

### **SWC OF 90TH AND BROADWAY — UPPER WEST SIDE**

## 10,859 SF Retail, Medical and Fitness Opportunity

This will be a direct deal with the new owner





0.5 MILE DEMOGRAPHICS | 2023

SPENDING: FOOD AT HOME

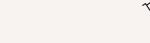
\$521,435,976



MEDIAN INCOME

\$124,668





#### 2022 SUBWAY RIDERS

86th / Broadway

3,672,777

n coming soon

Weekday 11,348

96th / Broadway

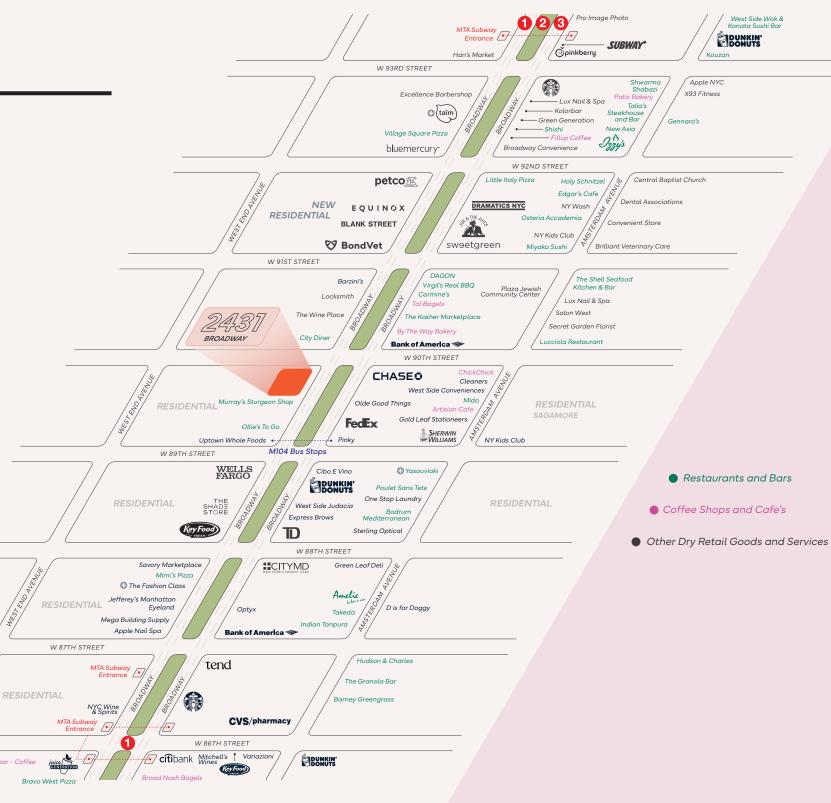
023

Annual 7,059,602 Weekday 21,636

Annual

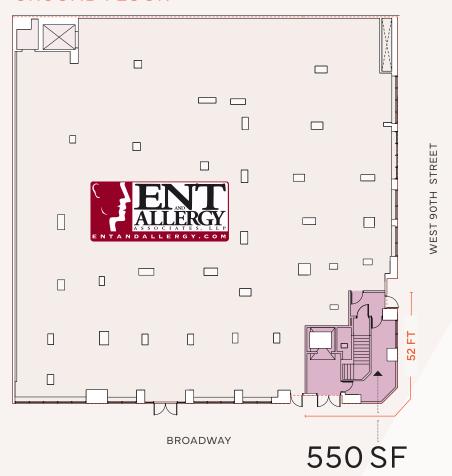
BUS RIDERS

W89th / Broadway M104
Annual 1,662,424
Weekday 4,578

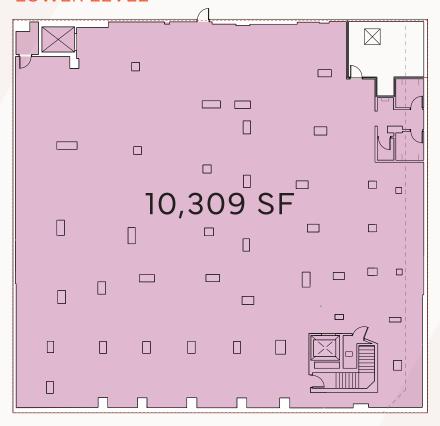


# FLOOR PLANS

#### **GROUND FLOOR**



#### LOWER LEVEL



#### NEIGHBORHOOD

Upper West Side

#### LOCATION

Southwest corner of 90th Street

#### SIZE

Ground Floor — 550 SF Basement — 10,309 SF

#### FRONTAGE

West 90th Street, Broadway — 52 FT

#### STATUS

Formerly Face Values & Beyond

#### **POSSESSION**

Immediate

#### COMMENTS

Three blocks from the 86th Street subway station, servicing the 1 train

Vertical transportation in place



Tend Dental

AMC Movie Theater

Joe & The Juice

Chase

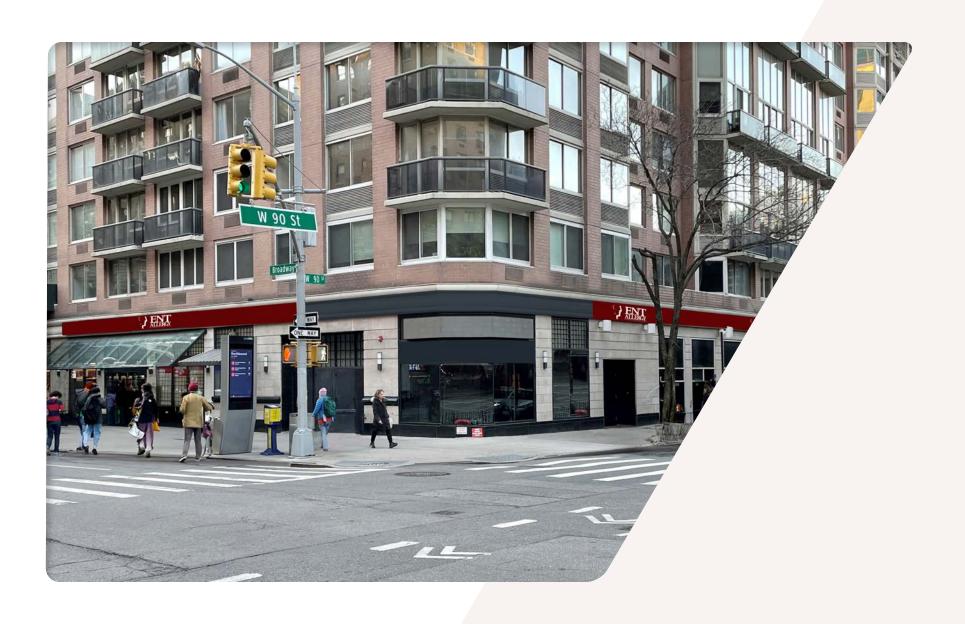
Starbucks

veetgreen



# RETAIL





## 2431 BROADWAY