



620
AVENUE OF THE
AMERICAS

CHELSEA | NEW YORK

Artist's Rendering

HIGH CEILINGS POWERFUL SPACE UNMATCHED PRESENCE

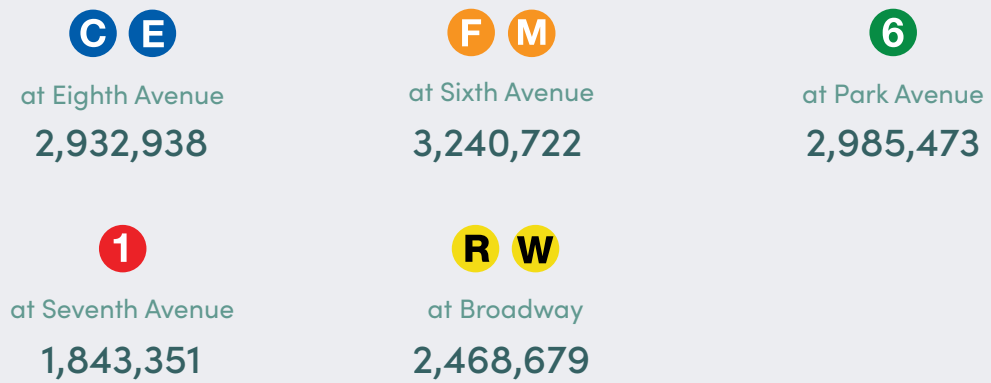
One of the most recognizable properties in Manhattan, the historic building at 620 Avenue of the Americas was built in 1896 and maintains its iconic character to this day. With 700,000 square feet reaching block-to-block on the Avenue, it is the anchor of the Chelsea neighborhood which continues to evolve as a center of live, work, and play.



REGIONAL TRANSPORTATION

620 AVENUE OF THE AMERICAS IS ACCESSIBLE FROM ALL OVER MANHATTAN AND NEW YORK CITY

23rd Street Subways - Annual Ridership



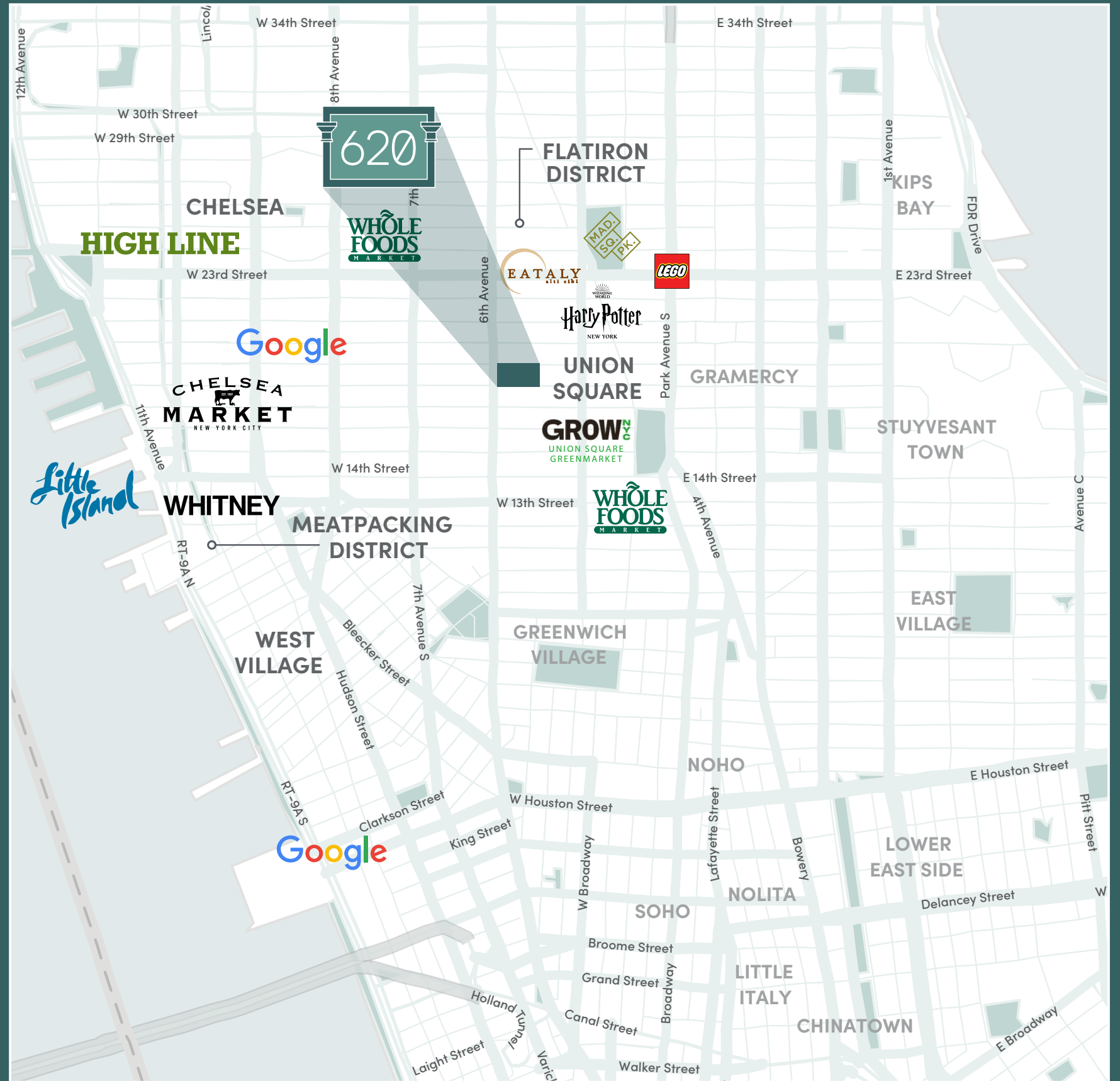
14th Street Subways - Annual Ridership



LIVE | WORK | PLAY

620 Avenue of the Americas sits at an exceptional corner in the heart of Manhattan. This premier location offers a blend of residential, commercial, and recreational opportunities, making it the epitome of a well-rounded urban lifestyle.

Strategically situated amidst the dynamic energy of Manhattan, 620 Avenue of the Americas offers a unique convergence of live, work and play.

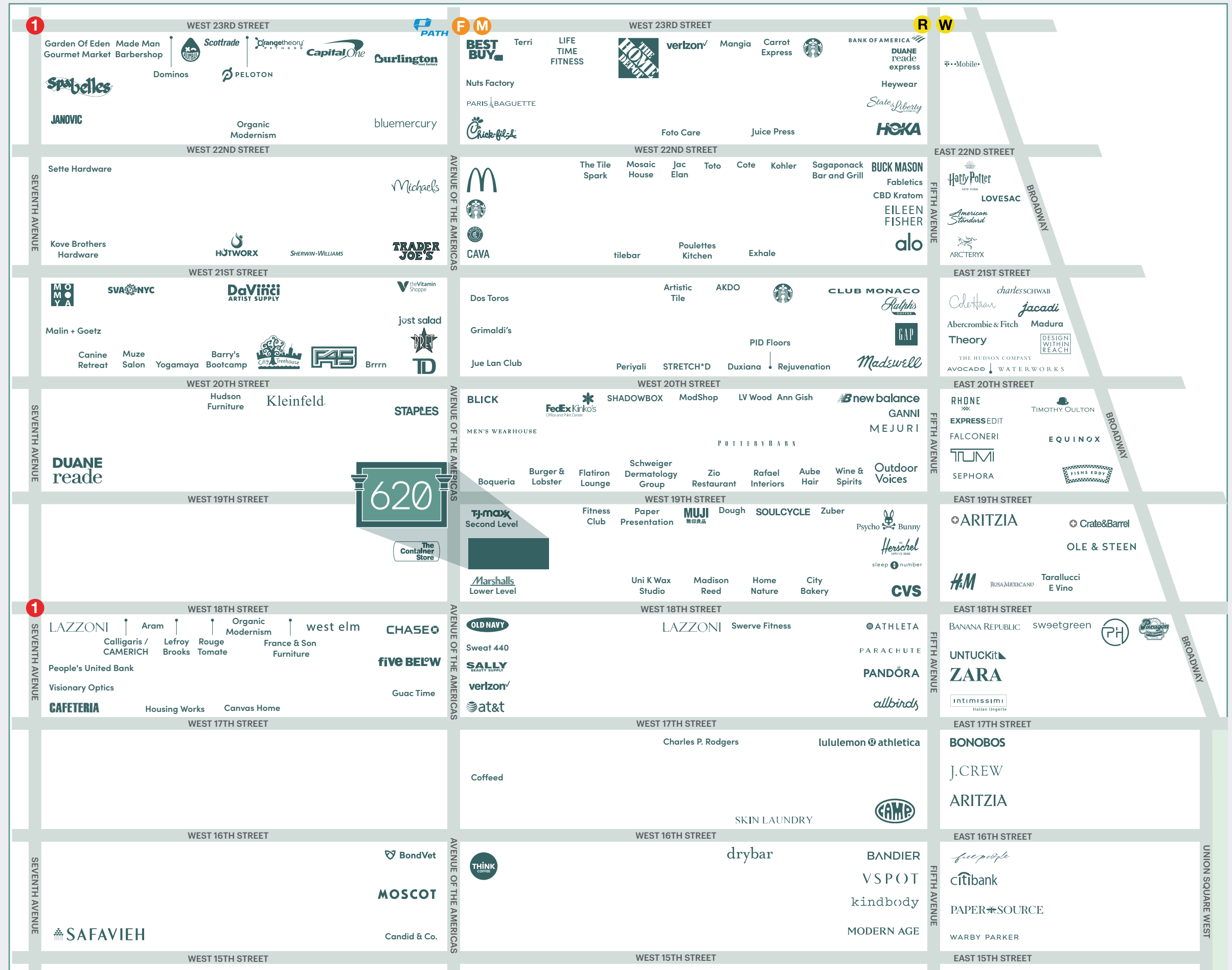


THE CHELSEA RETAIL AREA

Positioned amongst America's most renowned retailers, this location is surrounded by 500,000 square feet of prestigious household names, offering an unrivaled retail landscape.

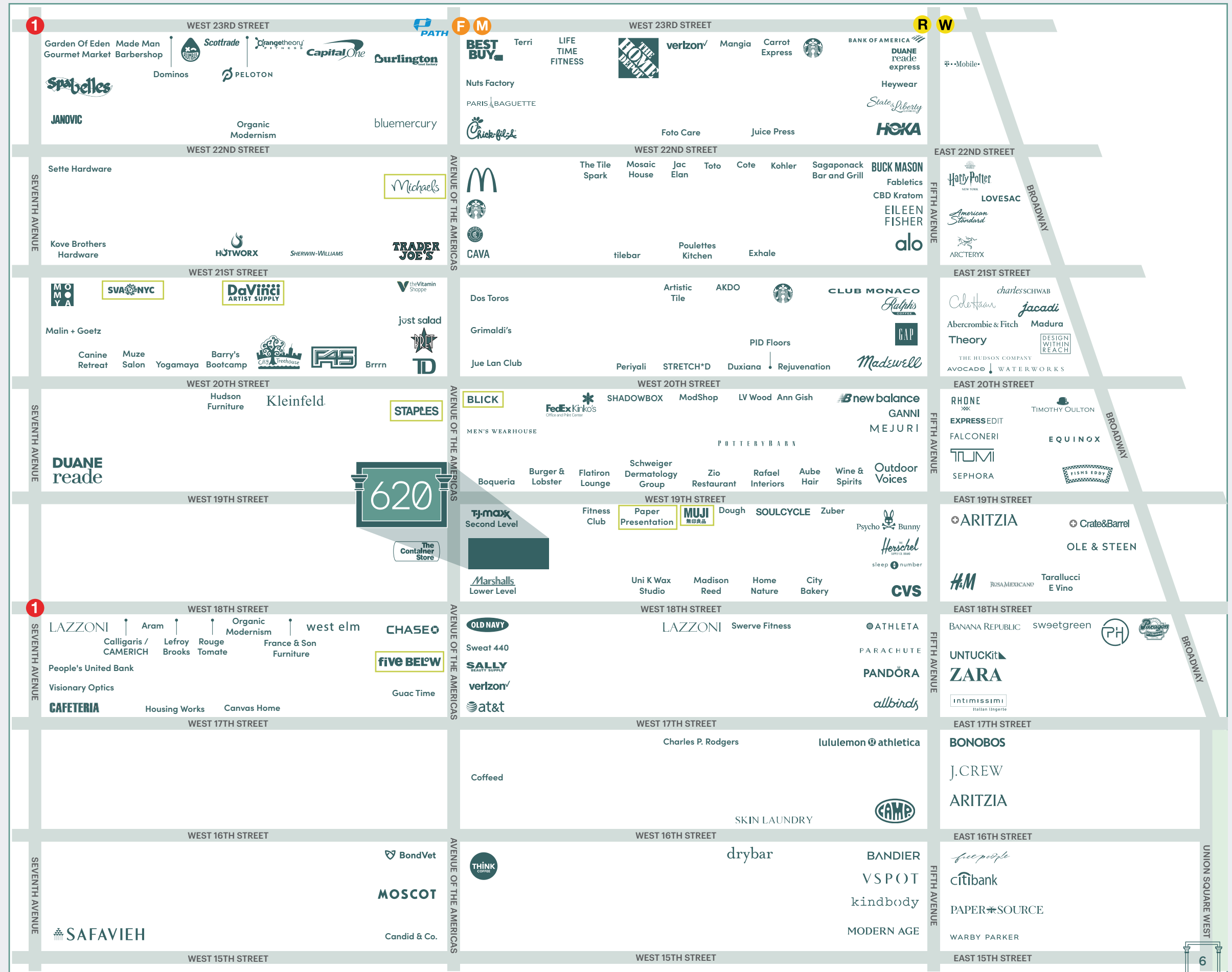
HOME DEPOT, BEST BUY, CONTAINER STORE, TRADER JOES, SEPHORA, LULULEMON, ZARA, DESIGN WITHIN REACH

The retail mix is diverse, expansive, specialty, approachable, and abundant. The stores and services produce 7 days a week.



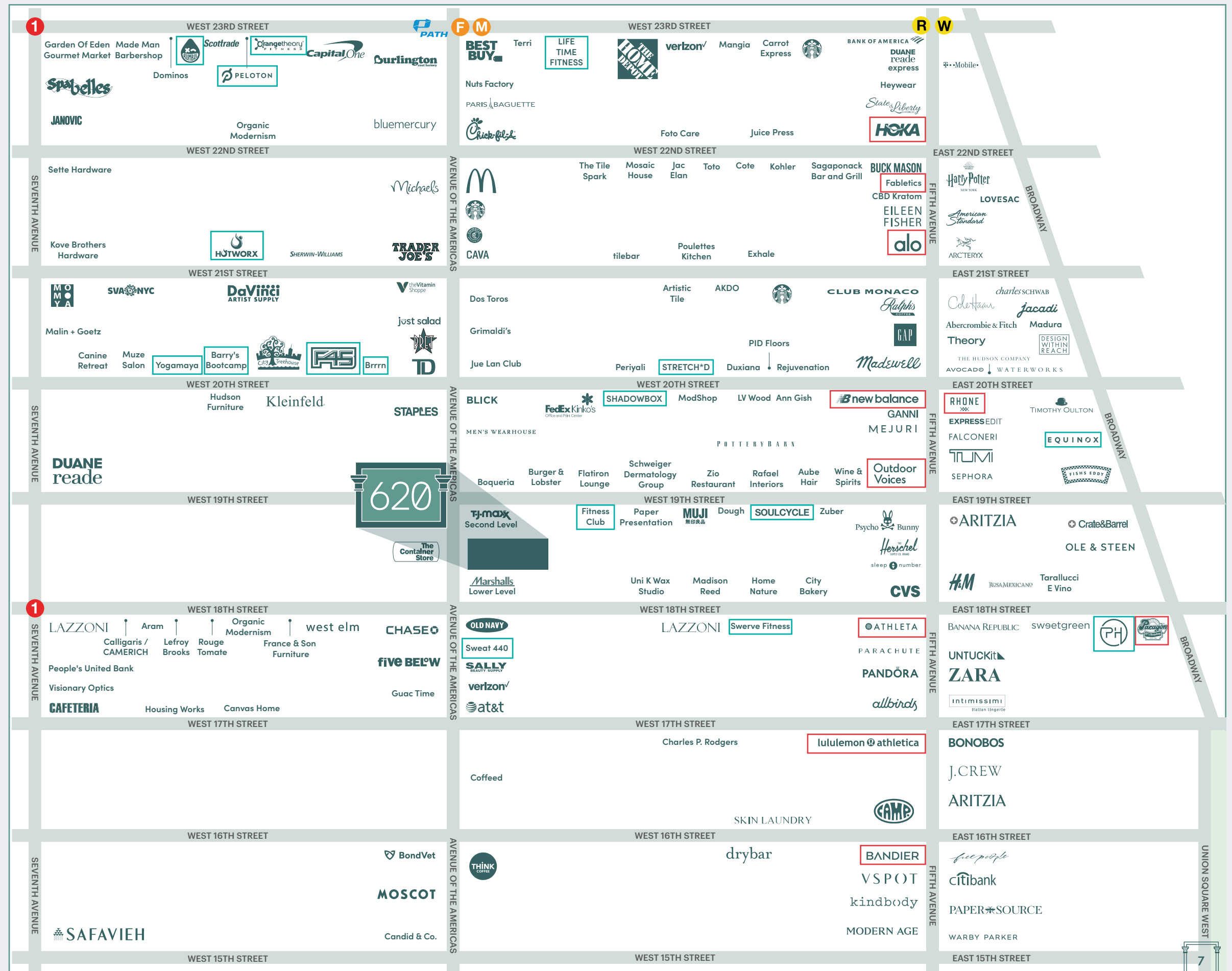
ART SUPPLY MAP

Art Supply



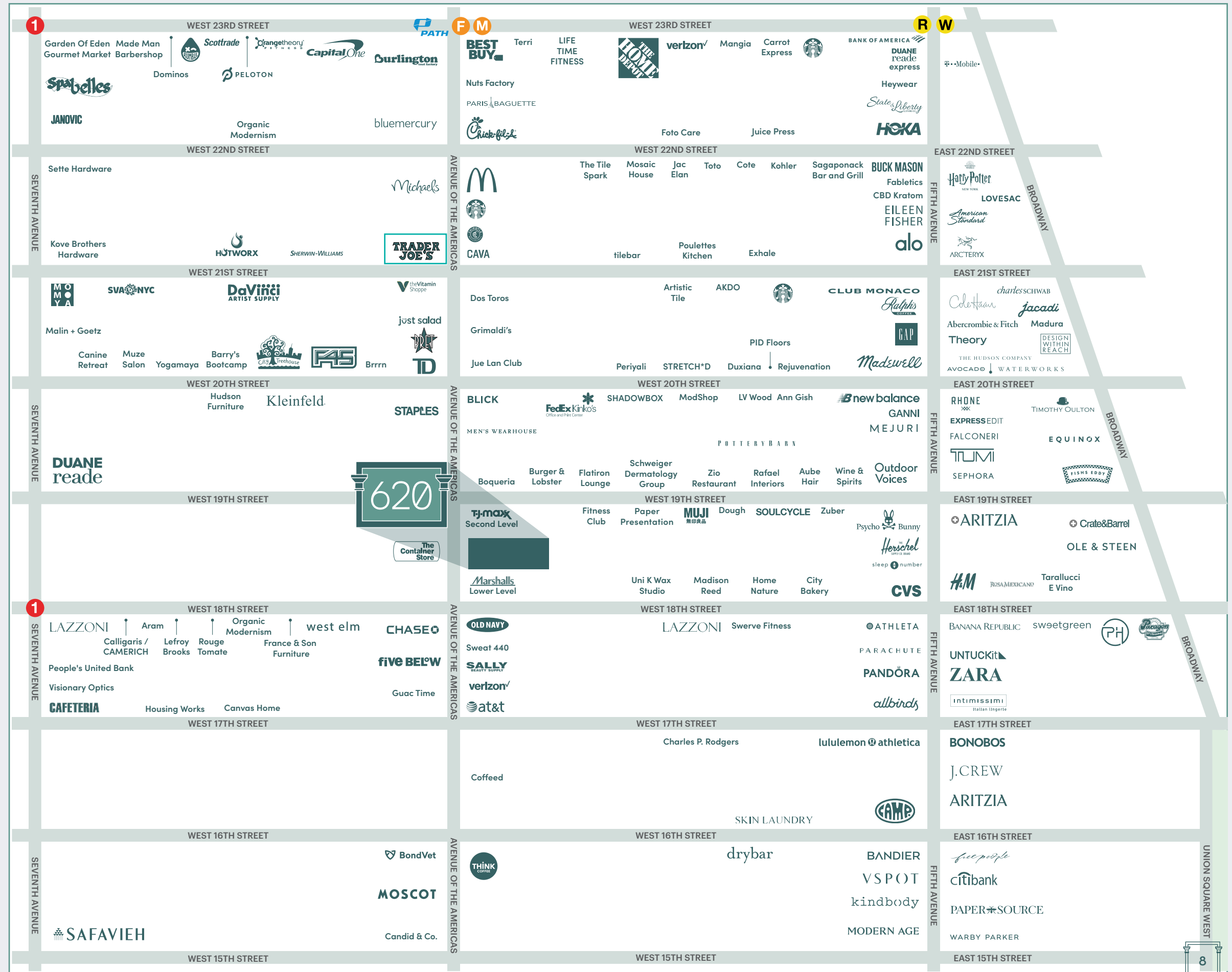
SPORTING GOODS MAP

Retail Fitness



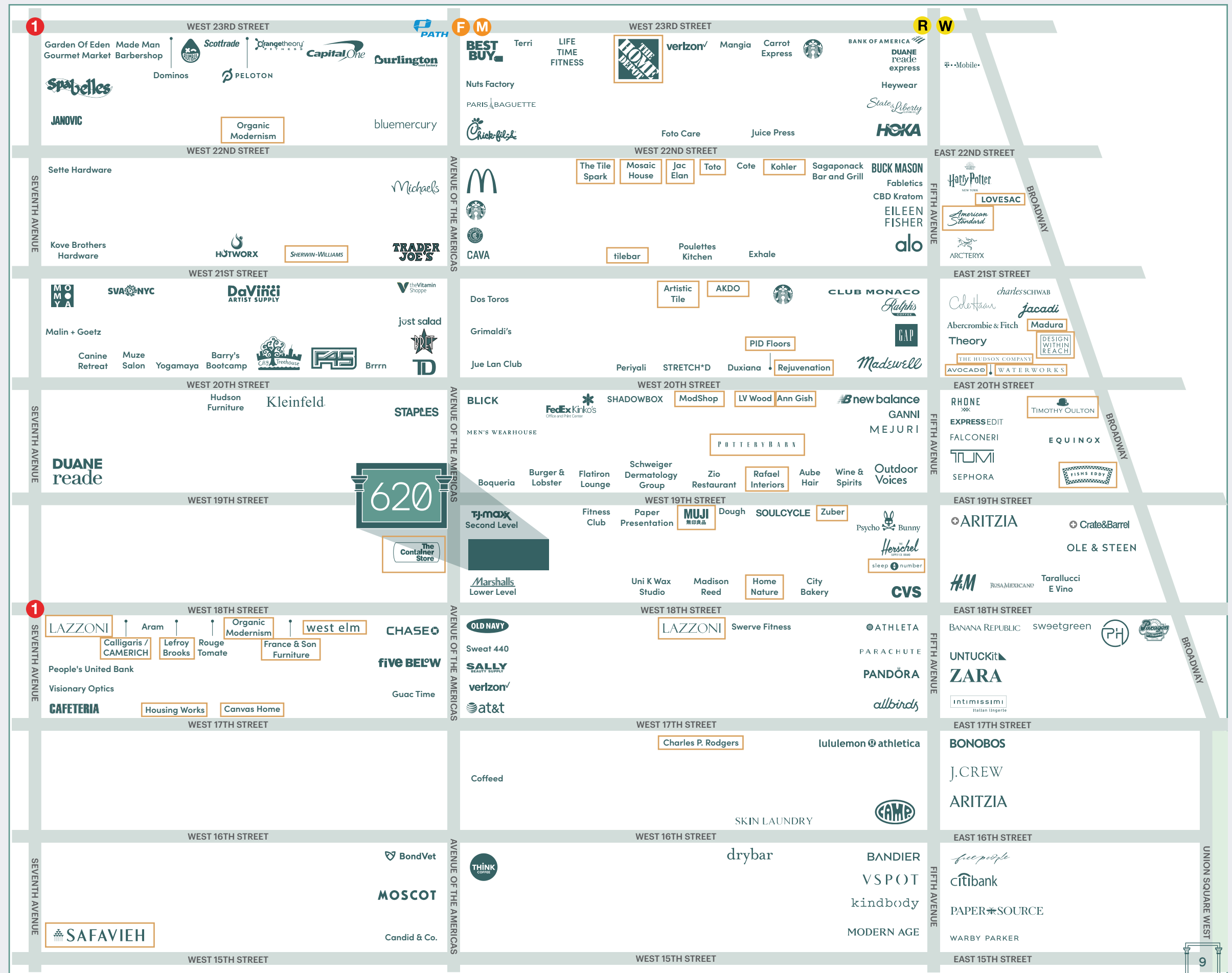
SUPERMARKET MAP

Supermarkets



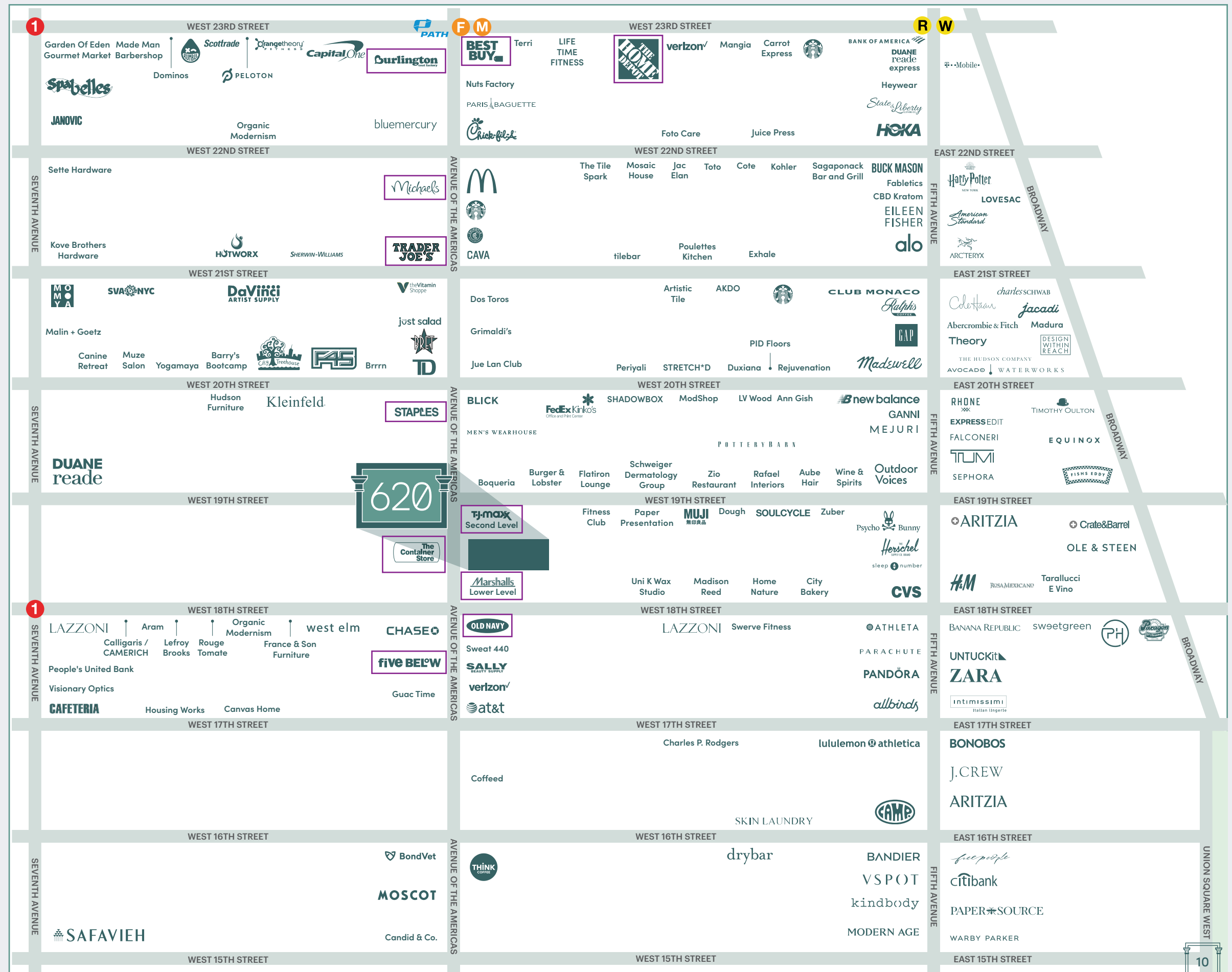
FURNITURE & HOME GOODS MAP

Furniture/Home



BIG BOX RETAIL MAP

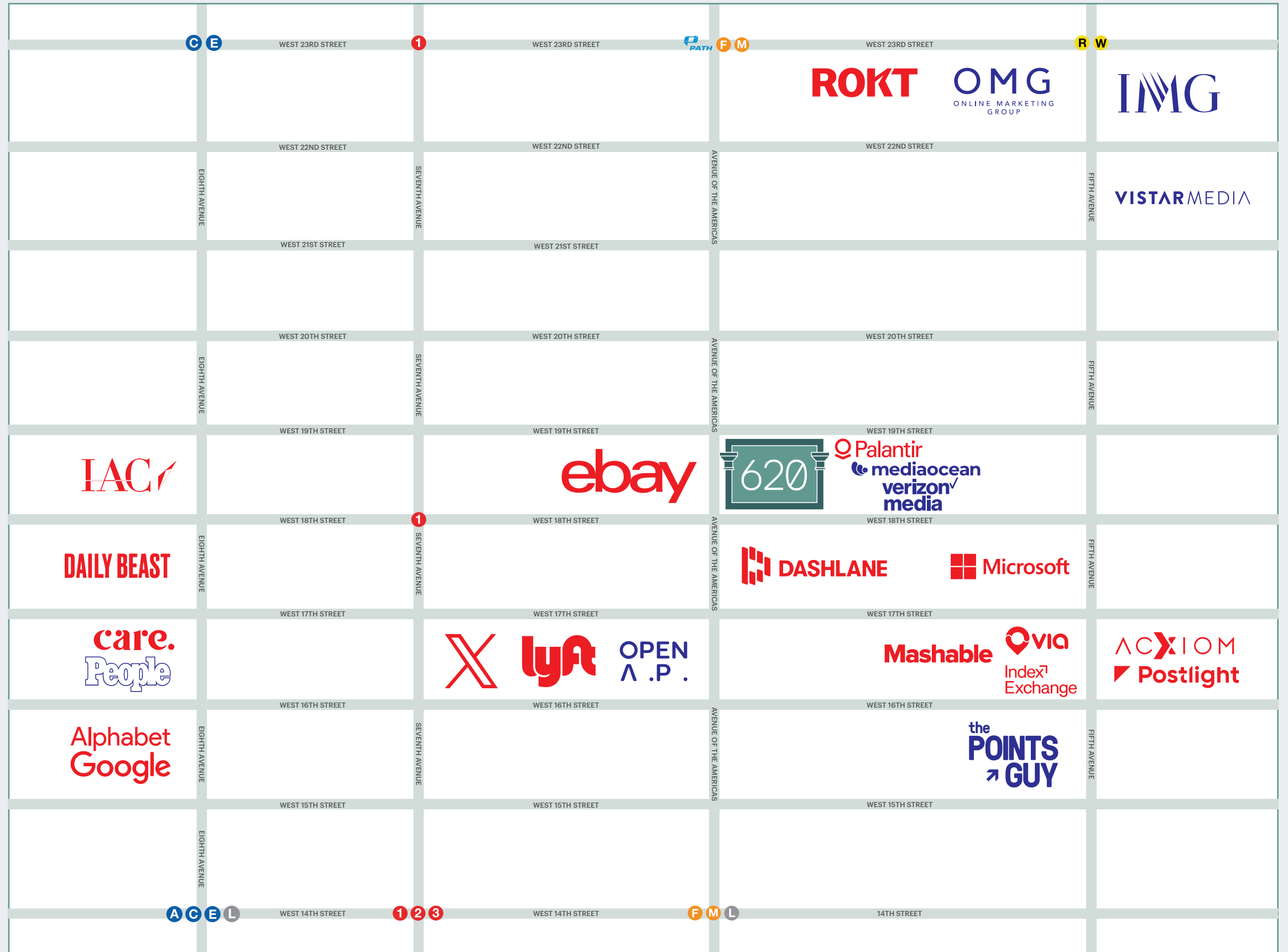
Big Box Retail



IN GOOD COMPANY

620 Avenue of the Americas sits amidst an incredible list of renowned companies. Microsoft, Google, Ebay, Palantir, Mashable are all located within the market.

The best and brightest work here. The daytime population of 84,000 shop and dine with greater disposable incomes available.



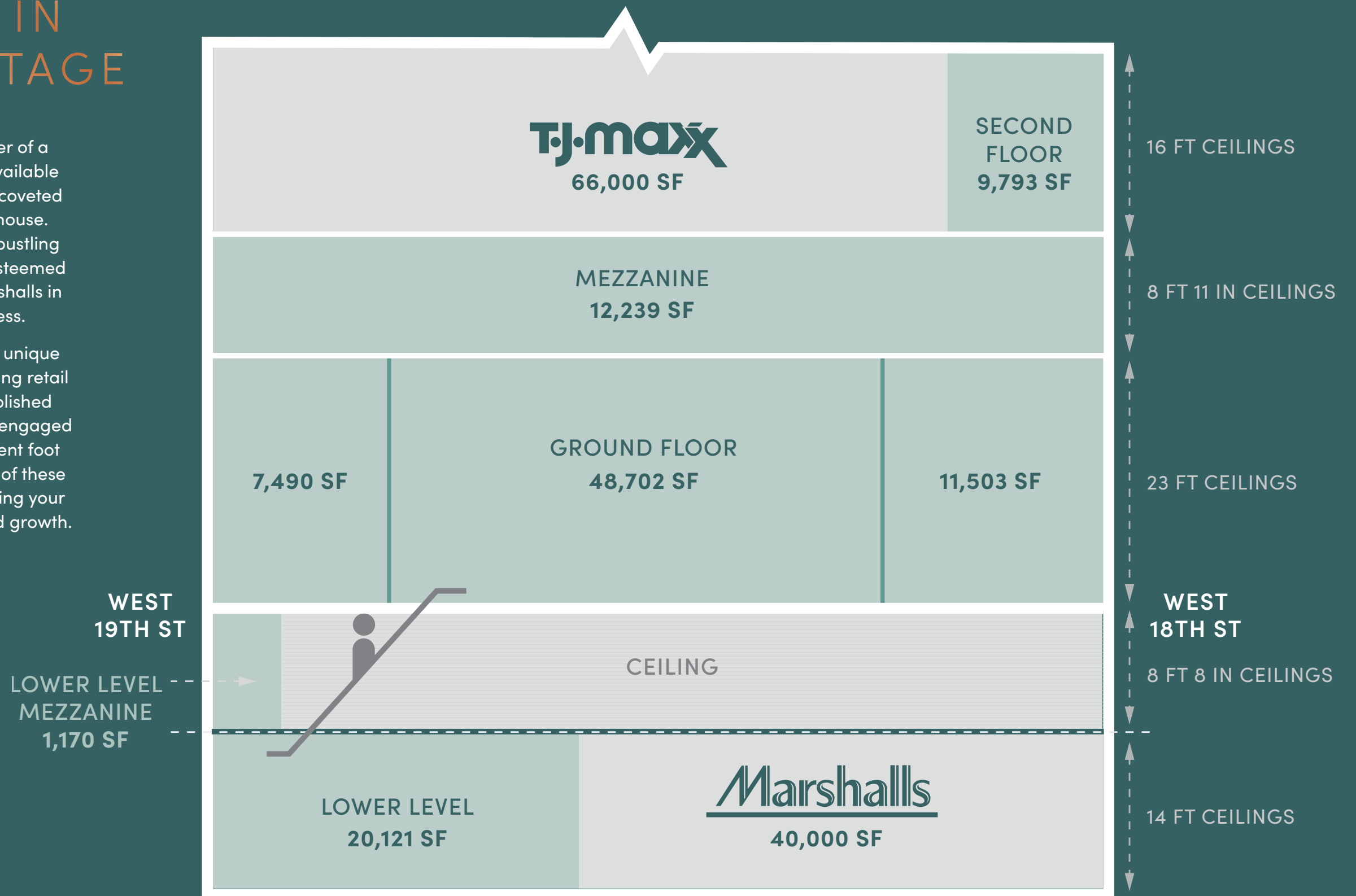
■ TECH COMPANIES

■ MEDIA/AD COMPANIES

STRENGTH IN SQUARE FOOTAGE

For the first time in over a quarter of a century, a prime retail space is available at 620 Avenue of the Americas, a coveted location within this retail powerhouse. Situated at the very heart of this bustling hub, your business can now join esteemed tenants such as TJ Maxx and Marshalls in sharing this prestigious address.

This exceptional space offers the unique advantage of being part of a thriving retail community, surrounded by established brands that draw in a diverse and engaged clientele. Benefit from the consistent foot traffic generated by the presence of these renowned retailers, while positioning your business for maximum visibility and growth.



VIEW FROM
AVENUE OF THE AMERICAS



Artist's Rendering

VIEW FROM
WEST 19TH STREET AND
AVENUE OF THE AMERICAS



Artist's Rendering

Demographics

■ PRIMARY TRADE AREA ■ REGIONAL TRADE AREA

19K 306K

TOTAL POPULATION

84K 672K

DAYTIME POPULATION

10K 166K

TOTAL HOUSEHOLDS

77K 555K

DAYTIME WORKERS

\$177K \$110K

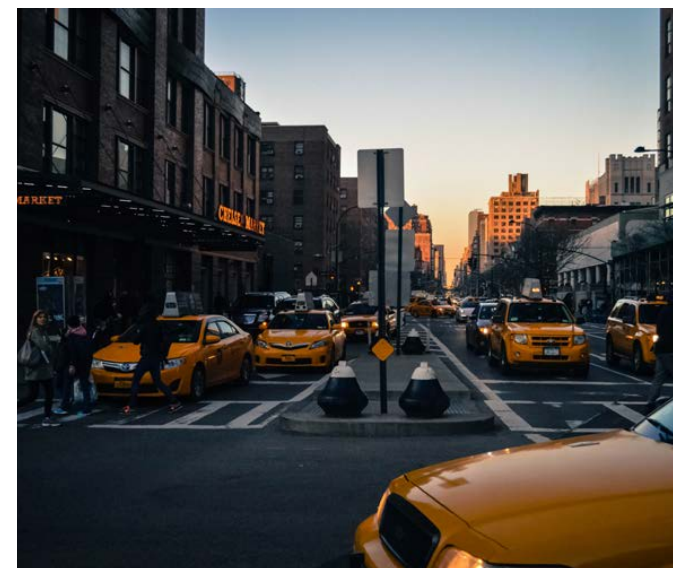
MEDIAN HOUSEHOLD INCOME

4K 31K

TOTAL BUSINESSES

\$646M \$7.5B

RETAIL EXPENDITURE



Stacking Plan



Space A

Ground Floor - 7,490 SF

Space B

Ground Floor - 11,503 SF

Space C

Ground Floor - 48,702 SF

Lower Level - 20,121 SF

Lower Level Mezz - 1,170 SF

Mezzanine - 12,239 SF

Second Floor - 9,973 SF

Total - 92,025 SF

Ceiling Heights

Ground Floor - 23 FT

Lower Level - 14 FT

Cellar Mezzanine - 8 FT 8 IN

Mezzanine - 8 FT 11 IN

Second Floor - 16 FT

Status

Formerly Bed Bath & Beyond

Rent

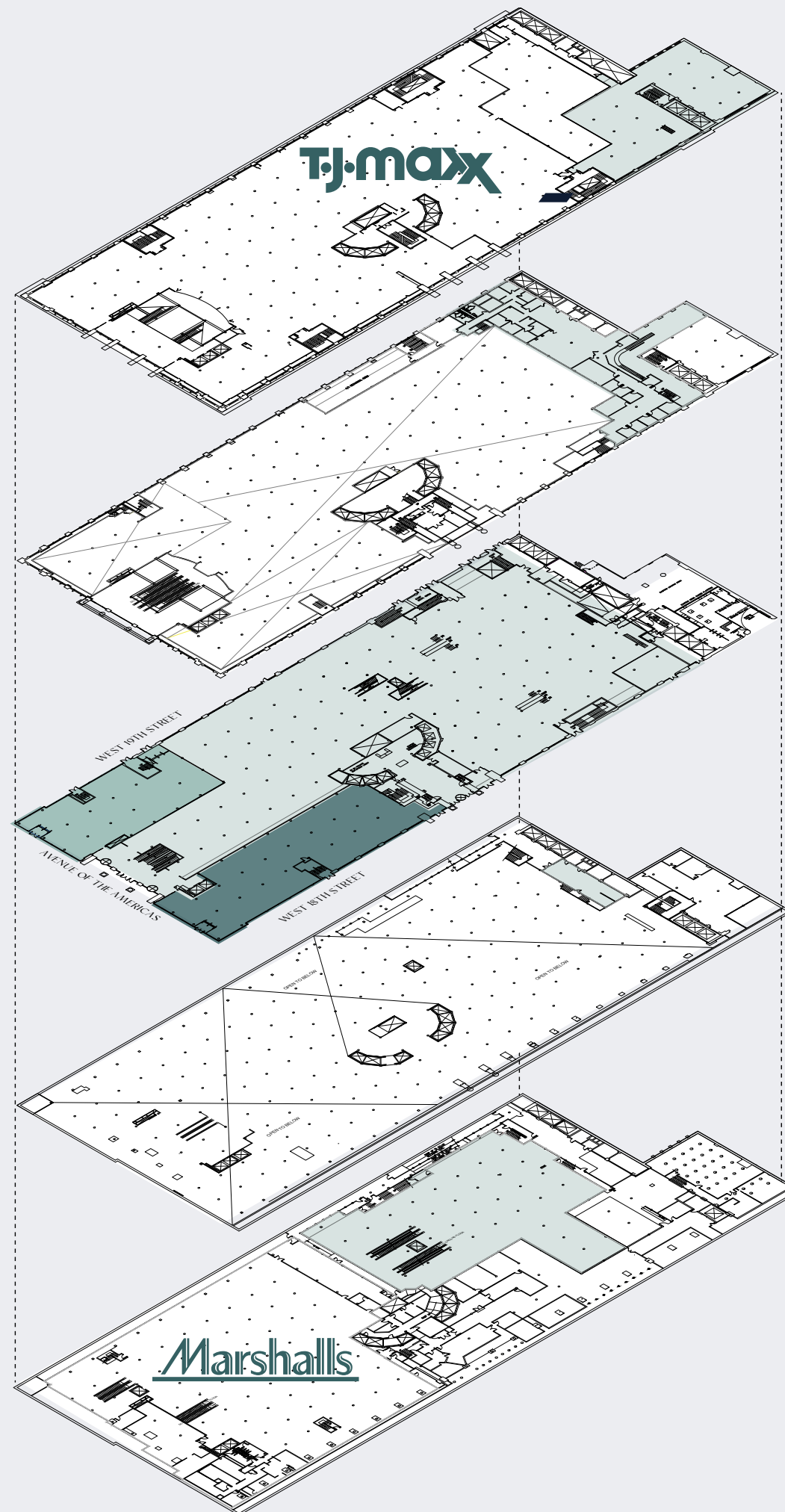
Upon request

Comments

The corner spaces can be combined with the former Bed Bath & Beyond premises

Loading dock located on 19th Street is available for larger divisions of the space

Natural light comes in to the space due to the large windows along West 18th and 19th Streets



Second Floor

Premises includes mezzanine and additional back of house

Mezzanine

Ground Floor

Lower Level Mezzanine

Lower Level

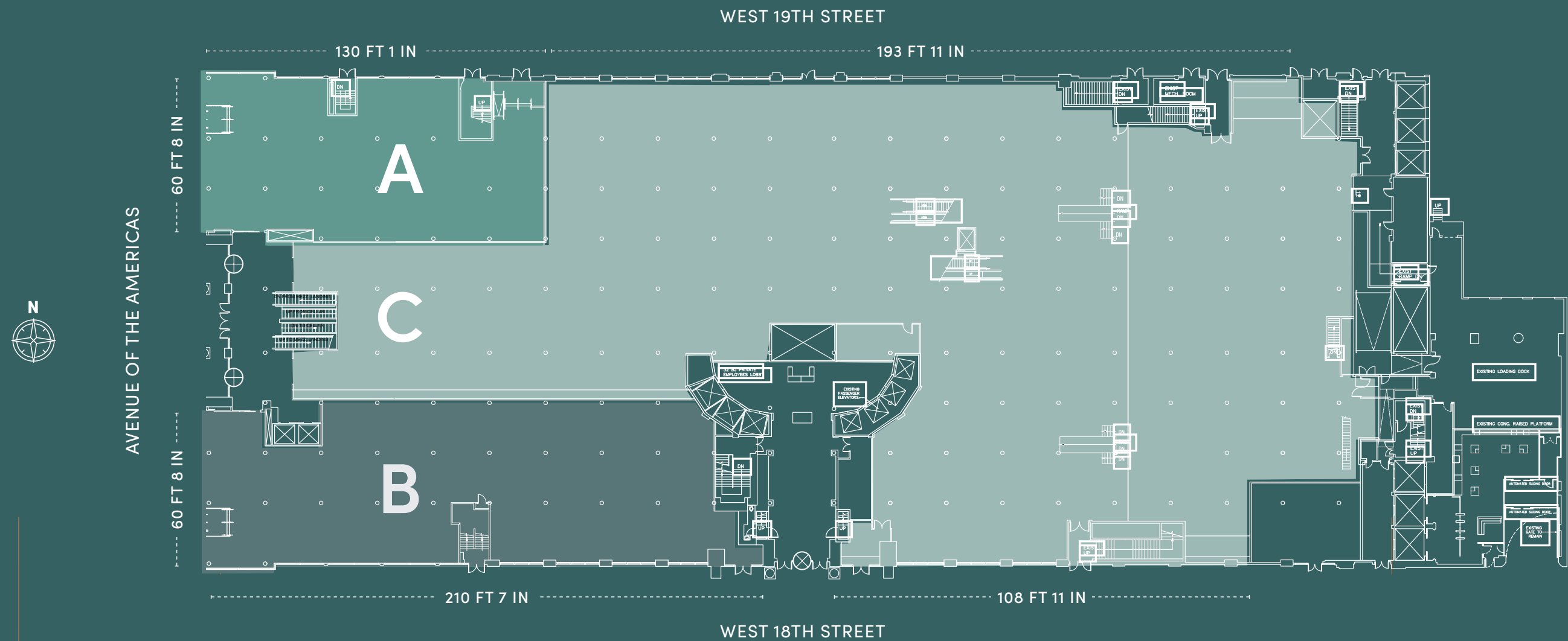
Ground Floor

Space A - 7,490 SF

Space B - 11,503 SF

Space C - 48,702 SF

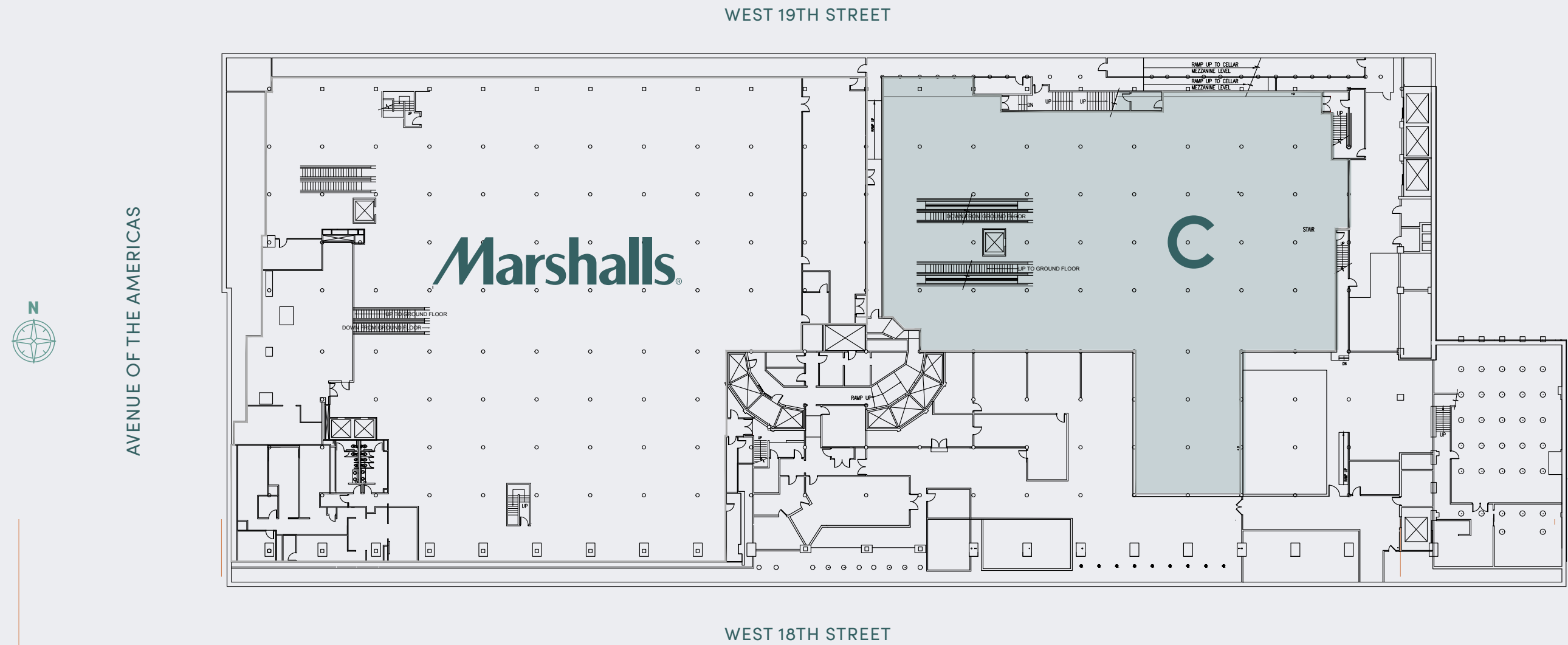
23 FT Ceiling Heights



Lower Level

Space C - 20,121 SF

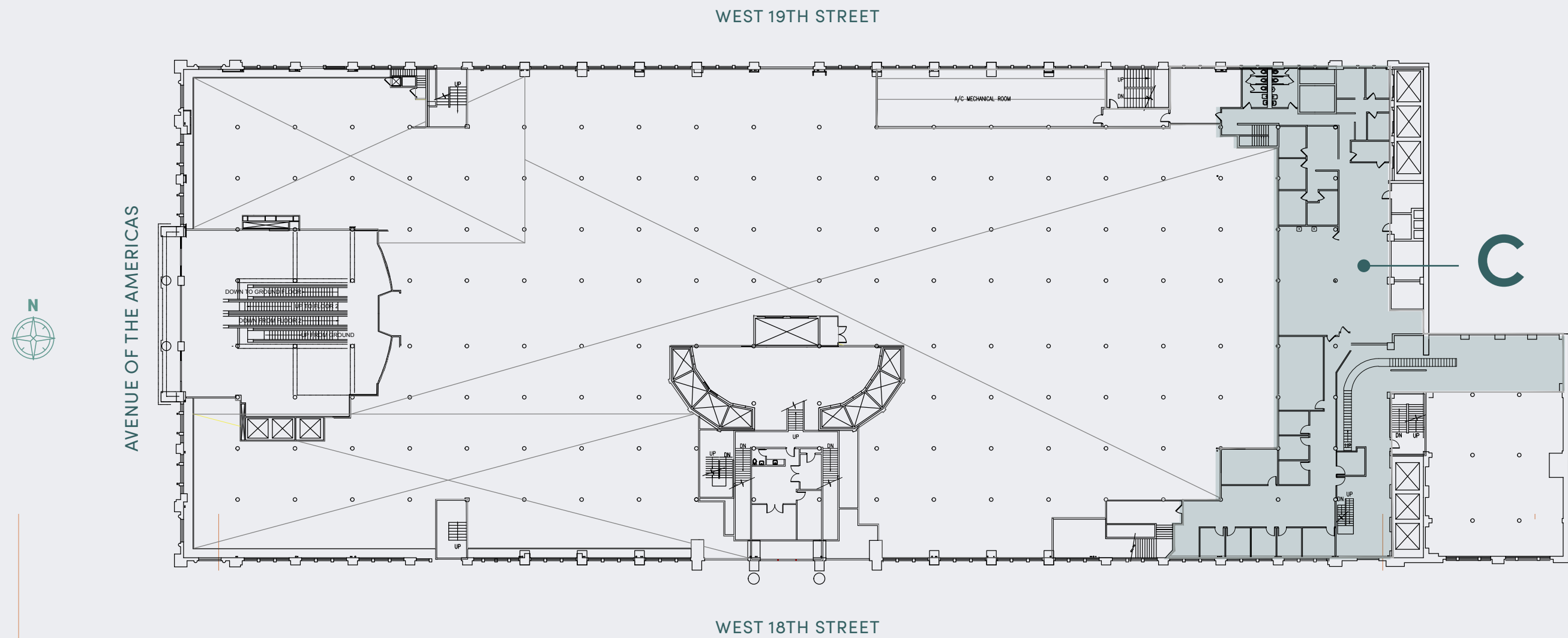
14 FT Ceiling Heights



Mezzanine

Space C - 12,239 SF

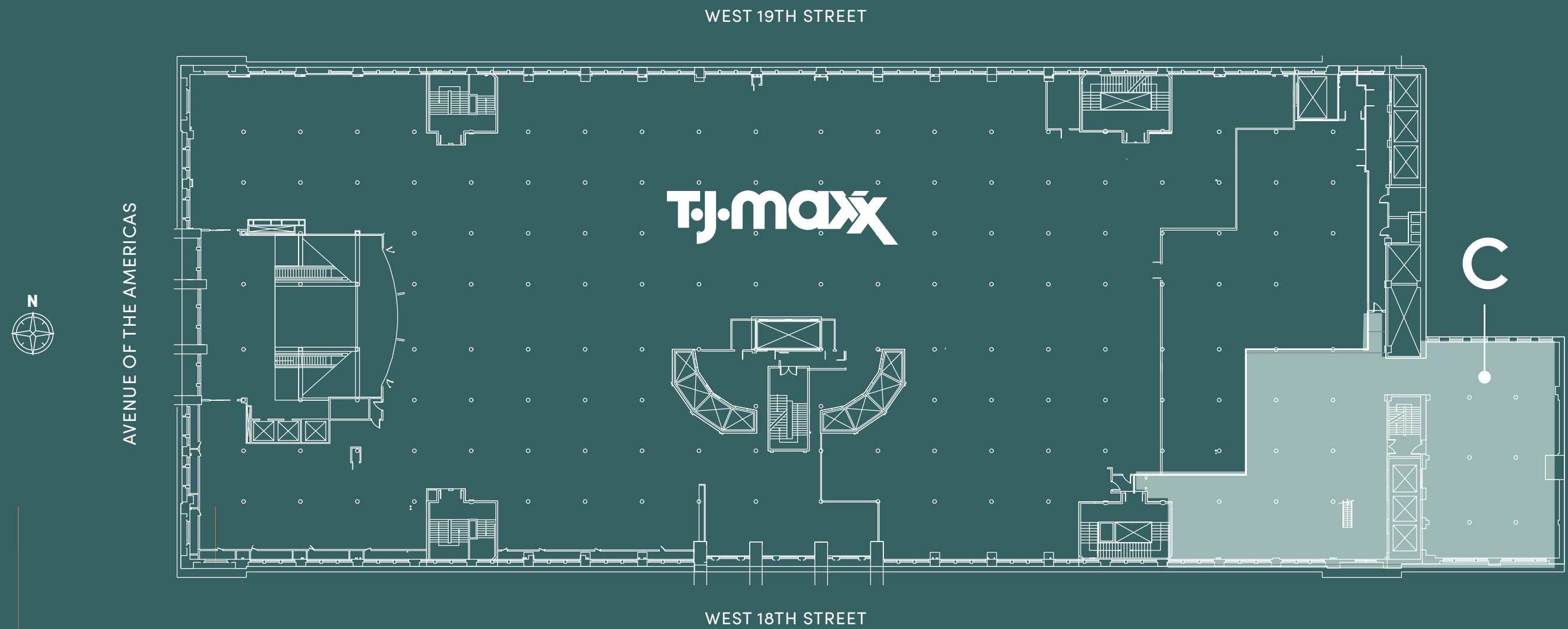
8 FT 11 IN Ceiling Heights



Second Floor

Space C - 9,793 SF

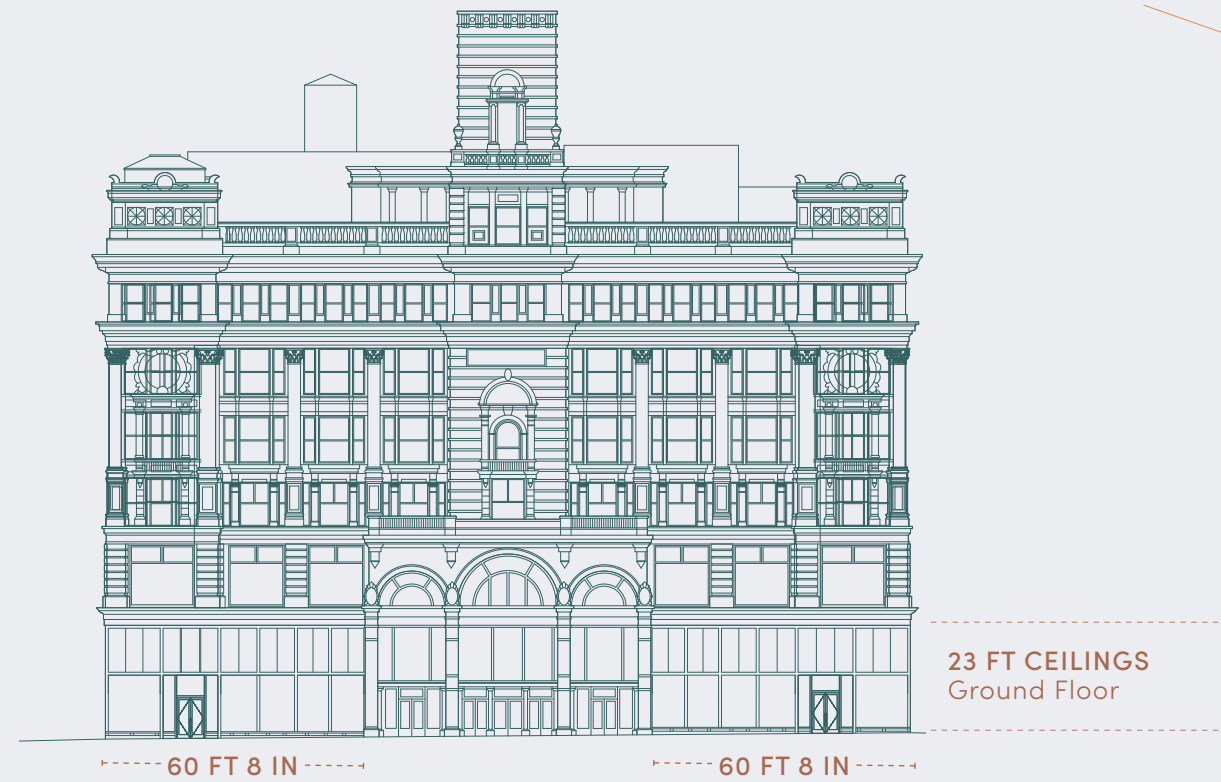
16 FT Ceiling Heights



Base Elevation



Base Elevation



AVENUE OF THE AMERICAS

Base Elevation





CHELSEA | NEW YORK

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