

# 245 FIFTH AVENUE

NEW YORK, NY

- Corner of 5th Avenue and 28th Street
- Multiple Store Fronts
- Total sf: 13,750 sf
- Frontage: 86 ft on Fifth Avenue  
125 ft on 28th Street

## WHY THIS LOCATION?

### UNPARALLELED LOCATION

Situated on the globally recognized, number one shopping street in the world, this Property offers retailers the opportunity to occupy space on one of the heaviest trafficked streets in Manhattan. Only a few blocks from the 34th Street retail giants and Madison Square Park, 245 Fifth Avenue will be at the center of the world's leading brand names.

### PEDESTRIANS GALORE

Centrally located between two giant transit hubs (34th Street/Herald Square and Madison Square Park), this address is sure to attract any passing shoppers. With the mixed crowd of shoppers, tourists and professionals, this address promises endless traffic during the week and weekend.

### HIGHEST PERFORMANCE RETAIL

Fifth Avenue between 34th Street and Union Square Park is quickly growing as another destination for retailers to settle given the heavy traffic. Multiple high-end fashion stores, restaurants and other entertainment venues now call this area home. Some examples include Eataly, Michael Kors, Cole Haan, Zara, Kenneth Cole and Banana Republic.

## HIGHLIGHTS

### DYNAMIC LAYOUT

This prime retail location provides retailers or restaurateurs with the perfect location to showcase their product amongst some of the world's biggest brands. Imagine 13,750 sf total with frontages of 86 ft on 5th Ave and 125 ft on 28th Street – the possibilities are endless.



### PUBLIC TRANSPORTATION HUB

Many of Manhattan's major subway lines land within footsteps of 245 Fifth Avenue, including the 4, 5, 6, N, Q, R, B, D, F and M as well as multiple bus lines.

### DENSELY POPULATED

48 million people visit New York City every year and Fifth Avenue is a major thoroughfare in Midtown Manhattan. Tourists from all over the world come to Fifth Avenue on a daily basis to see icons such as the Empire State Building, the Flatiron Building,

Gramercy Park, Union Square Park and close neighbors Macy's and Madison Square Garden.

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