

**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

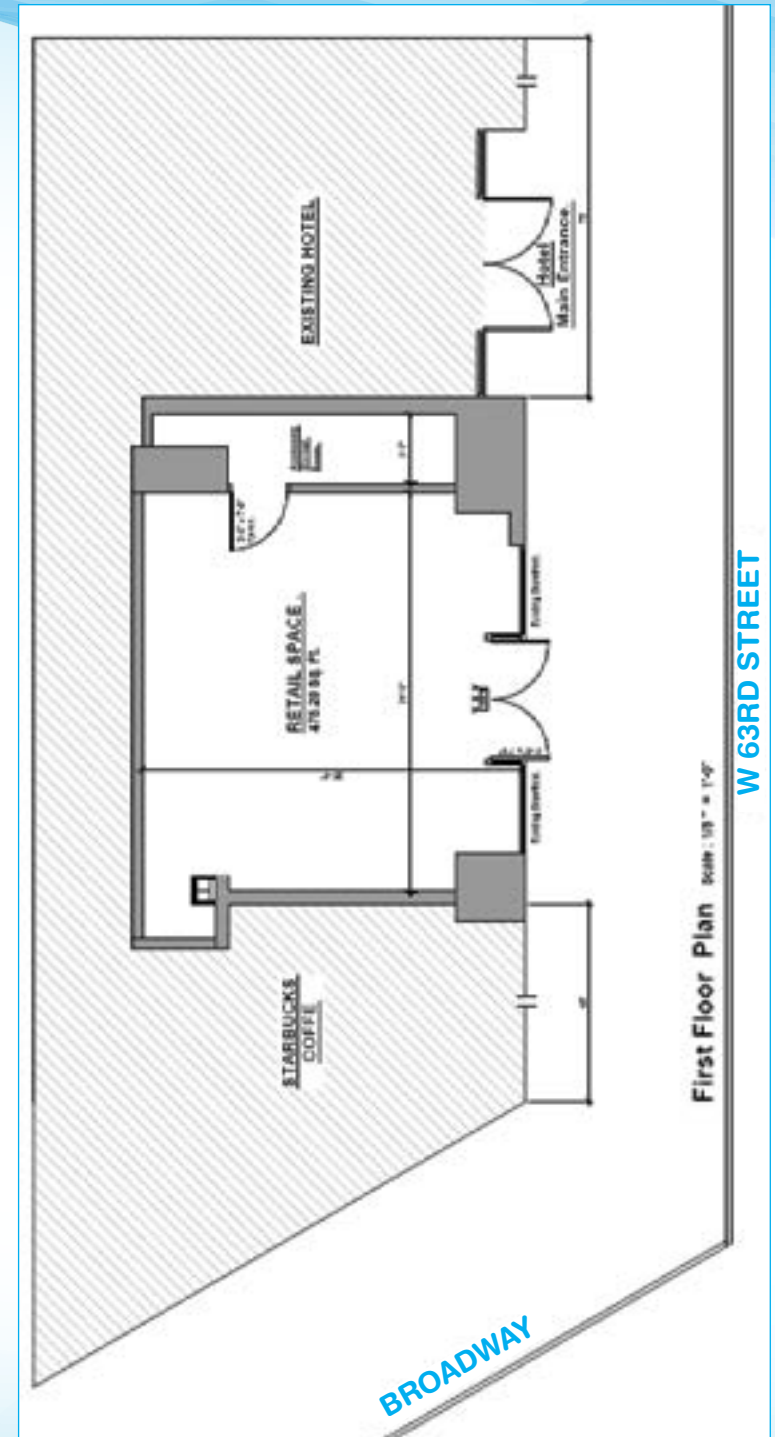
18.5 FT on West 63rd Street

## 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:

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