

1155

AVENUE OF THE AMERICAS

SOUTHWEST CORNER OF WEST 45TH STREET



CUSHMAN &
WAKEFIELD





SPACE OVERVIEW

ADDRESS

- 1155 Avenue of the Americas
Southwest corner of Sixth Avenue and West 45th Street

SPACE SIZE

- Ground: 5,227 SF

FRONTAGE

- Avenue of the Americas: 125 Feet
- West 45th Street: 86 Feet

CEILING HEIGHTS

- Ground: 14 Feet

LEASE TYPE

- Sublease

TERM

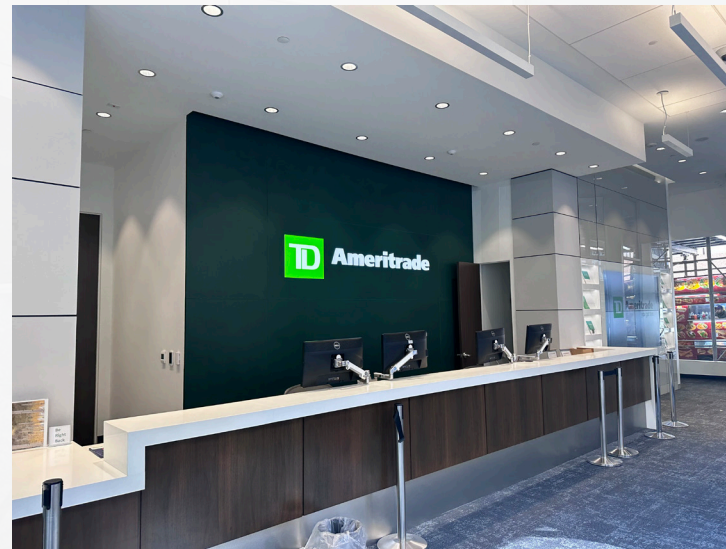
- Through October 31, 2030

POSSESSION

- Arranged

SPACE HIGHLIGHTS

- Corner opportunity on Avenue of the Americas and West 45th Street
- Expansive wraparound frontage with excellent visibility
- Existing corner-facing storefront entryway in place
- Renovated interior with an abundance of natural light
- Located between Bryant Park and Rockefeller Center at the base of a newly renovated 790,000 SF Class-A office tower





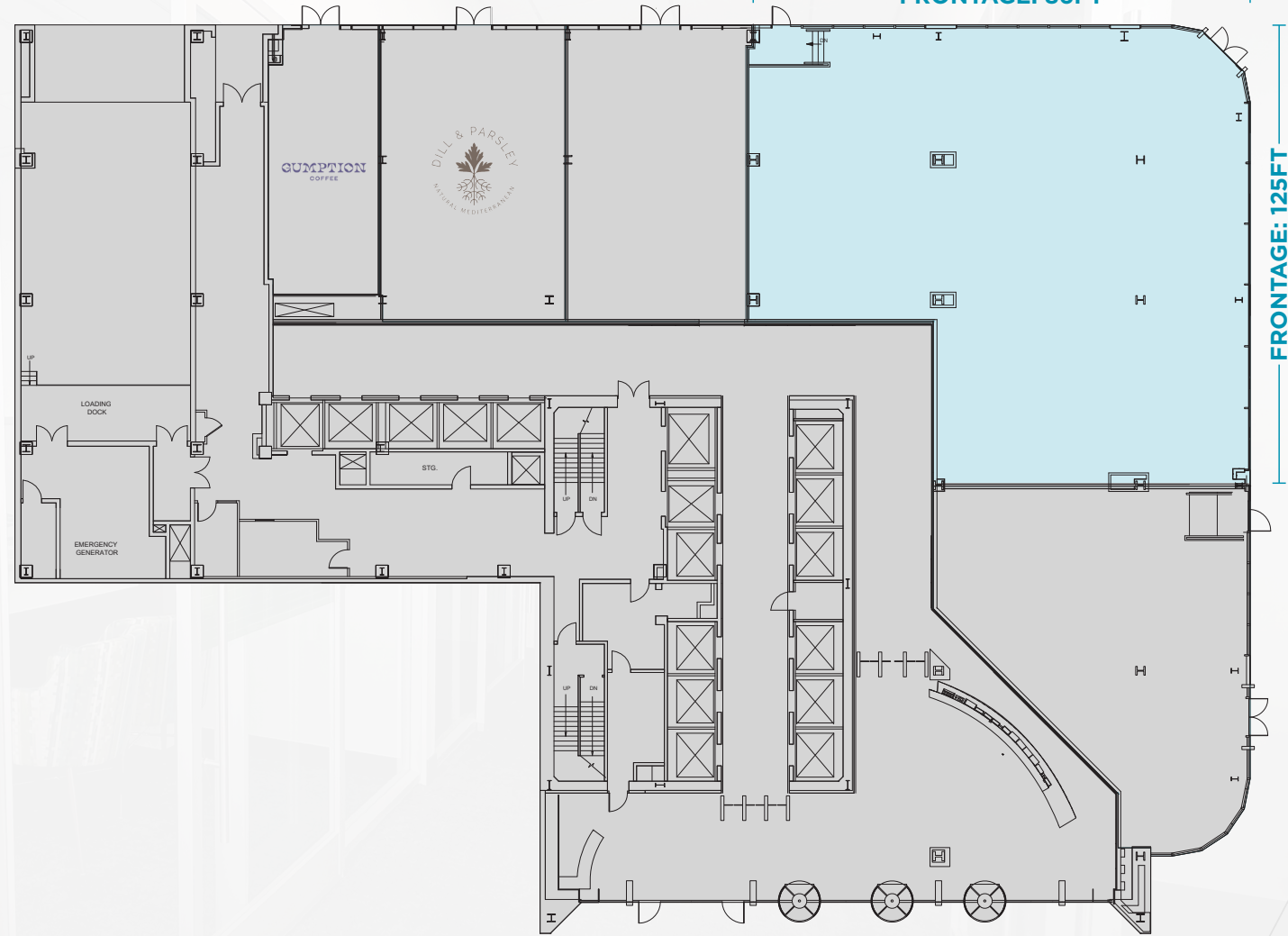
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FLOORPLAN

WEST 45TH STREET

FRONTAGE: 86FT

FRONTAGE: 125FT

AVENUE OF THE AMERICAS



WEST 44TH STREET

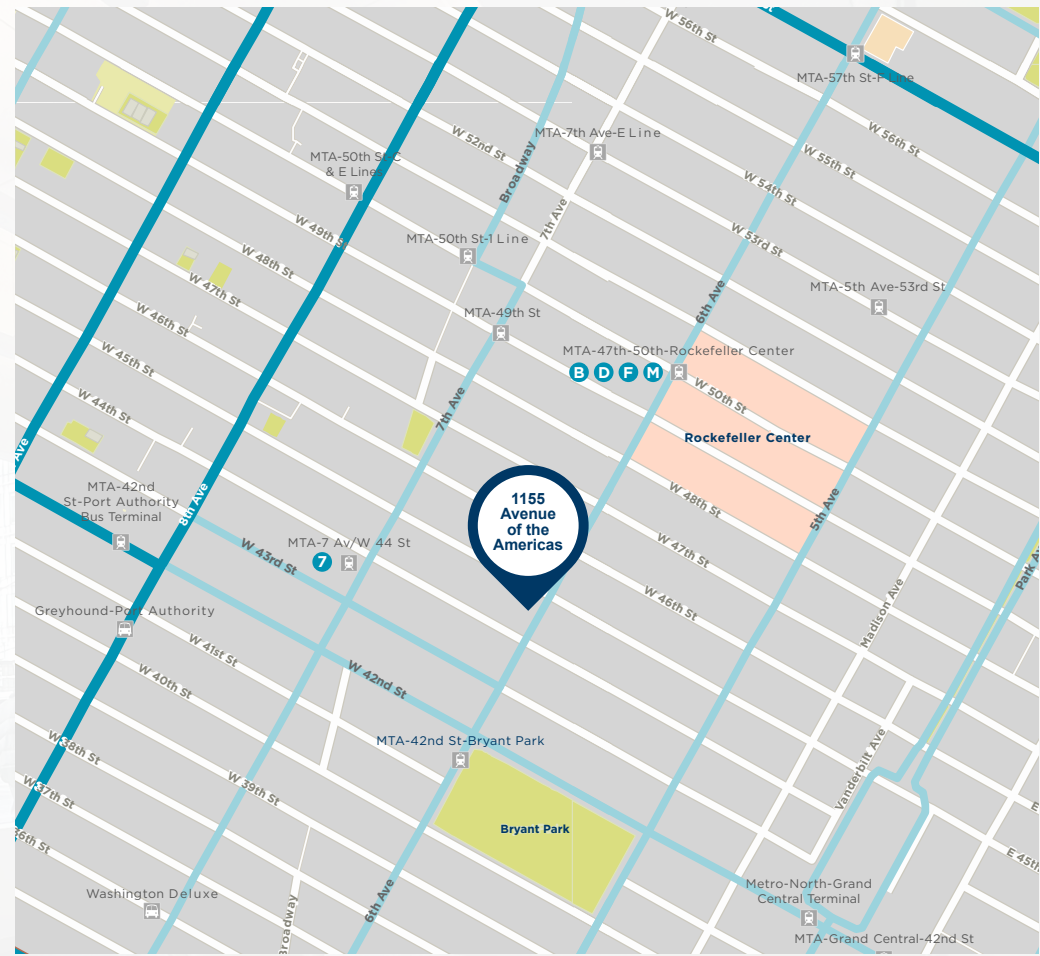
■ AVAILABLE

■ OCCUPIED



1155 AVENUE OF THE AMERICAS

MLB shop	RADIO CITY
CHASE	WARBY PARKER OF THE CLOTH
Del Frisco's	CHRISTIE'S BREADS BAKERY
DEVELOPMENT SITE	FIRST REPUBLIC BANK
	PRET
	McDonald's
	T-Mobile
	Chick-fil-A
	Orangetheory
	citi
	CINCINNATI CENTRAL
CHARLES TYRWHITT	Capital One
1155 AVENUE OF THE AMERICAS	WELLS FARGO
Citizens Bank	CITY NATIONAL BANK
STEINWAY & SONS	CHASE
Starbucks	TD Bank
	Fidelity
	BLUESTONE LANE
	Bank of America
TOURNEAU WHOLE FOODS	BRYANT PARK



LOCATION

- At the crossroads of Bryant Park & Rockefeller Center & Times Square
- Steps from the B, D, F, M, 7

NEIGHBORING RETAILERS:

- Chick-Fil-A
- Citizens Bank
- Fidelity
- Del Frisco's Grill
- First Republic Bank
- Charles Tyrwhitt
- Breads Bakery
- Whole Foods
- Bluestone Lane
- Proper Food
- TD Bank
- Starbucks



CONTACT US

STEVEN SOUTENDIJK

steven.soutendijk@cushwake.com
(212) 713-6845

DAVID A. GREEN

david.a.green@colliers.com
(212) 716-3599

PAUL SPIEGEL

paulspiegel@scopacre.com
(212) 986-6300



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