

REPOSITIONING THE RETAIL AT THE BUCHANAN

770 Third Avenue, New York, NY 10017

ENTIRE WEST BLOCK BETWEEN EAST 47TH & 48TH STREETS



EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

Property Overview

HIGHLIGHTS

- Entire west block between East 47th and 48th Streets
- At the base of The Buchanan, a luxury 286 unit residential building
- New glass façade installed
- All non-competing uses considered
- Space B can be vented through precipitatory
- Spaces can be combined if necessary

POSSESSION

Immediate

TERM

Long Term

CEILINGS

9' - 18'

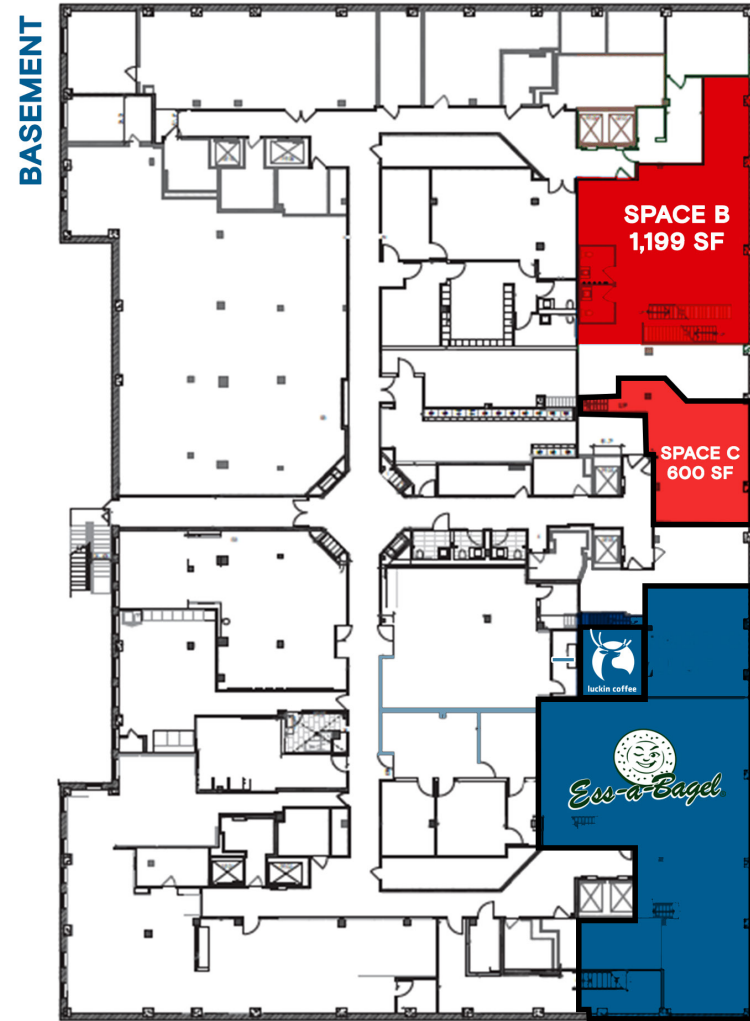
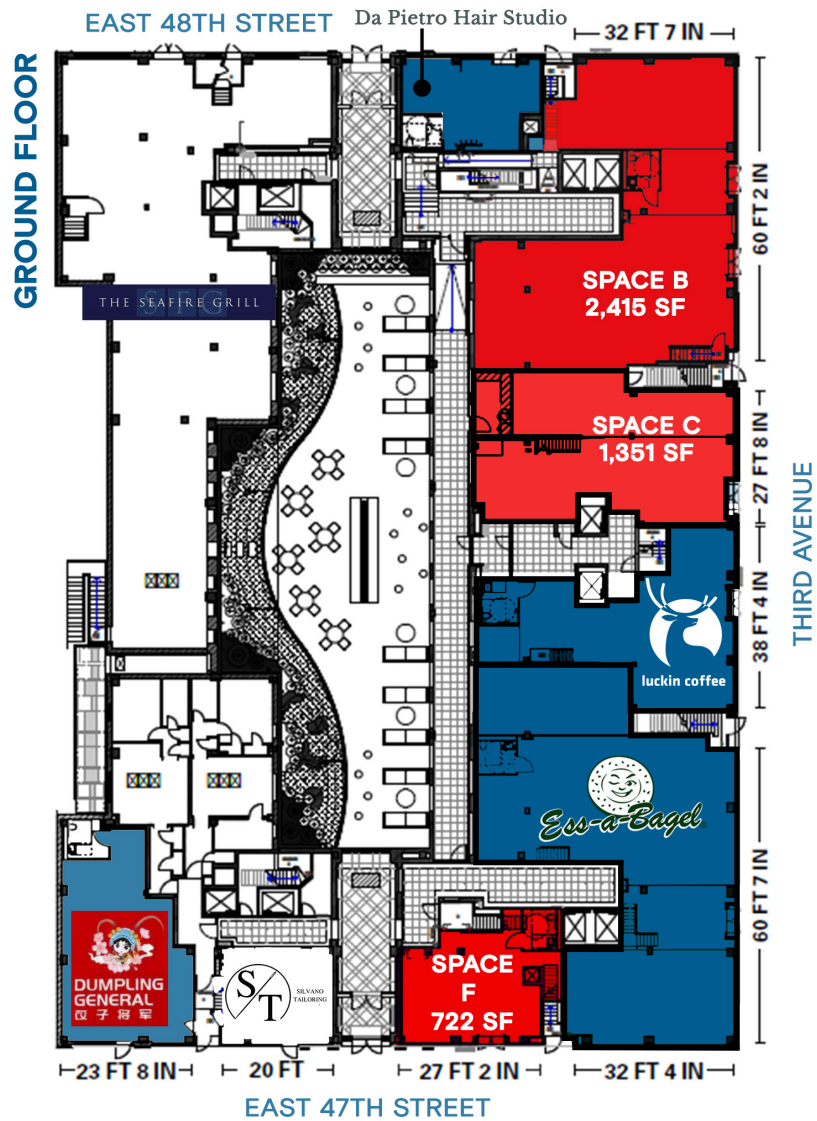
NEIGHBORS

- Sea Fire Grill
- Avra
- Wonder
- Dumpling General (coming soon)
- Serafina Express
- Chop't
- Le Pain Quotidien
- Walgreens
- CVS Pharmacy
- The Lexington Hotel
- Bank of America
- Rosemary's
- Citibank
- Just Salad
- 10000 Coffee
- Super Runners Shop
- Smith & Wollensky

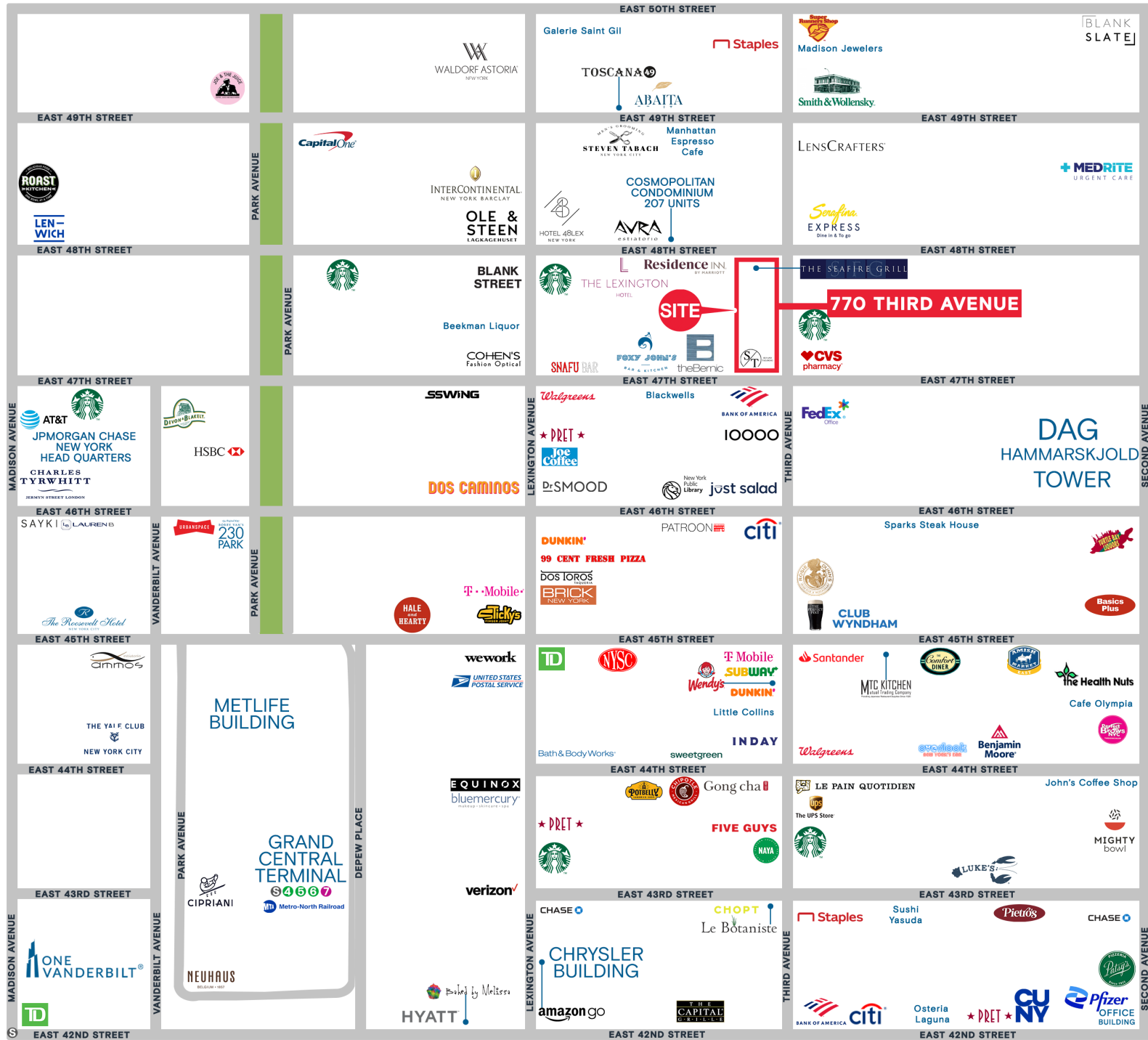
DEMOGRAPHICS

	0.25 Mile	0.5 Mile	0.75 Mile
POPULATION	14,031	49,009	101,718
HOUSEHOLDS	8,241	29,143	59,227
EMPLOYEES	92,843	296,163	532,639
AVERAGE HH INCOME	\$221,708	\$230,954	\$257,686





SPACE	GROUND SF	LOWER LEVEL SF	COMBINED SF	STATUS
Space A	450		450	Leased Open - DaPietra Hair Studio
Space B	2,415	1,199	3,614	Vacant
Space C	1,351	600	1,951	Vacant
Space D	1,188	294	1,482	Leased Open - Luckin Coffee
Space E	2,786	2,229	5,015	Leased Open - Ess-a-Bagel
Space F	722		722	Vacant
Space H	988		988	Leased Not Open - Dumpling General





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