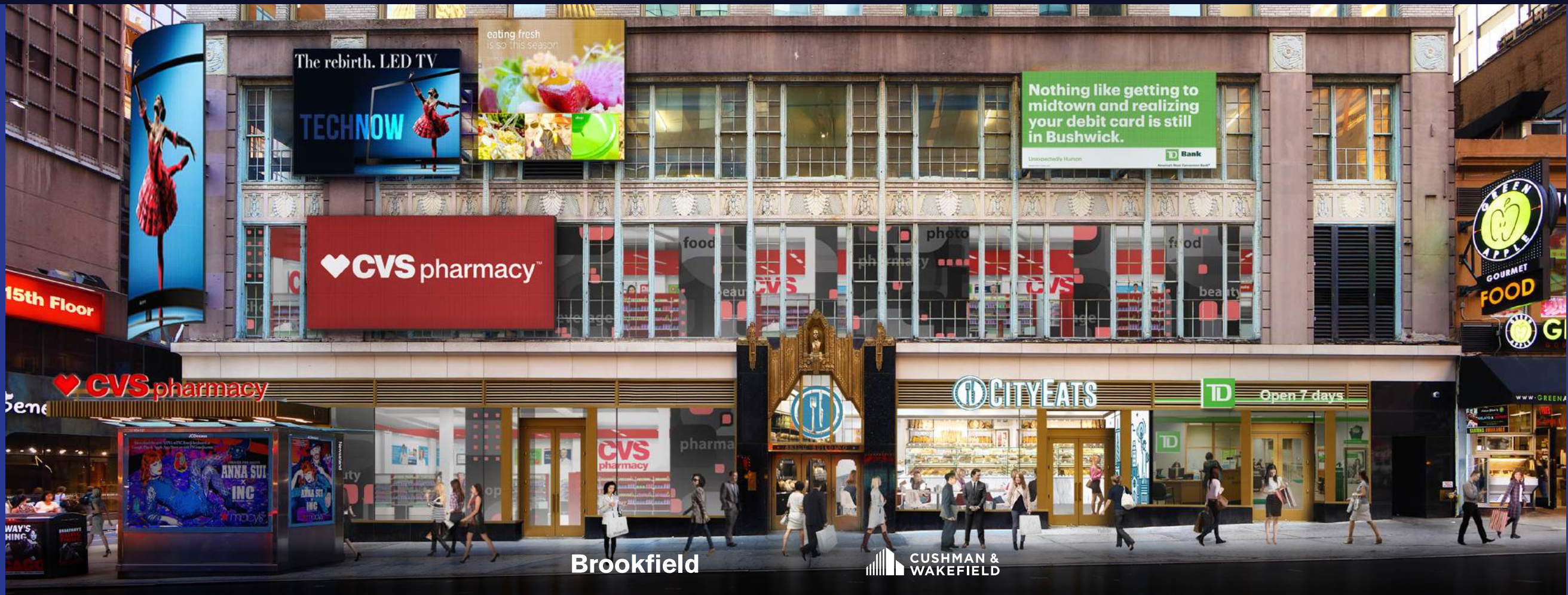


RETAIL AT 1619 BROADWAY

THE BRILL

BETWEEN WEST 48TH & 49TH STREETS

OUTSTANDING RETAIL OPPORTUNITY IN THE LEGENDARY BRILL BUILDING IN THE HEART OF TIMES SQUARE NORTH



Brookfield

CUSHMAN & WAKEFIELD

COMMENTS

- Outstanding retail opportunity in the legendary Brill Building
- Located in the heart of dynamic Times Square North
- Institutional ownership fully prepared to transact
- Excellent ceiling heights on both ground and selling lower level
- All reasonable divisions considered
- All uses considered – space can be fully vented for small and large format F&B

	SPACE	CEILING HT
GROUND FLOOR	3,121 SF	16'5"
SELLING LOWER LEVEL	7,789 SF	13'11"
TOTAL	10,910 SF	

FRONTAGE	41'10" ON BROADWAY
LEASE TYPE	DIRECT
POSSESSION	IMMEDIATE
ASKING RENT	UPON REQUEST



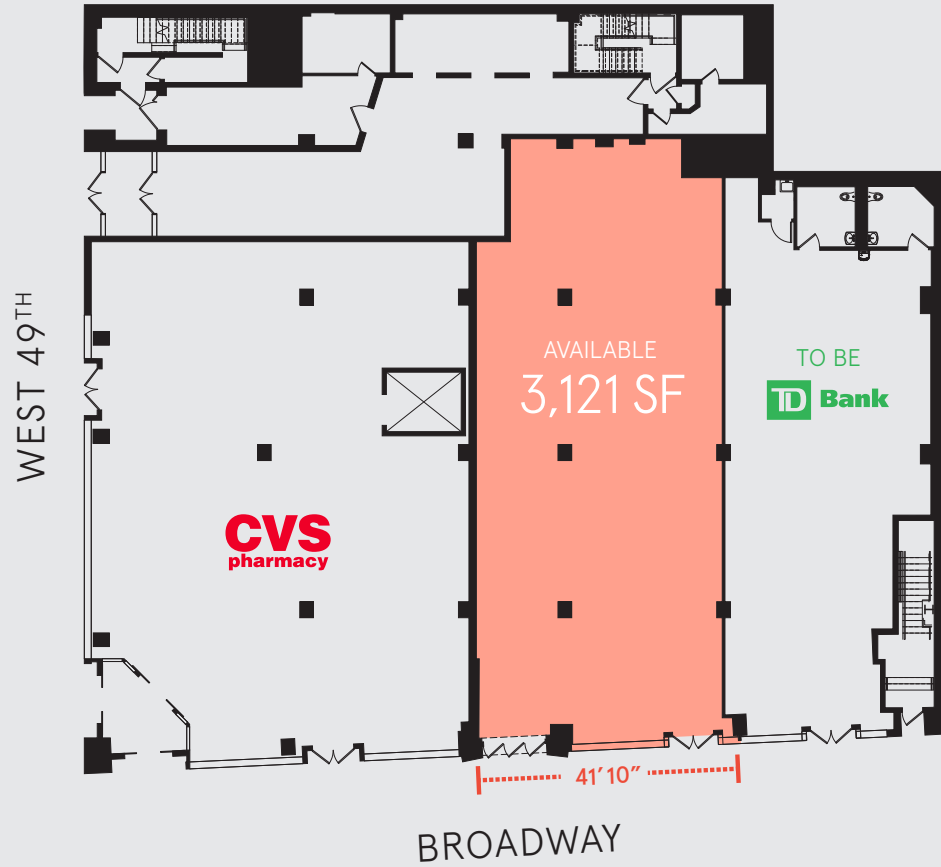
ARTIST'S RENDERING

TIMES SQUARE'S RETAIL AND RESTAURANT SPENDING POTENTIAL IS \$2.1 BILLION OF WHICH \$1.1 BILLION REPRESENTS A LARGELY UNTAPPED LOCAL EMPLOYEE AND RESIDENT MARKET. – Source: HR&A

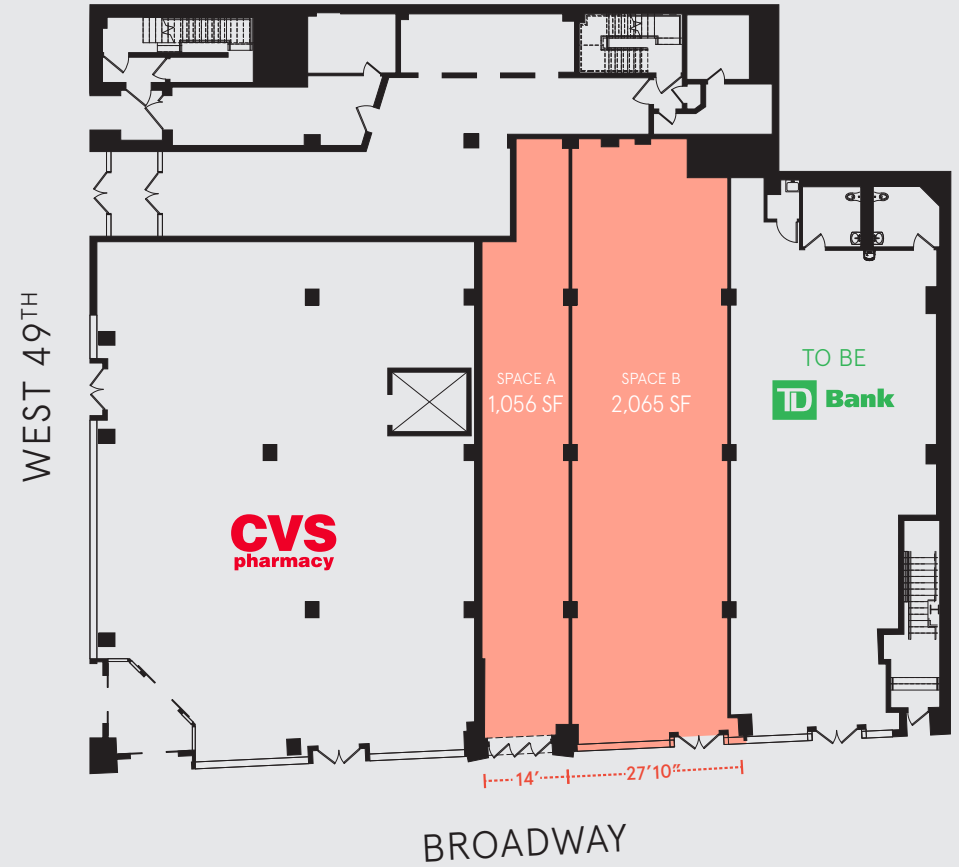
BROADWAY VIEW



GROUND FLOOR 3,121 SF TOTAL



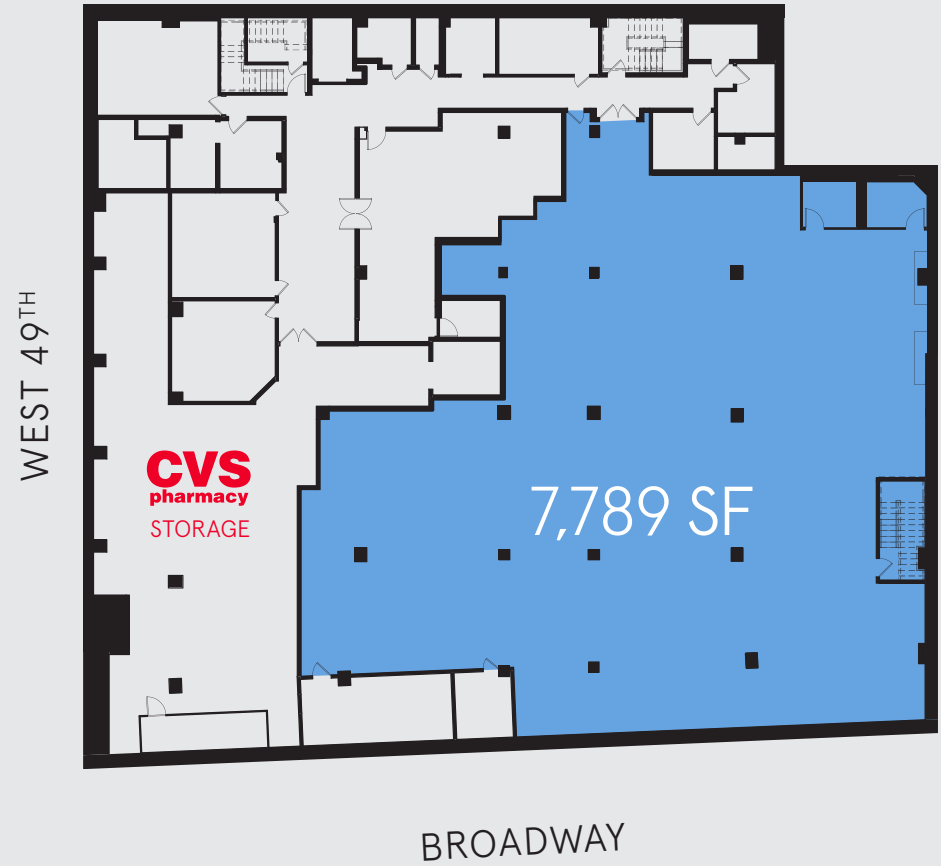
GROUND FLOOR DIVISION 3,121 SF TOTAL



10,910 TOTAL SQ. FT. ACROSS TWO FLOORS IN THE ICONIC BRILL BUILDING



SELLING LOWER LEVEL 7,789 SF



10,910 TOTAL SQ. FT. ACROSS TWO FLOORS IN THE ICONIC BRILL BUILDING



RETAIL AT
THE BRILL
 1619 BROADWAY AT WEST 49TH ST


 Times Square produces
15% of
 NYC's economic
 output


TIMES SQUARE
 in numbers

450,000
 Pedestrians on
 busiest days

85,000+
 Pedestrians in
 the "bowtie"
 7 pm-1 am


54 Million
 Annual Visitors
 in Times Square

250,000
 Daily Visitors
 in Port Authority


19,300
 Hotel rooms in
 Times Square

16%
 of NYC
 total hotel
 supply



SUBWAY 1 - 50TH ST
8,088,925
 ANNUAL RIDERSHIP

SUBWAY C/E - 50TH ST
6,441,984
 ANNUAL RIDERSHIP

SUBWAY N/R/W - 49TH ST
8,394,862
 ANNUAL RIDERSHIP

SUBWAY ROCKEFELLER
17,289,384
 ANNUAL RIDERSHIP

TIMES SQ
 N/Q/R/W/S/1/2/3/7/A/C/E
65,060,656
 ANNUAL RIDERSHIP

RETAIL AT
THE BRILL

RETAIL AT 1619 BROADWAY

THE BRILL

BETWEEN WEST 48TH & 49TH STREETS

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Brookfield

