

625 BDWY

SOHO'S NEWEST
REDEVELOPED LOFT
BUILDING



625 BROADWAY

NEW YORK, NY 10012 | SOHO



BUILT FOR MODERN BUSINESS. ROOTED IN SOHO.

KSR is pleased to present a premier full-floor office opportunity at 625 Broadway, a renovated 96,000-square-foot mixed-use building in the heart of SoHo. Blending historic character with modern infrastructure, the building offers expansive floor plates, high ceilings, abundant natural light, and flexible layouts designed for today's office users. Recent upgrades include a modernized lobby, elevators, and building systems.

SIZE

3rd Floor - 8,285 SF

5th Floor - 8,285 SF

6th Floor - 8,285 SF

Ceiling Heights

10' - 11'

Possession

Immediate

Asking Rents

Upon Request

Transportation



HIGHLIGHTS

- Contemporary designer lobby featuring curated artwork, upgraded lighting, a secure entry system, and 24/7 building access.
- Glass-front offices, conference rooms, and private phone booths complemented by renovated restrooms, a modern kitchen, and collaborative lounge areas.
- Modernized elevators, upgraded systems, premium finishes, touchless controls, enhanced cleaning, and improved air filtration.
- Natural ventilation through operable windows, enhanced indoor air quality with advanced HVAC filtration, and convenient access via two separate building entrances and exits.

SURROUNDING TENANTS



SQUARESPACE



625 BROADWAY

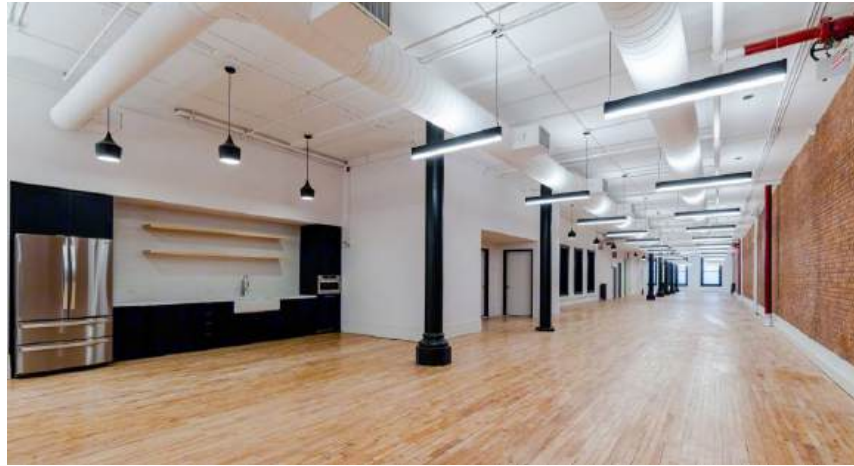
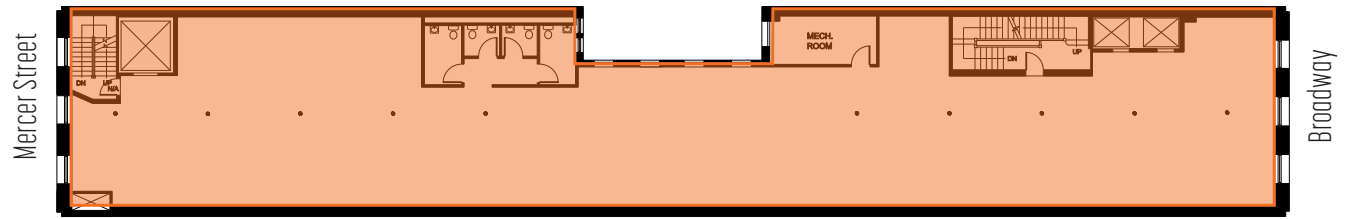
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FLOOR PLANS - 3RD FLOOR

CREATIVE OFFICE SPACE AT 625 BROADWAY

Third-floor space at 625 Broadway offers a bright, efficient layout in the heart of NoHo. Featuring high ceilings, abundant natural light, and modern building upgrades, the space is well suited for office, showroom, creative, or professional use. Surrounded by premier retail, dining, and multiple subway lines, it provides an exceptional location for businesses seeking a prestigious Manhattan address.

APPROXIMATE SIZE
8,285 SF



625 BROADWAY

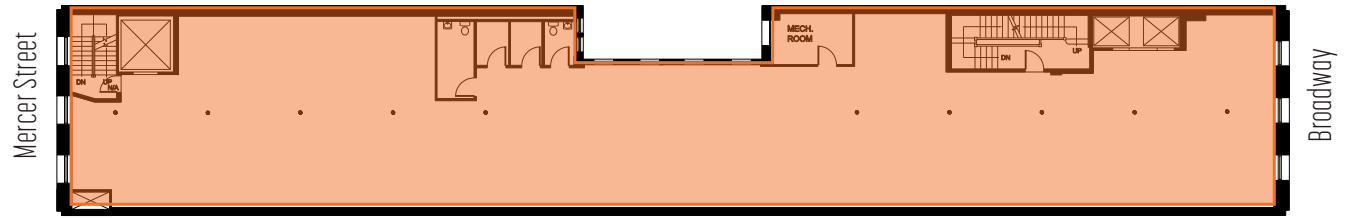
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FLOOR PLANS - 5TH FLOOR

HIGH-END LOFT SPACE ON FIFTH FLOOR

The fifth floor at 625 Broadway features a high-end loft-style installation with a flexible layout designed for 60–80 employees. The space includes multiple conference and breakout rooms, collaborative seating areas, a fully equipped kitchen, and private restrooms. Landlord is willing to modify the existing installation to meet the needs of a qualified tenant.

APPROXIMATE SIZE
8,285 SF



625 BROADWAY

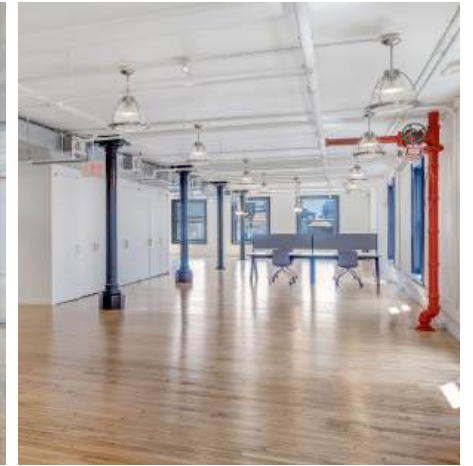
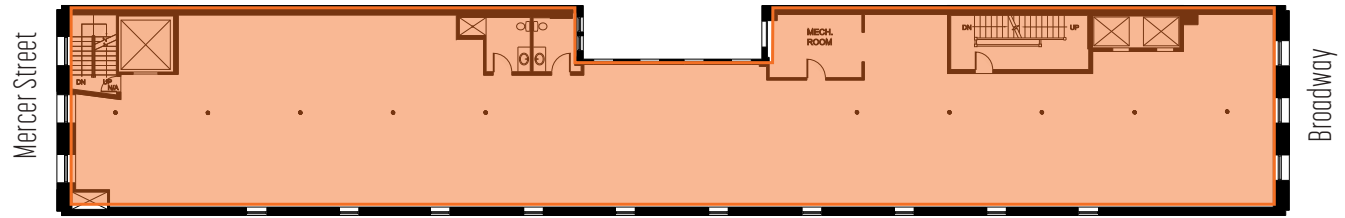
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FLOOR PLANS - 6TH FLOOR

BRIGHT FULL-FLOOR LOFT SPACE

The sixth floor at 625 Broadway offers a bright, open loft-style space with high ceilings and excellent natural light. The layout provides flexibility for creative or professional office use, with room for workstations, private offices, and collaborative areas. Located in the heart of NoHo, the space benefits from strong transit access and proximity to premier dining, retail, and cultural amenities.

APPROXIMATE SIZE
8,285 SF

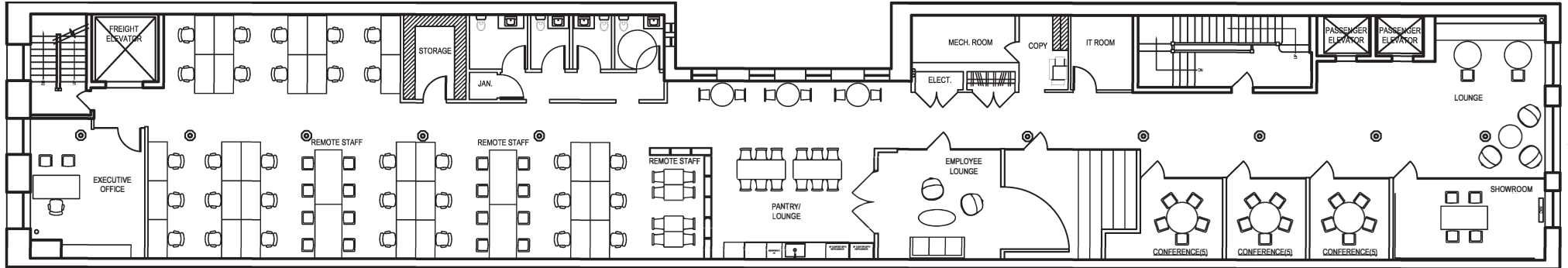


625 BROADWAY

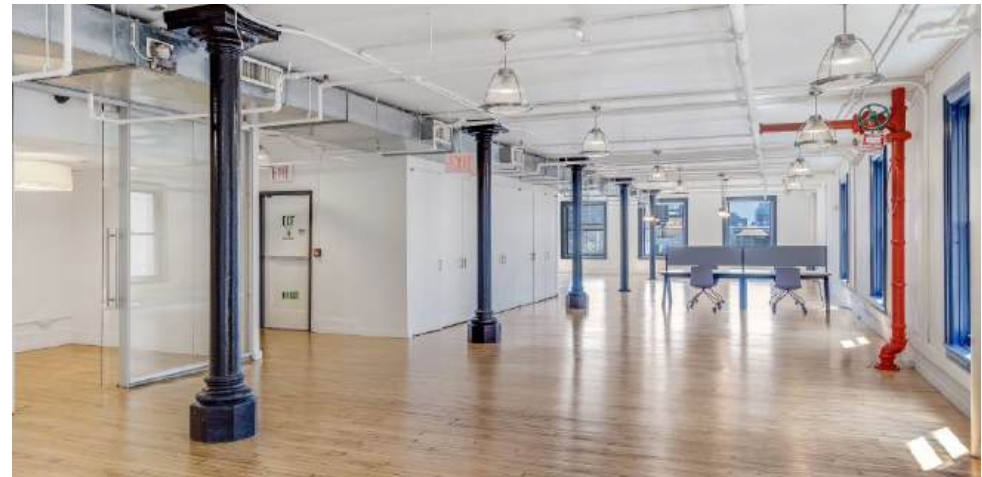
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FLOOR PLANS - TEST FIT

TEST FIT



TEST FIT	
LOUNGE AREA	1
SHOWROOM	1
EXECUTIVE OFFICE	2
EMPLOYEE LOUNGE	1
CONFERENCE ROOM	3
PANTRY/LOUNGE	1
DESKS	31
STORAGE ROOM	1
REMOTE/ OPEN SEATING	24
COPY	1
COAT CLOSET	1
RESTROOMS	4
ELECTRIC CLOSET	1
IT ROOM	1
MECHANICAL ROOM	1
JANITORS CLOSET	1



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Close proximity to Broadway retail corridor, Prince Street Station, Washington Square Park, NYU, Apple SoHo, Balthazar, Reformation, Uniqlo, Acne Studios, Aritzia, Supreme, and much more

Area Retail: & Other Stories, Adidas, American Eagle, Apple, Balenciaga, Balman, Best Buy, Burberry, Chanel, Coach, Cole Haan, Cos, Converse, Crate & Barrel, David Yurman, Diane von Furstenberg, Dior Men, Design Within Reach, Dolce Gabbana, Falconeri, Fendi, French Connection, Housing Works, Hugo, Louis Vuitton, Marni, Michael Kors, Moncler, Paul Smith, Polo, Prada, Proenza, Ray-Ban, Rebecca Minkoff, Sephora, Swatch, Tiffany & Co., Tumi, Urban Outfitters, Varda Shoes, Woolrich, Y-3

SOHO LOCATION



DEMOGRAPHICS

SoHo is one of New York City's most iconic neighborhoods, celebrated for its historic cast-iron architecture, luxury retail, world-class dining, and thriving arts scene. Home to flagship stores, creative companies, and a vibrant residential community, the neighborhood attracts millions of visitors annually and offers unmatched energy, prestige, and connectivity. Combining timeless character with modern commerce, SoHo remains one of Manhattan's most desirable destinations for businesses seeking a premier location.

350,000
PEDESTRIANS
1 mi radius

6,465
HOUSEHOLDS
1 mi radius

\$152,399
AVG INCOME
1 mi radius

264,000
DAYTIME POP.
1 mi radius



625 BDWY

FOR MORE INFORMATION, PLEASE CONTACT:

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