

BUILT RESTAURANT OPPORTUNITY AT

MANHATTAN WEST



Former Midnight Theater Space

Second Level
Plaza Level



TOTAL SF AVAILABLE

11,302 SF

Frontage

187'-8"

Possession

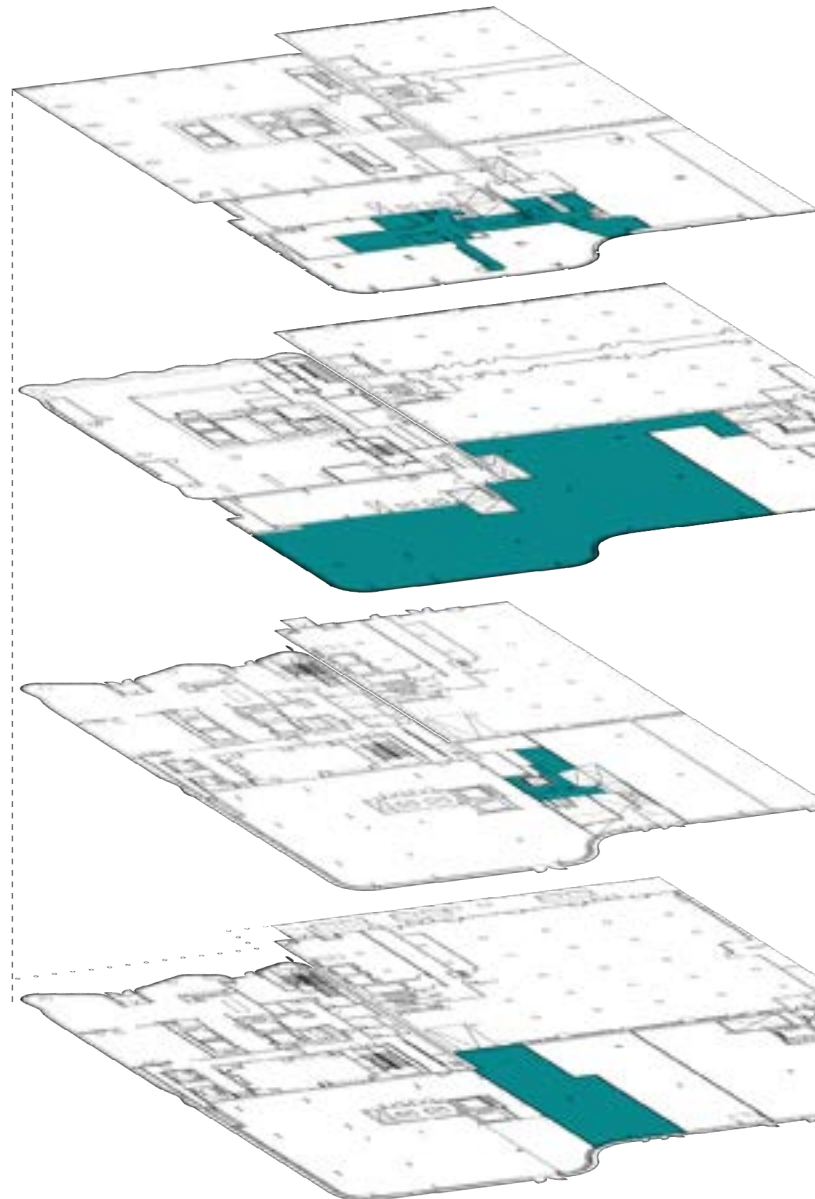
Immediate

Asking Rent

Upon Request

Kitchen Equipment

- Existing commercial kitchen infrastructure
- Walk-in cooler & freezer
- Commercial cooking line
- Built-in bar infrastructure
- Dishwashing & prep facilities
- Detailed equipment schedule available upon request



Mezzanine 2

1,428 SF

Ceiling Height
11'-2"

Second Level

7,720 SF

Ceiling Height
16'-4" (2nd floor theater)
14'-6" (2nd floor restaurant)
16'-0" (2nd floor bar)

Mezzanine 1

380 SF

Ceiling Height
10'-9"

Plaza Level

1,774 SF

Ceiling Height
18'-11" (1st floor bar/tallest open area)

Former Midnight Theater Space



Retail Merchandising Plan

Plaza Level

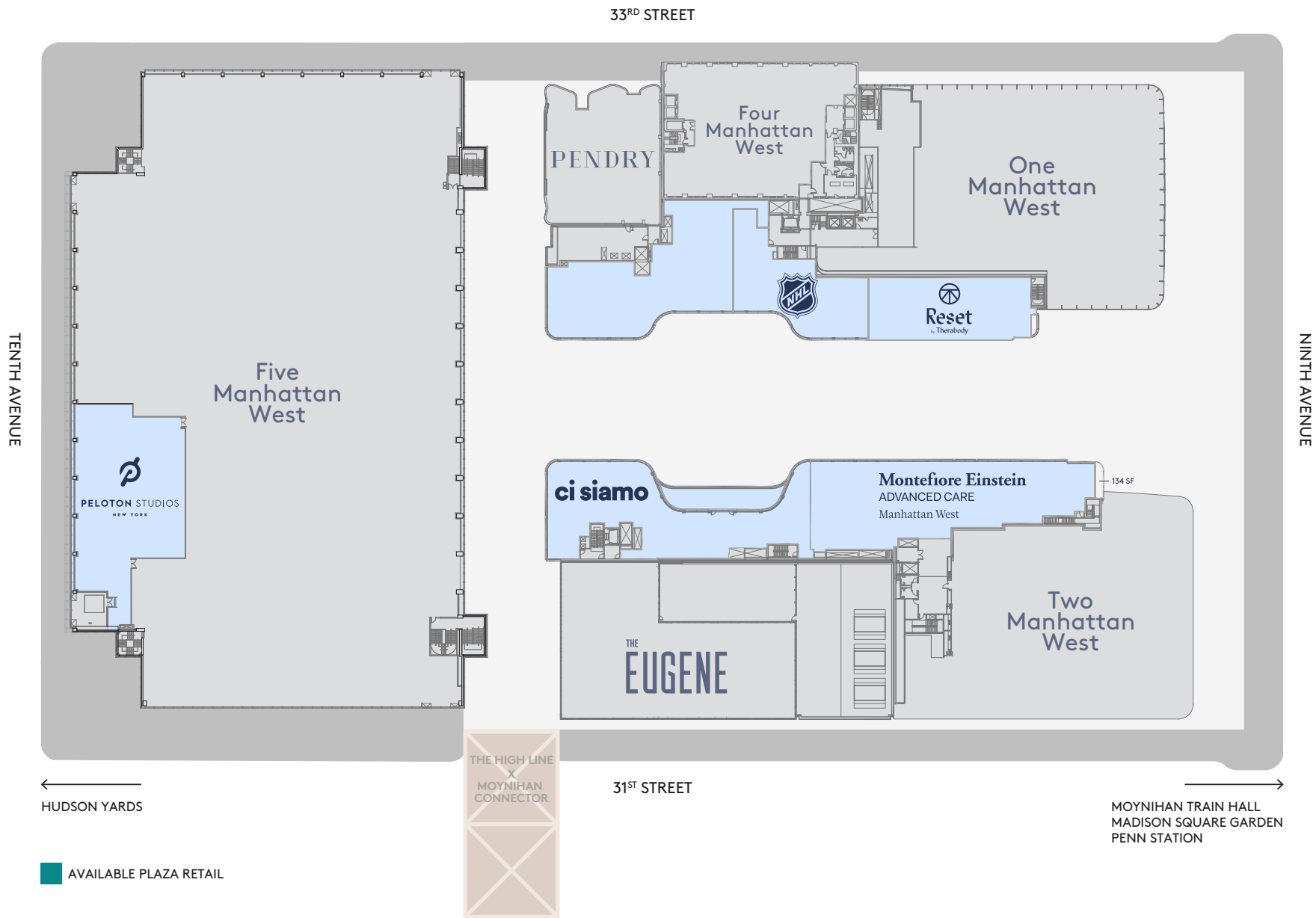
Plaza Level



Retail Merchandising Plan

Second Level

Second Level



Join Manhattan West's Dynamic Tenant Mix



This 60,000 SF marketplace brings together restaurants, a tap room, and culinary classes.

ZOU ZOU'S

From the Quality Branded team, Zou Zou's is a vibrant and contemporary Eastern Mediterranean restaurant. Known for its bold flavors and warm, inviting ambiance, Zou Zou's offers a modern twist on traditional dishes.

ci siamo

Danny Meyer brings two concepts in over 20,000 SF to Manhattan West - the popular Daily Provisions Café, as well as Ci Siamo, an Italian-inflected restaurant centered around live fire cooking.

PENDRY

Montage Hotels marries fashion, design, and food with their 164-room luxury boutique hotel.

MANHATTAN
WEST

SEPHORA

Daily Provisions

 **PELOTON** STUDIOS
NEW YORK



P.J. Clarke's
1884

Montefiore Einstein
ADVANCED CARE
Manhattan West

[solidcore]



PEACHY

Spectrum

SILVER MIRROR
FACIAL BAR

CITY NATIONAL BANK
AN RBC COMPANY

CHEZ · ZOU

**BLACK
FOX**
COFFEE CO

Local Insights

Manhattan West

6M

SF OF OFFICE SPACE

SKADDEN, EY, CRAVATH,
KPMG, DE SHAW,
J.P. MORGAN, + MORE.

844

RESIDENTIAL UNITS
AT THE EUGENE

15K

OFFICE WORKERS

250K

SF OF RETAIL SPACE

164

HOTEL ROOMS AT
THE PENDRY

The Neighborhood

650K

DAILY COMMUTERS
THROUGH PENN STATION

37+

HIGH-RISE
RESIDENTIAL BUILDINGS

4M

ANNUAL VISITORS AT
MADISON SQUARE GARDEN

52

HOTELS

35K

LOCAL RESIDENTS

8M

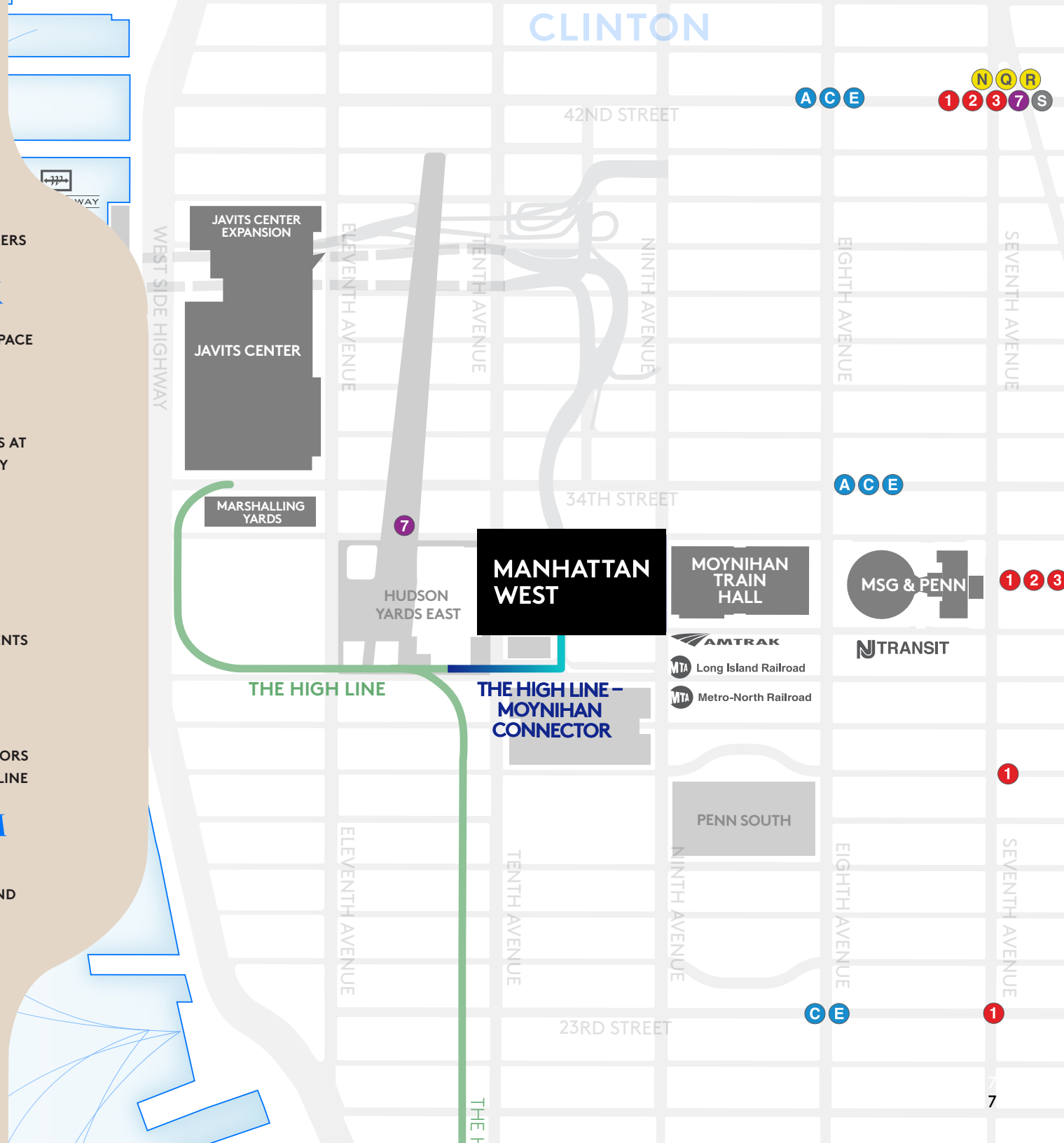
ANNUAL VISITORS
TO THE HIGH LINE

\$123M

ANNUAL
DINING SPEND

*Stats listed reflect a 0.65-square-mile
area around Manhattan West.

**MANHATTAN
WEST**



Arts & Events Programming

BGRE successfully programs 1000+ events per year across their properties globally, to encourage a sense of place and drive traffic. Over 300 world-class cultural experiences are presented at NYC properties annually, including at Manhattan West, and experienced by millions.

PLAZA

- Music Festivals
- Interactive Theater Performances
- Site-Specific Dance Performances
- Halloween Bash
- Wellness Classes (Yoga, HIIT, Barre)
- Ping Pong and Badminton
- Community Days
- Tenant Collaboration Events (Peloton Home Rider Invasion)

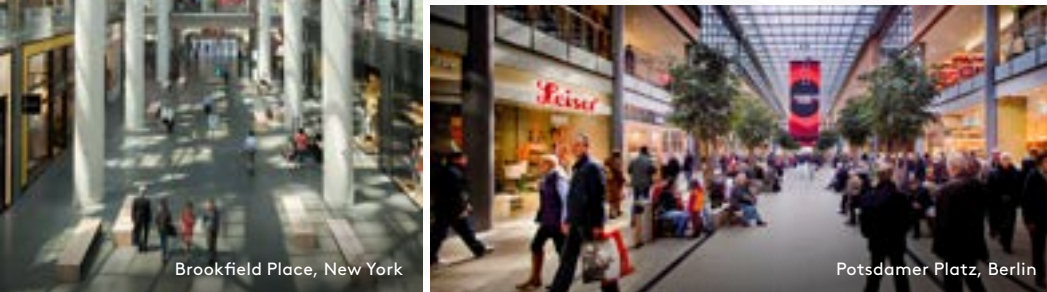
LOBBIES

- Holiday Music Series
- Women's History Month Celebrations
- Visual Arts Openings & Exhibitions



BGRE

Portfolio



BGRE is a leading global developer and operator of high-quality real estate assets.

We are active in nearly all real estate sectors, including office, retail, multifamily, hospitality and logistics, operating more than 750 properties and over 325 million square feet of real estate in gateway markets on behalf of BGRE, one of the largest asset managers in the world. With a focus on sustainability, a commitment to excellence, and the drive for relentless innovation in the planning, development and management of buildings and their surroundings, BGRE is reimagining real estate from the ground up. For more information, visit [bgre.com](https://www.bgre.com).



LEASING CONTACTS

Brookfield Properties

Elisa Young | 212.417.7080
elisa.young@brookfieldproperties.com

Kelsey Reynolds | 212.528.2709
kelsey.reynolds@brookfieldproperties.com



Alan Schmerzler | 212-841-5930
alan.schmerzler@cushwake.com

Michael O'Neill | 212-841-7909
michael.oneill@cushwake.com

Taylor Reynolds | 212-841-5920
taylor.reynolds@cushwake.com

Steven Soutendijk | 212-713-6845
steven.soutendijk@cushwake.com



*All areas, dimensions and conditions are approximate. This information has been obtained from sources believed reliable, but has not been verified for accuracy or completeness. You should conduct a careful, independent investigation of the property and verify all information. Any reliance on this information is solely at your own risk.