

# Retail Availabilities

## SPACE A - TOTAL 61,888 SF

Ground 3,556 - SF Lower Level 1 - 37,380 SF Lower Level 2 - 20,952 SF

# SPACE B - TOTAL 28,228 SF

Ground - 588 SF Lower Level 1 - 1,002 SF Lower Level 2 - 26,638 SF

### SPACE C - TOTAL 45,013 SF

Ground - 2,373 SF Second - 42,640 SF

**SPACE D - 10,059 SF** 

Ground - 10,059 SF



#### **DETAILS**

Term: Short or Long Term

Possession: Immediate

All uses considered

#### Ceiling Heights:

Ground - 15' 2" - 22' 6" LL1 - 14' 4" - 21'8" LL2 - 11' 8" Second - 15' 0"

#### COMMENTS

Multiple fully built-out big box leasing opportunities with new HVAC, vertical transportation and ADA compliant bathrooms

Join Bowlmor Lanes, The Ribbon, Haru and Los Tacos No. 1

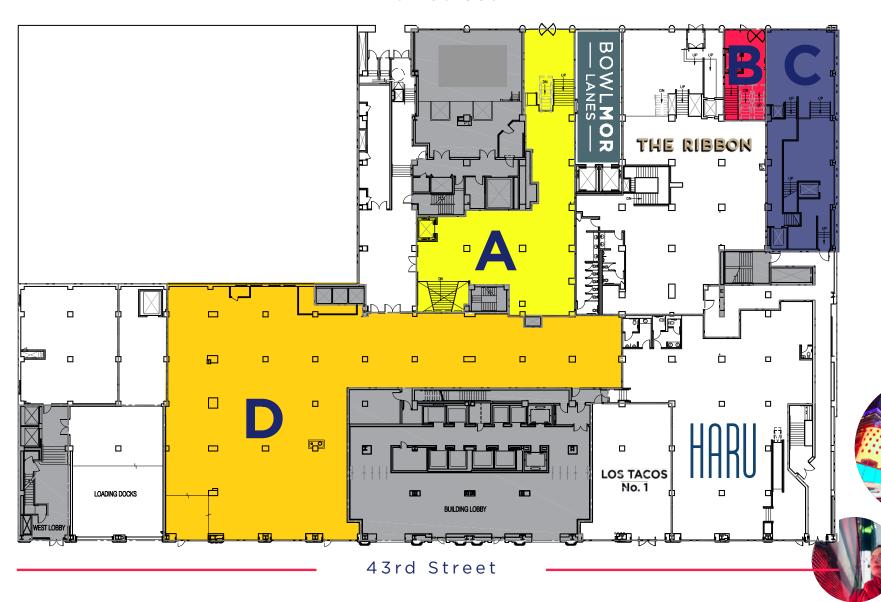
Within 1 block of 18 Broadway Theaters

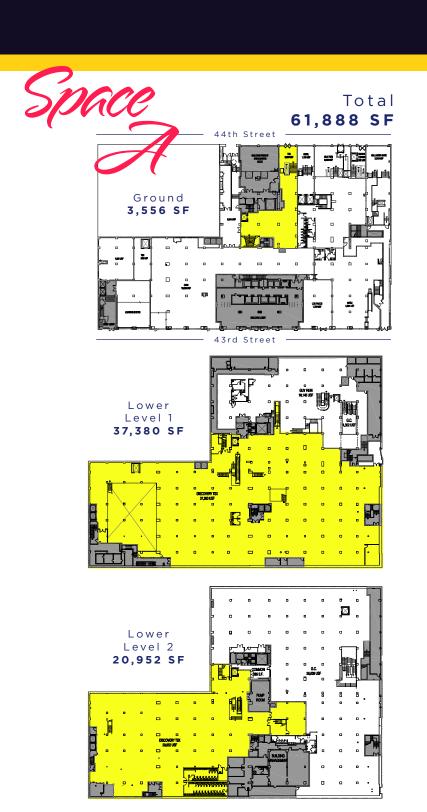
Steps from Marriott Marquis, The Westin, Hotel Carter, Intercontinental New York Times Square

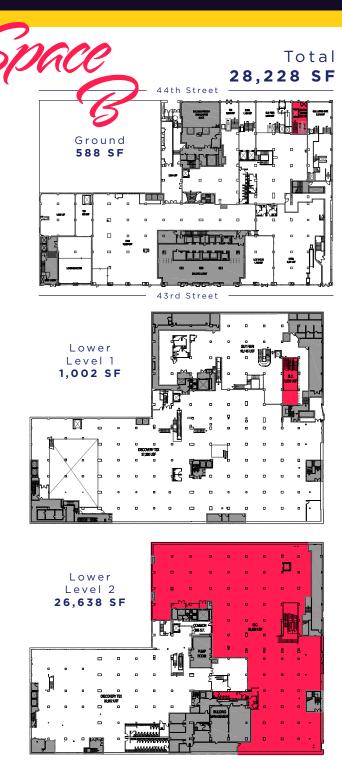
Surrounded by the A, C, E, N, Q, R, W, S, 7, 1, 2, 3, B, D, F, M subway lines

# Street Level Overview

44th Street







Times Square Total 45,013 SF Street 8,394,862 TIMES SQUARE ÁNNÚAL Ground RIDERS 1,014 2,373 SF 146,267,708 TOTAL FOOD & BEV ESTIMATED ANNUAL BUSINESSES VISITORS 490 11,121,382 **ENTERTAINMENT**" **APRROXIMATED** BUSINESSES **TOURISTS IN 2019** 2,885 32,043 RETAIL\*\*\* 43rd Street HOTEL ROOMS BUSINESSES West 43 Street Second 42,640 SF Port West 42 Street 42nd Street Bryant Times Sq. Park Stop 65,060,656 65,060,656 16,056,128 ANNUAL ANNUAL ANNUAL RIDERS RIDERS RIDERS Bryant Park Bryant 4,230,470 EST. VISITORS West 40 Street BRYANT PARK 10,035,127 EST. VISITS 10,035,127 ESTIMATED VISITS Total West 38 Street 10,059 4,230,470 44th Street ESTIMATED ANNUAL West 37 Street **VISITORS** Ground 10,059 SF 34th Street Herald Penn Station Square 24,857,456 + West 34 Street 39,111,312 25,968,950 ANNUAL ANNUAL RIDERS RIDERS West 33 Street



