

**44 WEST
63RD STREET
LINCOLN CENTER**

YOUR SIGN



44 WEST 63RD STREET

Between Broadway and Columbus Avenue | New York, NY 10023

SIZE

GROUND FLOOR 475 SF

FRONTAGE

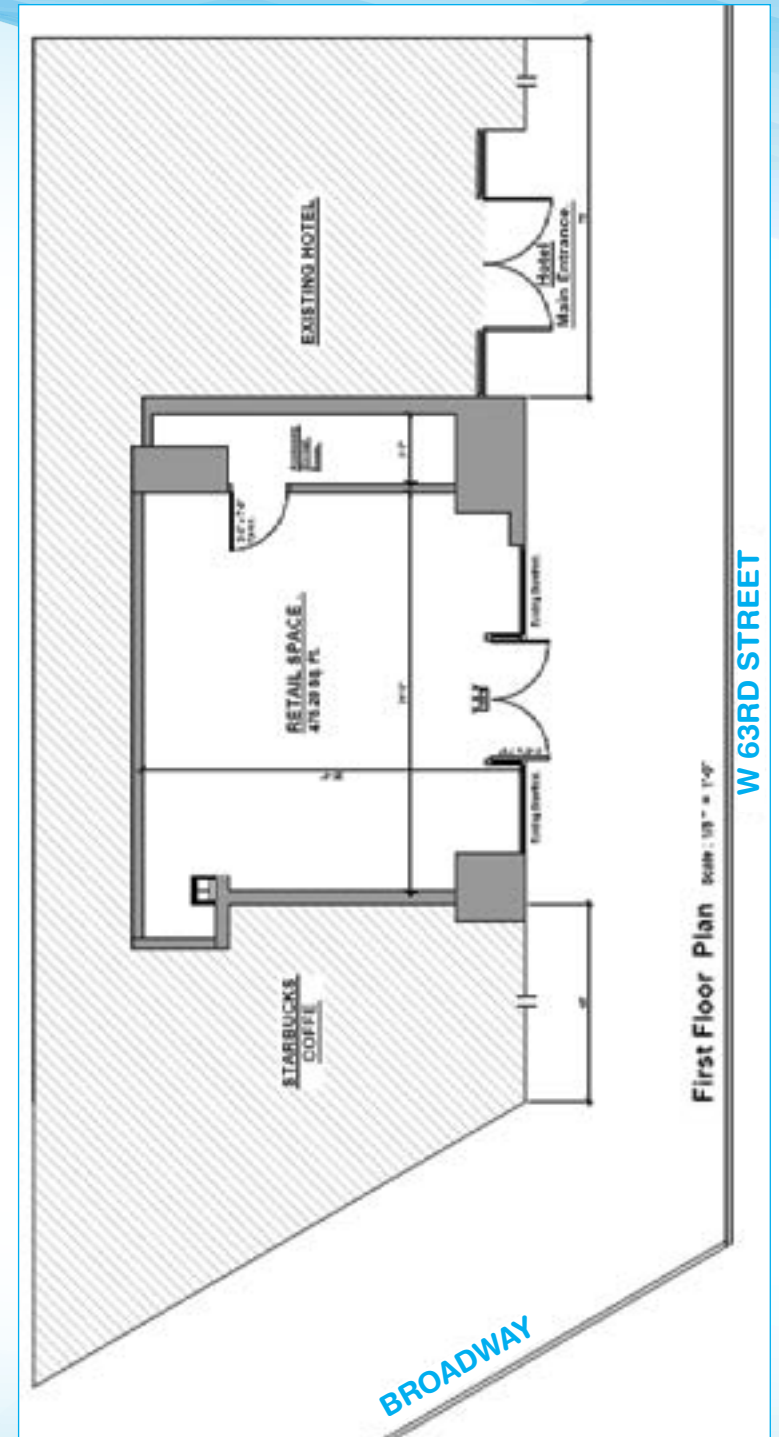
18.5 FT on West 63rd Street

COMMENTS

- Extremely rare retail opportunity in the heart of Lincoln Center
- Located at the base of the 420-room, luxury boutique Empire Hotel
- Full glass facade
- Steps from 66th Street/Lincoln Center 1 Subway with over 7,790,234 Riders Annually
- Proximity to 59th Street/Columbus Circle Subway Station with access to 1, 2, B, D, A, C

NEIGHBORS

Lincoln Center, Century 21, Ed's Chowder House, PJ Clarke's, Starbucks, Duane Reade, Zara, Best Buy, West Elm, Lululemon, Athletica, Whole Foods, The Smith, Bed Bath & Beyond





AREA DETAILS

HOTELS

- 1 SHERATON NY TIMES SQUARE HOTEL – 811 7TH AVE - 1,700 ROOMS
- 2 AMERITANIA AT TIMES SQUARE – 230 W 54TH ST - 219 ROOMS
- 3 DREAM HOTEL – 210 W 55TH ST - 216 ROOMS
- 4 RESIDENCE INN CENTRAL PARK – 1717 BROADWAY - 261 ROOMS
- 5 HILTON GARDEN CPS – 237 WEST 54TH ST - 401 ROOMS
- 6 NOVOTEL – 226 W 52ND ST - 480 ROOMS
- 7 PARK CENTRAL HOTEL – 870 7TH AVE - 935 ROOMS
- 8 MANHATTAN TIMES SQUARE – 790 7TH AVE - 659 ROOMS

SUBWAY LINES & ANNUAL RIDERSHIP

- 1 50TH ST 1 TRAIN: 8.2MM RIDERS
- 2 COLUMBUS CIRCLE 1, A, C, B, D TRAINS: 23.3 MM RIDERS
- 3 7TH AVE B, D, E TRAINS: 5.2 RIDERS
- 4 57TH ST SUBWAY STATION N, Q, R TRAINS: 9.5 MM RIDERS

NOTABLE OFFICE BUILDINGS

- 1 1633 BROADWAY PARAMOUNT PLAZA
SIZE: 2.55 MILLION SF OF OFFICE SPACE
- 2 745 7TH AVENUE BARCLAYS CAPITAL BUILDING
SIZE: 1 MILLION SF OF OFFICE SPACE
- 3 1700 BROADWAY
SIZE: 665,000 SF OF OFFICE SPACE
- 4 1740 BROADWAY – VICTORIA SECRET HQ
SIZE: 600,000 SF OF OFFICE SPACE

TOTALS

OFFICE SPACE
APPROX. 15 MILLION
SQUARE FEET

HOTELS
APPROX. 5,000
HOTEL ROOMS

THEATERS
8,325 SEATS



44 WEST 63RD STREET

For more information, please contact our exclusive agent:

Jeff Winick
212-792-2601
jeff@winick.com

Michael Shkreli
212-792-2638
mshkreli@winick.com

WINICK

Winick Realty Group LLC, Licensed Real Estate Brokers
655 Third Avenue, 17th Floor | New York, NY 10017 | T 212.792.2600 | F 212.792.2660 | winick.com

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