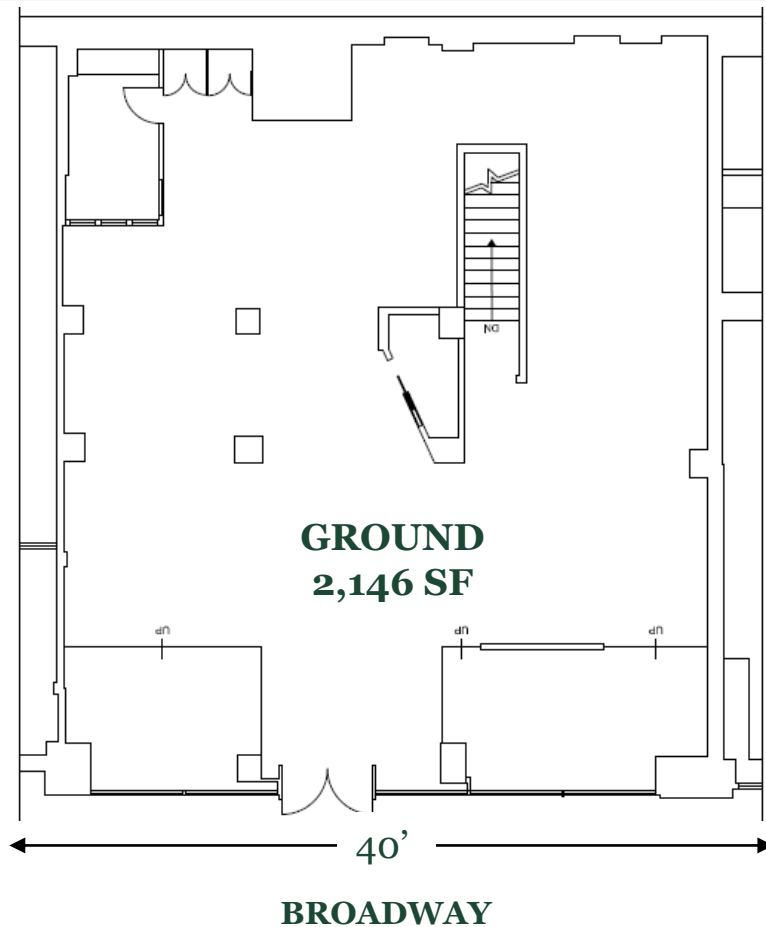
|              |                          |
|--------------|--------------------------|
| Term:        | Sublease Thru 11/30/2034 |
| Possession:  | Immediate                |
| Asking Rent: | Upon Request             |
| Frontage:    | 40'                      |

## Comments

- Excellent Visibility in the Heart of the Upper West Side
- Space is not divisible
- Non-cooking food uses acceptable
- Ground Floor Ceiling Height: 14'
- Lower Level Ceiling Height: 10'10"

## Neighbors

Chase Bank, Bank of America, By the Way Bakery, Pinky Nails, Cibo e Vino, Dunkin Donuts, City Diner, Kosher Marketplace, Tal Bagels and Ollie's To Go







2420 Broadway

Location

|                             |              | 92nd Street |             |                      |
|-----------------------------|--------------|-------------|-------------|----------------------|
| Petco                       | 2467-2475    | BROADWAY    | 2476        | Little Italy Pizza   |
| Equinox                     | 2465         |             | 2474        | Belleclaire Cleaners |
| New York Sun Club           | 2465         |             | 2472        | A&M Floral           |
| Spear Physical Therapy      | 2465         |             | 2468        | QQ Nails & Spa       |
| Blank Street Coffee         | 2461         |             | 2460        | Joe & The Juice      |
| Bond Vet                    | 2461         |             | 2460        | Sweetgreen           |
|                             |              |             | 91st Street |                      |
| Barzini's Market            | 2451         | BROADWAY    | 2458        | Dagon Restaurant     |
| Gaby's Barbershop           | 2451         |             | 2456        | Virgil's Real BBQ    |
| Locksmith's Shoe Repair     | 2449         |             | 2450        | Carmine's Restaurant |
| RAN Art Gallery             | 2449         |             | 2446        | Tal Bagels           |
| The Wine Place              | 2447         |             | 2444        | Kosher Marketplace   |
| City Diner                  | 2441         |             | 2442        | By the Way Bakery    |
|                             |              |             | 2440        | Bank of America      |
|                             |              |             | 90th Street |                      |
| Murray's Sturgeon Shop      | 2429         | BROADWAY    | 2438        | Chase Bank           |
|                             |              |             | 2420        | SITE                 |
| 2420                        | Copy Experts |             |             |                      |
| Ollie's To Go               | 2425         |             | 2420        | Dry Cleaners         |
|                             |              |             | 2420        | Pinky Nails          |
|                             |              | 89th Street |             |                      |
| Wells Fargo                 | 2411         | BROADWAY    | 2418        | Cibo e Vino          |
| The Shade Store             | 2409         |             | 2414        | Dunkin Donuts        |
|                             |              |             | 2412        | West Side Judaica    |
|                             |              |             | 2410        | Express Brows        |
| Key Food                    | 2401         |             | 2400        | TD Bank              |
|                             |              | 88th Street |             |                      |
| Sforno Pizzeria             | 2393         | BROADWAY    | 2398        | City MD              |
| The Fashion Class           | 2391         |             | 2394        | La Farine Bakery     |
| Jeffrey's Manhattan Eyeland | 2391         |             |             | Building Entrance    |
| Apple Nails & Spa           | 2389         |             | 2384        | Optyx                |
| Mega Building Supply        | 2387-2385    |             |             | 2382                 |
| NYC Wine & Spirits          | 2385         |             | 2380        |                      |
|                             |              |             | 87th Street |                      |





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### Contact:

Michael O'Neill

+1 212 841 7909

michael.oneill@cushwake.com

Jason Greenstone

+1 212 841 7713

jason.greenstone@cushwake.com

Taylor Reynolds

+1 212 841 5920

taylor.reynolds@cushwake.com

Lilly Craver

+1 212 698 5616

lilly.craver@cushwake.com

Mackenzie Suter

+1 212 841 5018

mackenzie.suter@cushwake.com

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