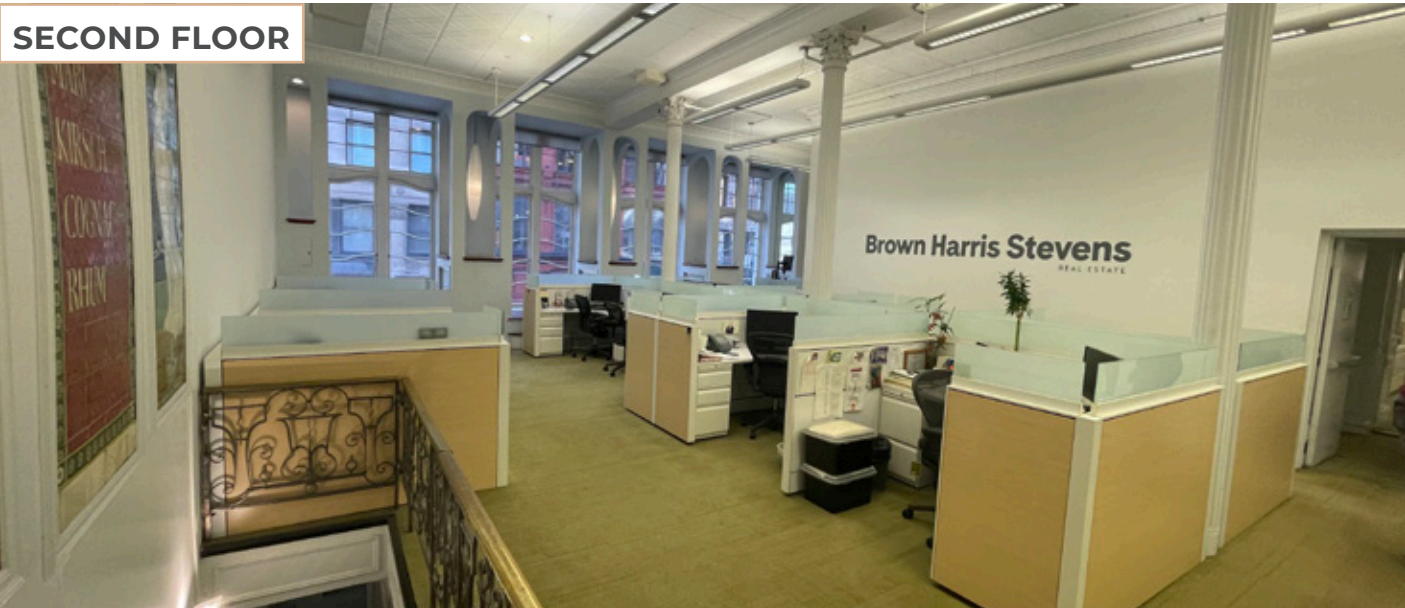


831 BROADWAY



SHORT TERM/POP UP OPPORTUNITY NEAR UNION SQUARE

SECOND FLOOR



HIGHLIGHTS

SIZE

3,612 SF ground

4,347 SF basement

605 SF mezz (ground floor)

9,604 SF second floor

343 SF mezz (second floor)

TOTAL: 18,511 SF

- ⊃ Available for **short term only**
- ⊃ Possession Immediate
- ⊃ 20' frontage
- ⊃ Ability to vent
- ⊃ Flagpole signage available
- ⊃ All uses considered

SECOND FLOOR



GROUND FLOOR



GROUND FLOOR



FLOOR PLANS

CEILING HEIGHTS

SECOND FLOOR MEZZ

7'5"

SECOND FLOOR

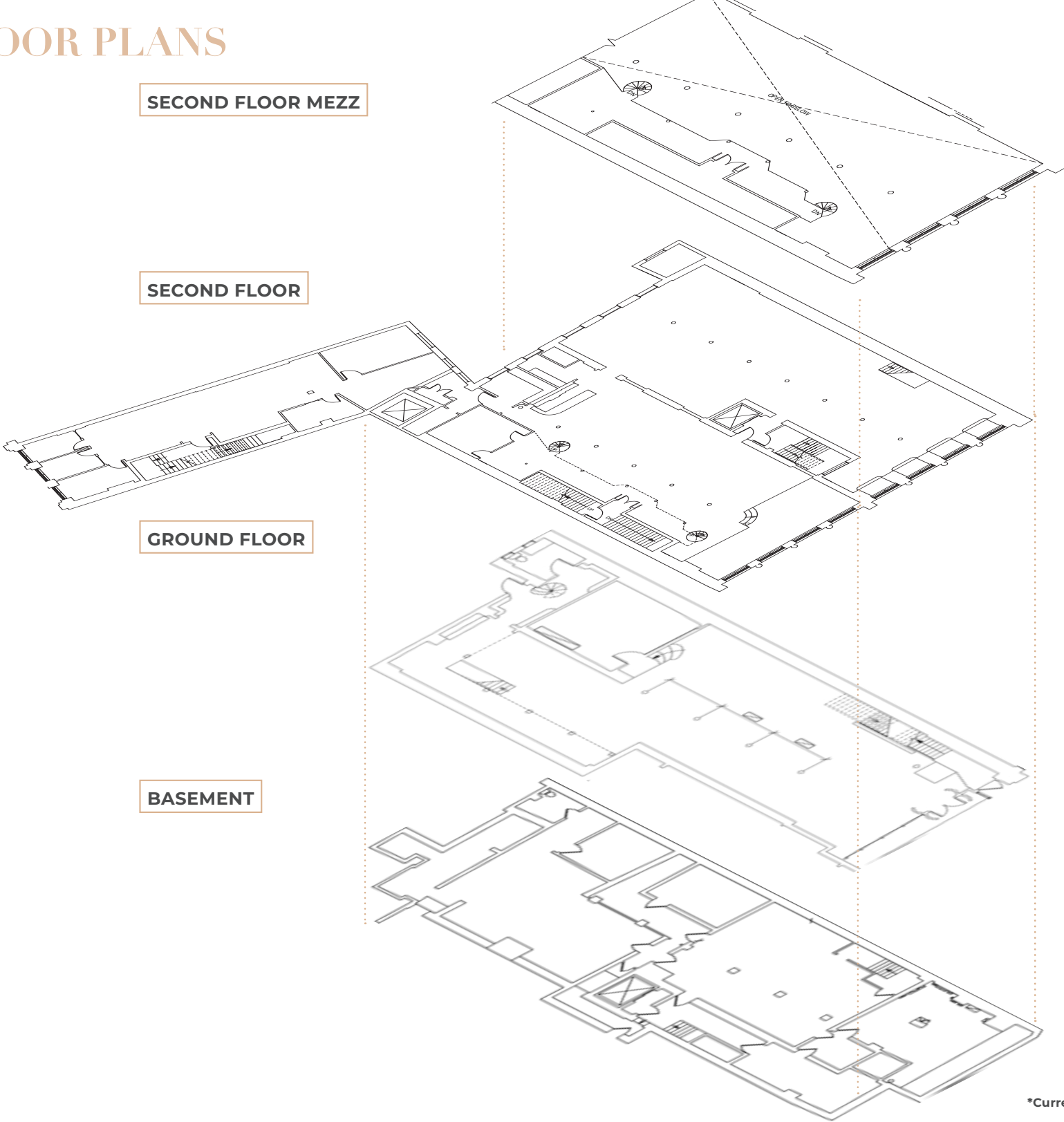
14'6"

GROUND FLOOR

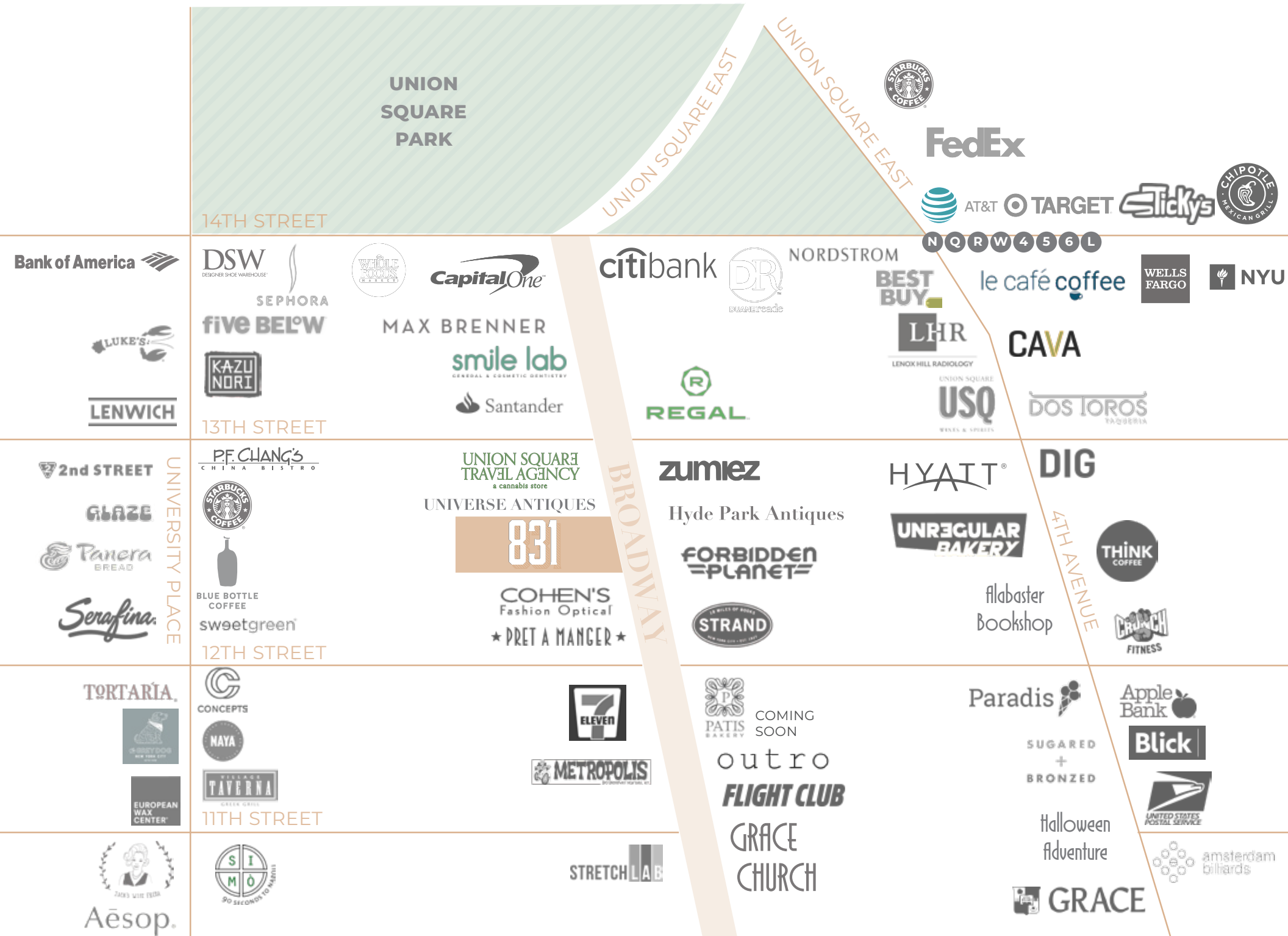
16'3"

BASEMENT

7'5"



*Currently One Space/Can Be Demised



UNION
SQUARE
PARK

14TH STREET

UNION SQUARE EAST

UNION SQUARE EAST



FedEx



AT&T



TARGET



N Q R W 4 5 6 L

AT&T



TARGET



Bank of America



DSW
DESIGNER SHOE WAREHOUSE

SEPHORA

five BELOW



13TH STREET



Capital One

MAX BRENNER

smile lab
GENERAL & COSMETIC DENTISTRY

Santander

citibank



NORDSTROM

BEST BUY

LHR

LENOX HILL RADIOLOGY

USQ
WINES & SPIRITS

le café coffee

WELLS FARGO

NYU

CAVA

DOS TOROS
TAQUERIA

2nd STREET

GLAZE

Panera
BREAD

Serafina

UNIVERSITY PLACE

P.F. CHANG'S
CHINA BISTRO



BLUE BOTTLE
COFFEE

sweetgreen

12TH STREET

UNION SQUARE
TRAVEL AGENCY
a cannabis store

UNIVERSE ANTIQUES

831

COHEN'S
Fashion Optical

★ PRET A MANGER ★

BROADWAY

zumiez

Hyde Park Antiques

FORBIDDEN
PLANET



HYATT

UNREGULAR
BAKERY

Alabaster
Bookshop

DIG



4TH AVENUE

TORTARIA



11TH STREET



COMING
SOON

outro
FLIGHT CLUB

GRACE
CHURCH

STRETCH LAB

Paradis

SUGARED
+
BRONZED

Halloween
Adventure

GRACE

Apple Bank

Blick



amsterdam
billiards

Aēsop

