



NEWLY DEMOLISHED AND
WHITE-BOXED RETAIL ON
42ND STREET

234
W42ND ST

BETWEEN SEVENTH & EIGHTH AVENUE, MANHATTAN NYC



MADISON
INTERNATIONAL
REALTY



CUSHMAN &
WAKEFIELD

UNIQUE TIMES SQUARE RETAIL OPPORTUNITY

25,403 SF



STEPS FROM NEW YORK CITY'S
LARGEST TRANSIT HUB
65M+
ANNUAL RIDERS
TIMES SQ 42ND STREET STATION

*STATS PROVIDED BY TIMES SQUARE ALLIANCE



IN THE HEART OF
NEW YORK CITY'S
WORLD FAMOUS
THEATER &
ENTERTAINMENT
DISTRICT

ADJACENT TO NATION'S
TOP 2 HIGHEST GROSSING
MOVIE THEATERS
**AMC &
REGAL CINEMAS**



ADJACENT TO
MADAME TUSSAUDS
AND A TOP GROSSING
DAVE & BUSTERS

*STATS PROVIDED BY TIMES
SQUARE ALLIANCE

234 W42ND ST

AVAILABLE

SECOND: 7,311 SF

MEZZANINE: 3,922 SF

GROUND FLOOR: 14,170 SF

TOTAL: 25,403 SF

FRONTAGE 35'

CEILING HEIGHTS:

Ground: 28 FT

Second & Mezzanine: 12 FT

Possession - Immediate

Lease Type - Direct

Asking Rent - Upon Request

OPPORTUNITY

- Unique retail opportunity perfectly located in the heart of 42nd Street.
 - Ability for massive double-height electronic marquee signage.

LOCATION

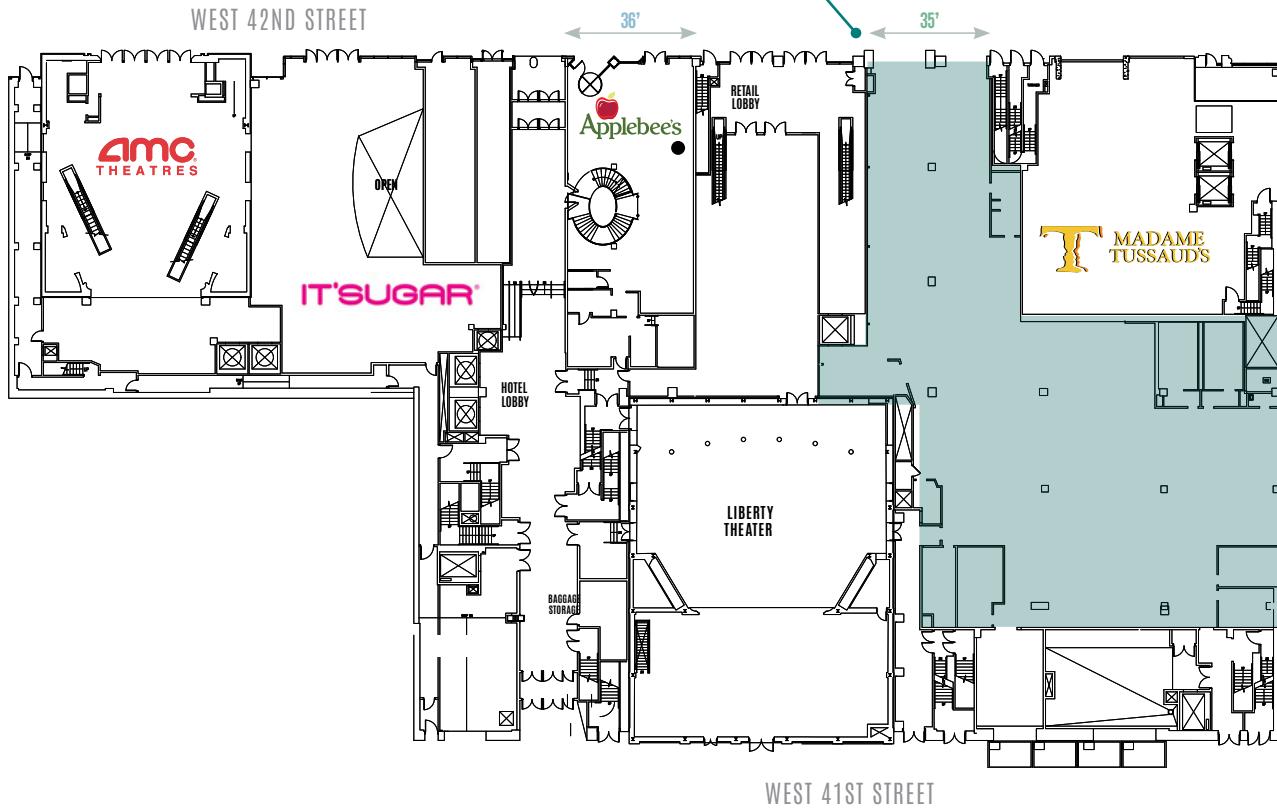
- Located mid-block on the south side of 42nd Street between Seventh and Eighth Avenues, in the heart of New York's Theater and Entertainment District.
- 42nd Street is a world-famous thoroughfare and is a brand unto itself. It is also among the most heavily pedestrian-trafficked cross-streets in Manhattan.



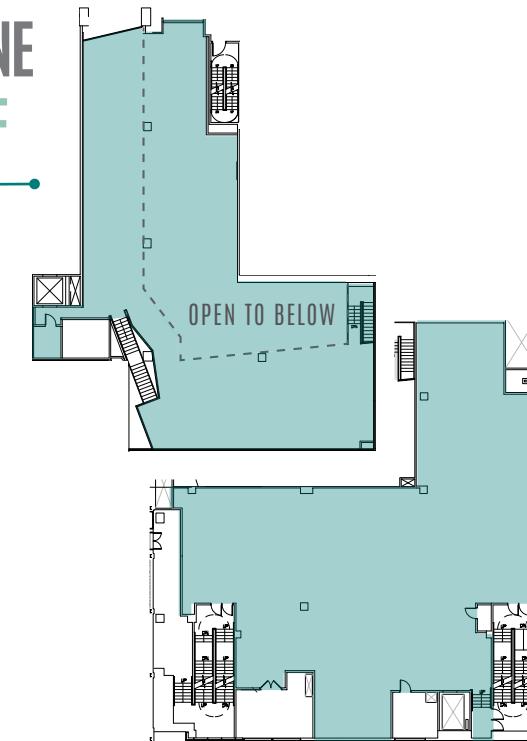
234
W42ND ST

25,403 SF

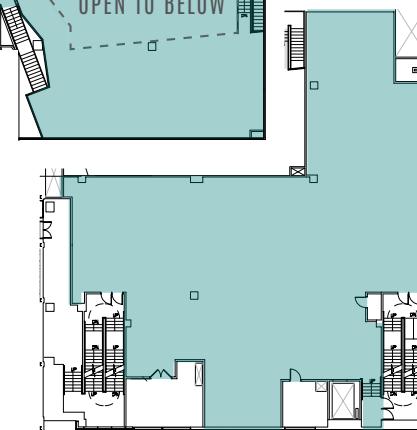
GROUND FLOOR 14,170 SF



MEZZANINE
3,922 SF

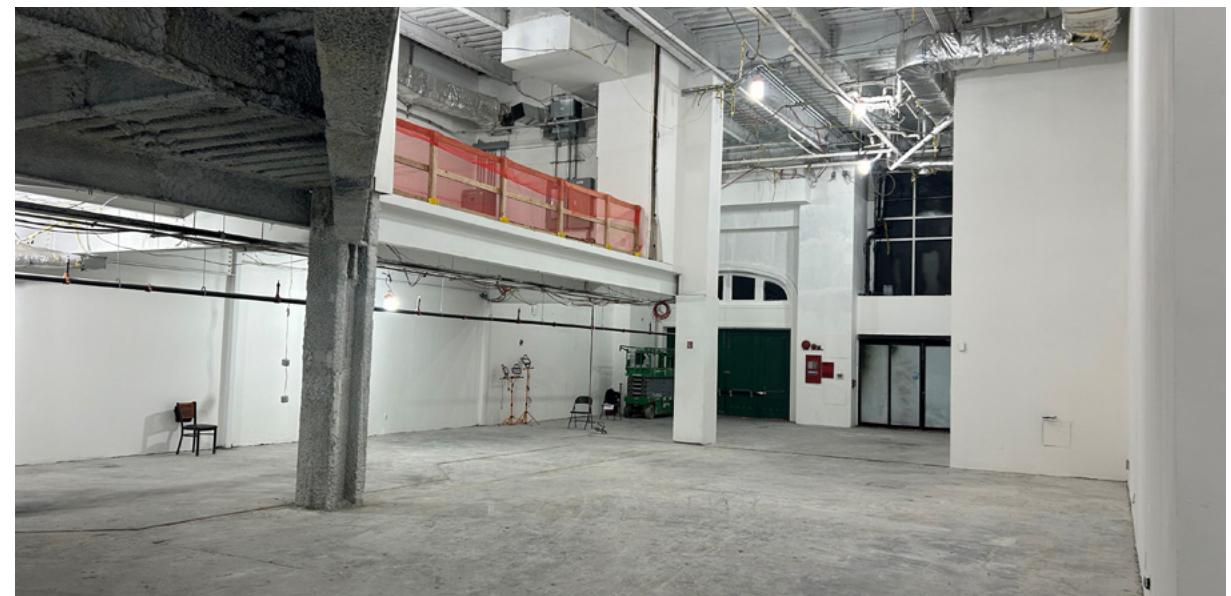
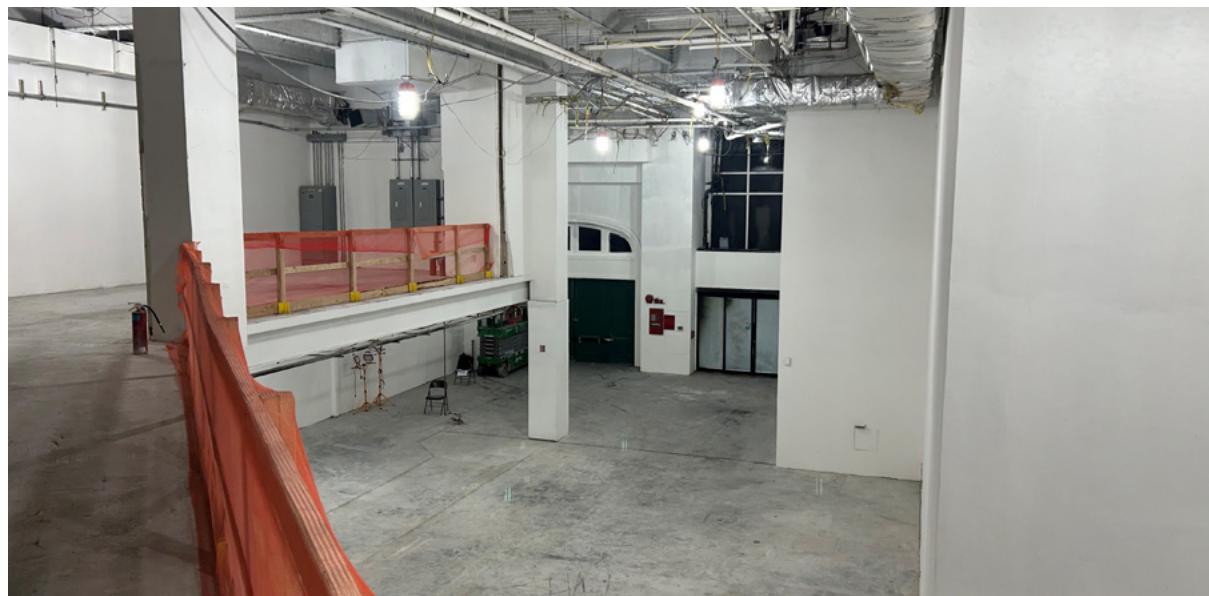


SECOND FLOOR
7,311 SF



234
W42ND ST

EXISTING INTERIOR CONDITION



234
W42ND ST

AT THE CENTER OF
NYC'S WORLD-FAMOUS
TIMES SQUARE

1/2 BLOCK FROM
PORT AUTHORITY
250K
DAILY COMMUTERS

OVER
\$3B
CONSUMER SPENDING
IN TIMES SQUARE IN 2024

IMMEDIATE
PROXIMITY TO
1 2 3 7 S
A C E N Q W R
79.6M
RIDERSHIP IN 2024

245.7K
DAILY VISITORS
73.5M
ANNUAL VISITORS
IN TIMES SQUARE

Chick-fil-A
LITTLE ITALY PIZZA
SMASH BURGER
7-ELEVEN
DUNKIN'

THE WESTIN NEW YORK AT TIMES SQUARE
FOUNDRY KITCHEN AND BAR

EUROPAN CAFE

REGAL

five BELOW

BBQ

CLUBHOUSE

lids

target

DUNKIN'

CHASE

ROUNDABOUT THEATRE COMPANY

FONWOODS THEATER

THE NEW VICTORY THEATER

CHASE

STEVE MADDEN

at&t

TIMES SQUARE BALL

7TH AVE

times square

LOFT

JD

STEAK

THE KNUCKERBOCKER HOTEL

H&M

verizon

wework

Foot Locker

JD

CHARLIE PALMER

STEAK

THE KNUCKERBOCKER HOTEL

Hilton

Bank of America

TOWER

ONE BRYANT PARK

Bank of America

TOWER

5TH AVE

PORT AUTHORITY
BUS TERMINAL

DR
DUANEreade

SCHNIPPERS
citi bike

WOLFGANG'S STEAKHOUSE
TheTimeCenter

Hampton Inn
SHOCARD
I ^{LOVE} NY
NEDERLANDER THEATER

The New York Times

CELL STOP

MARGARITAVILLE

Wendy's
TACO BELL

POPEYES

DUNKIN' DONUTS

LENWICH

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Arby's

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THE WORLD'S
GREATEST WAX MUSEUM

This Way

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BY PHARRELL WILLIAMS

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