

For lease

495 Broadway
Entire 6th Floor |
12,000 RSF Available

Rare SoHo availability with light-filled triple exposure

495 Broadway



Built and ready for occupancy



12-13' FT
Vaulted Ceiling



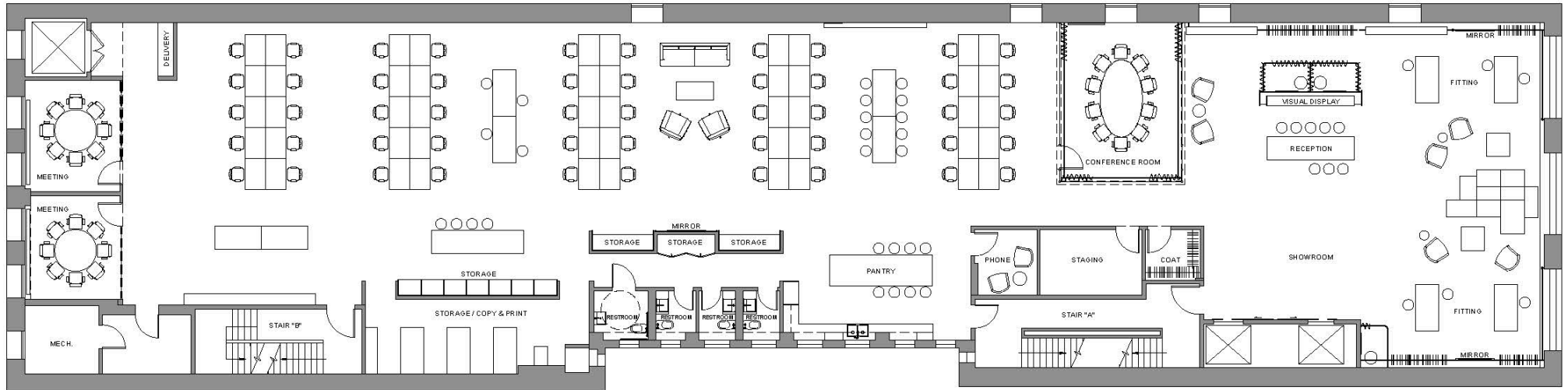
3 Elevators
2 Passenger + 1 Freight



Strategically positioned in the heart of Soho between Spring and Broome Streets, 495 Broadway offers unparalleled access to world-class shopping, dining, and luxury hospitality. This newly renovated property features a sophisticated lobby design with striking high barrel ceilings and modernized elevator systems, creating an elevated experience tailored to today's tenants.

The building's prime location places tenants at the center of Manhattan's most dynamic creative and commercial district, providing both prestige and convenience for forward-thinking businesses.

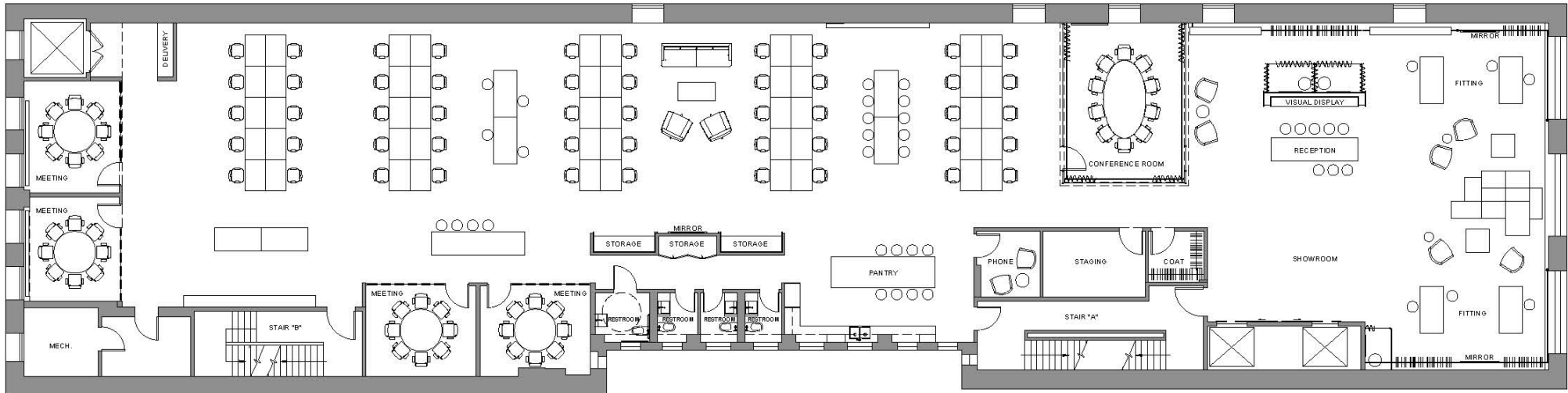
As-Is Floorplan



50	Workstations
1	Conference Room
2	Meeting Rooms
1	Pantry
4	Bathrooms
1	Reception

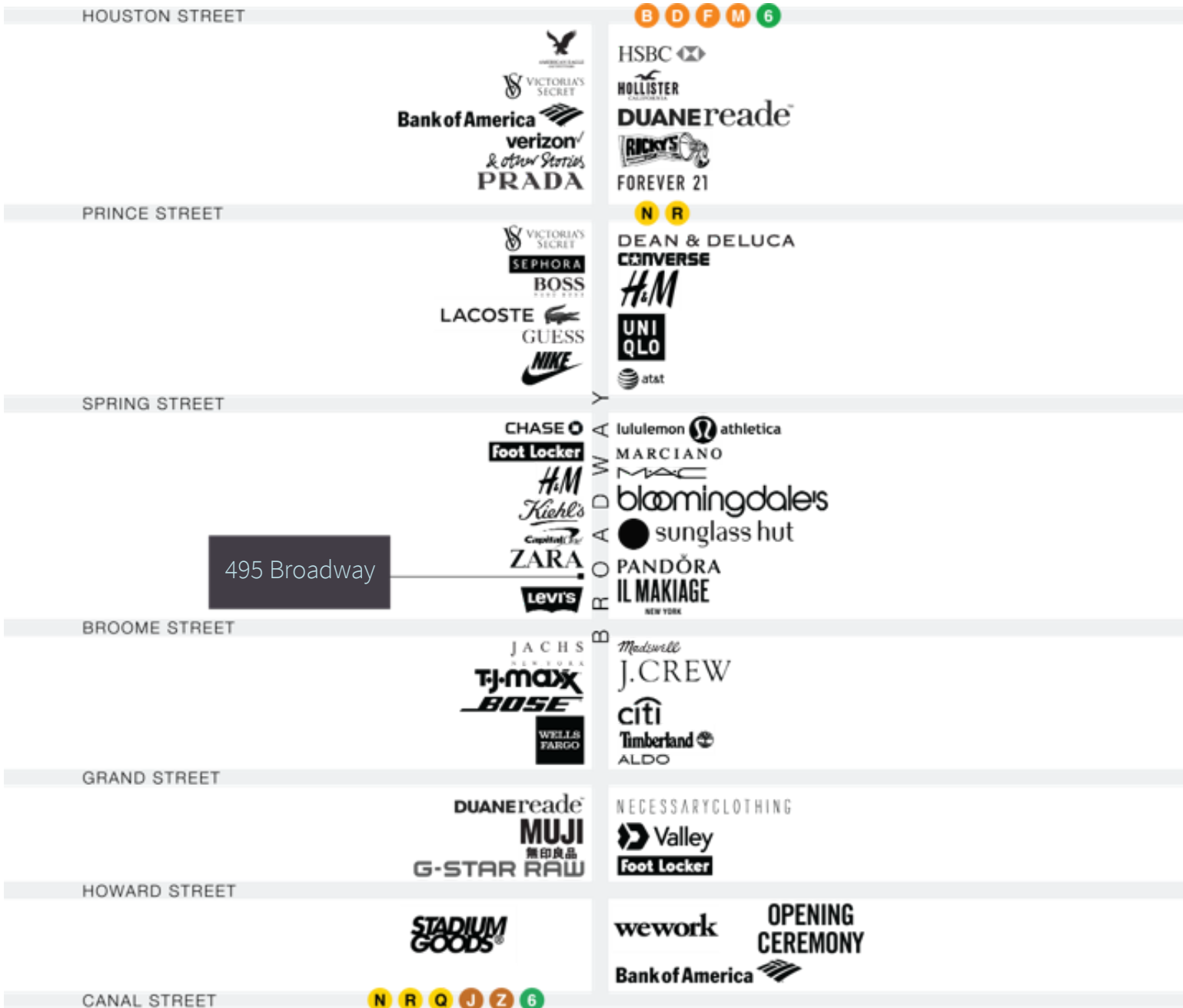
Pre-built with vaulted ceilings and exposed brick.
Large round windows on Broadway

Floorplan – Additional 2 Meeting/Conference Rooms



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RESTAURANTS

- Lure
- Balthazar
- Mercer Kitchen
- Crosby Street Hotel La Esquina
- Sadelles
- Jack's Wife Freda The Dutch

FAST CASUAL

- Dig Inn Chipotle Esquina
- Sweetgreen CAVA
- by CHOLE
- Chef Club Counter Areppas

WELLNESS

- Equinox
- Barry's Bootcamp The Bar Method
- Mile High Run Club New York Pilates
- Yoga Vida
- Orange Theory SLT

Current Build-out



Current Build-out



Current Build-out



Current Build-out



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