



FLATIRON RETAIL OPPORTUNITY AT

# 37 EAST 20<sup>TH</sup> STREET

NORTH BLOCK BETWEEN BROADWAY AND PARK AVENUE SOUTH

37

BY APPOINTMENT ONLY  
212-516-2323



THE WILLOW  
GRAMERCY  
THEWILLOW-GRAMERCY.COM  
212-516-2323  
NAFTALI GROUP

SPRINKLERS  
THROUGHOUT  
BUILDING

# 37 East 20th Street

North block between Broadway and Park Avenue South

**POSSESSION:** January 1, 2026

**TERM:** Long Term

**LEASE TYPE:** Direct

**ASKING RENT:** Upon Request

**SIZE:** Ground Floor: 4,000 SF\*

Lower Level: 3,500 SF\*

Total: 7,500 SF\*

\*Size is approximate

**FRONTAGE:** 25 ft on East 20th Street

**NEIGHBORING RETAILERS & RESTAURANTS:**

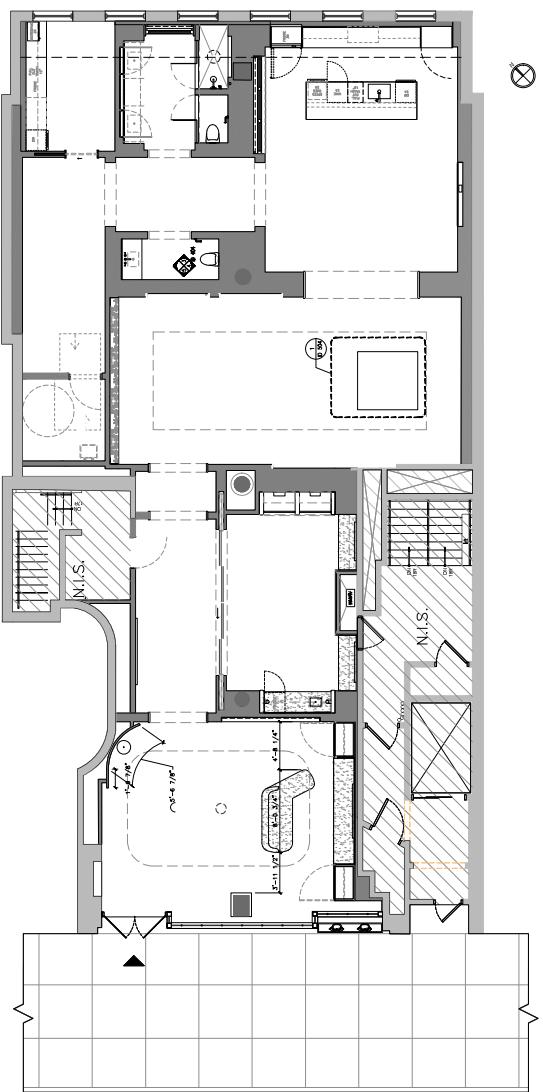
- Design Within Reach, Crate & Barrel, Saatva, ABC Carpet & Home, Equinox, Gramercy Tavern, Devocion, Nemo Tile & Stone, The Shade Store, West Out East, The Hudson

## HIGHLIGHTS:

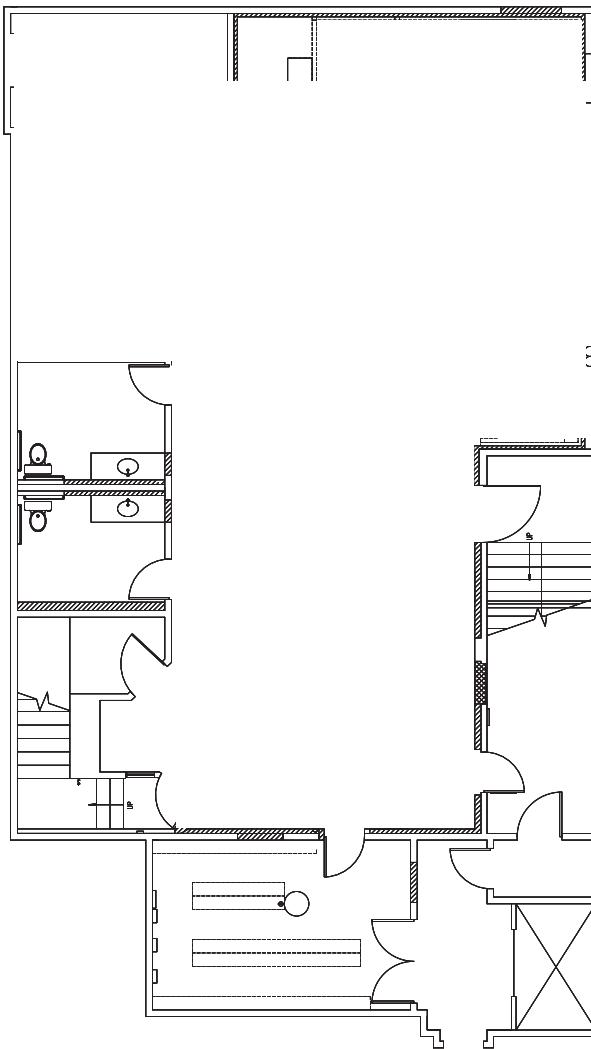
- Prime retail opportunity between Broadway and Park Avenue South in the heart of the Flatiron District
- Lively side street block with established restaurant and retailer mix
- Selling Lower Level with existing ADA lift in place
- Ample frontage on West 20th Street with wide glass storefront
- Blade and awning signage for extended visibility
- Currently built as an upscale sales gallery with luxury finishes throughout the ground floor
- Dry uses only



# FLOOR PLANS



East 20th Street  
**GROUND FLOOR**

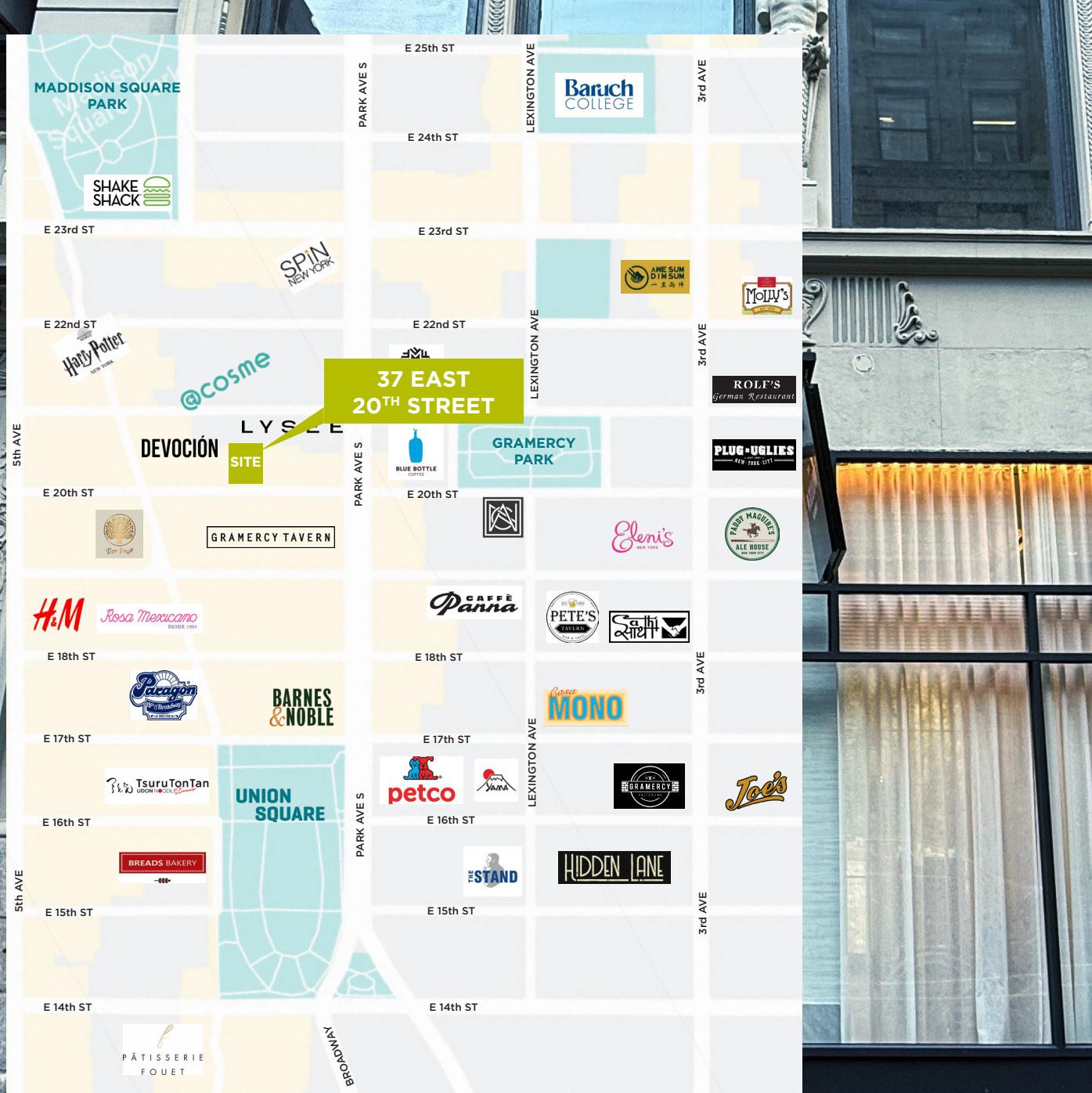


## LOWER LEVEL FLOOR

# EXISTING GROUND FLOOR



# AREA MAP



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