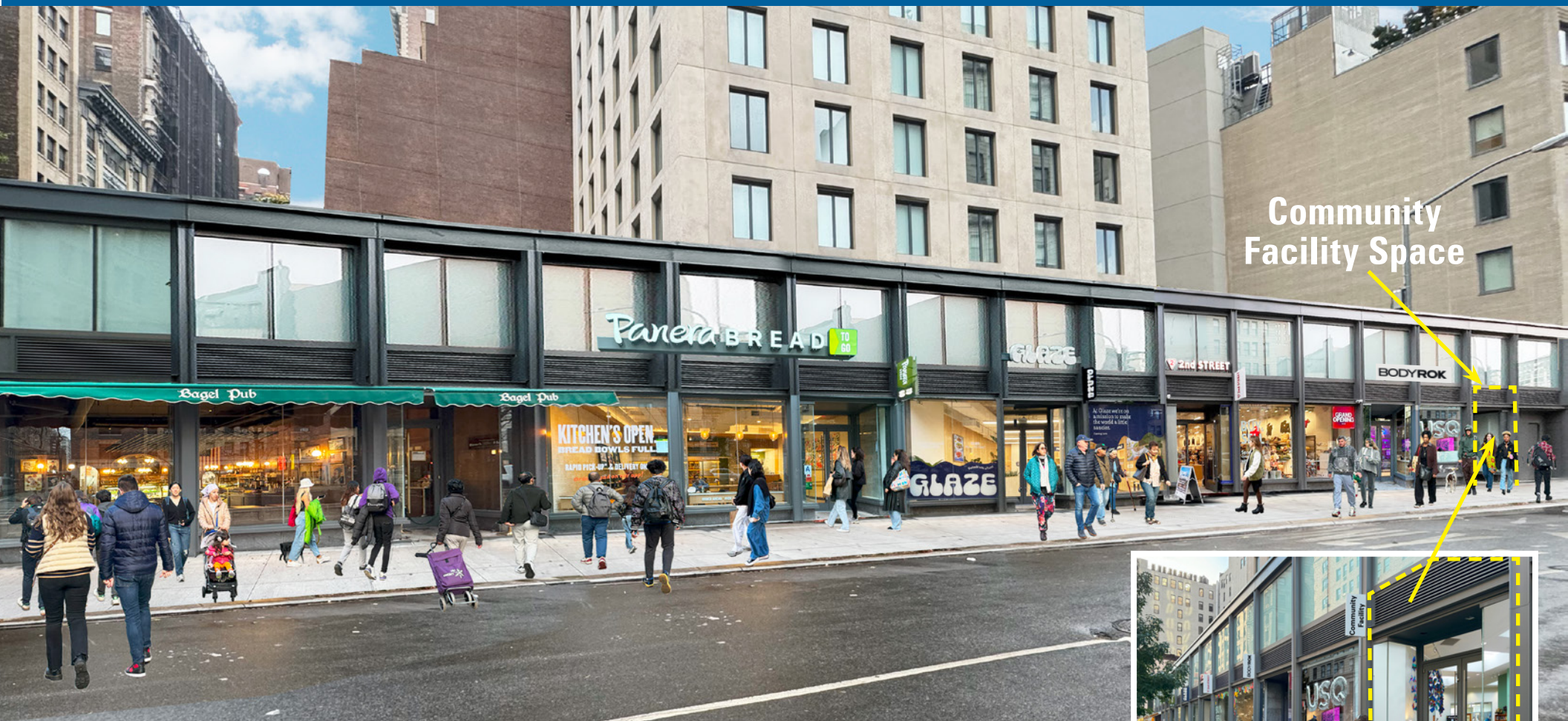


110 UNIVERSITY PLACE



Community Facility Space



DENSE RESIDENTIAL AREA - NEW CONSTRUCTION - 17' CEILINGS - STEPS TO UNION SQUARE

1,027 SF Community Facility Opportunities
Join Bagel Pub, Glaze, 2nd Street & BodyRok



Rent

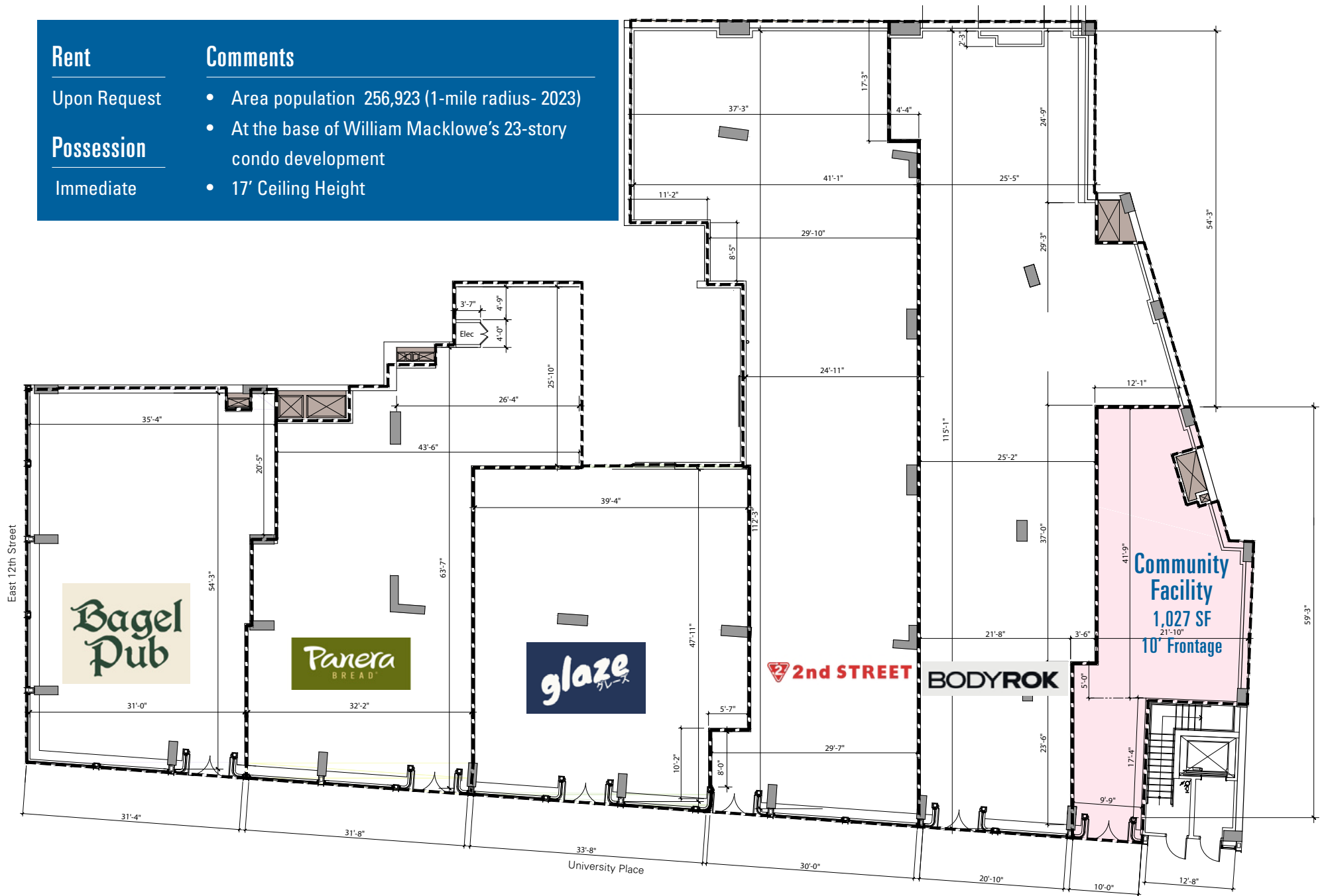
Upon Request

Possession

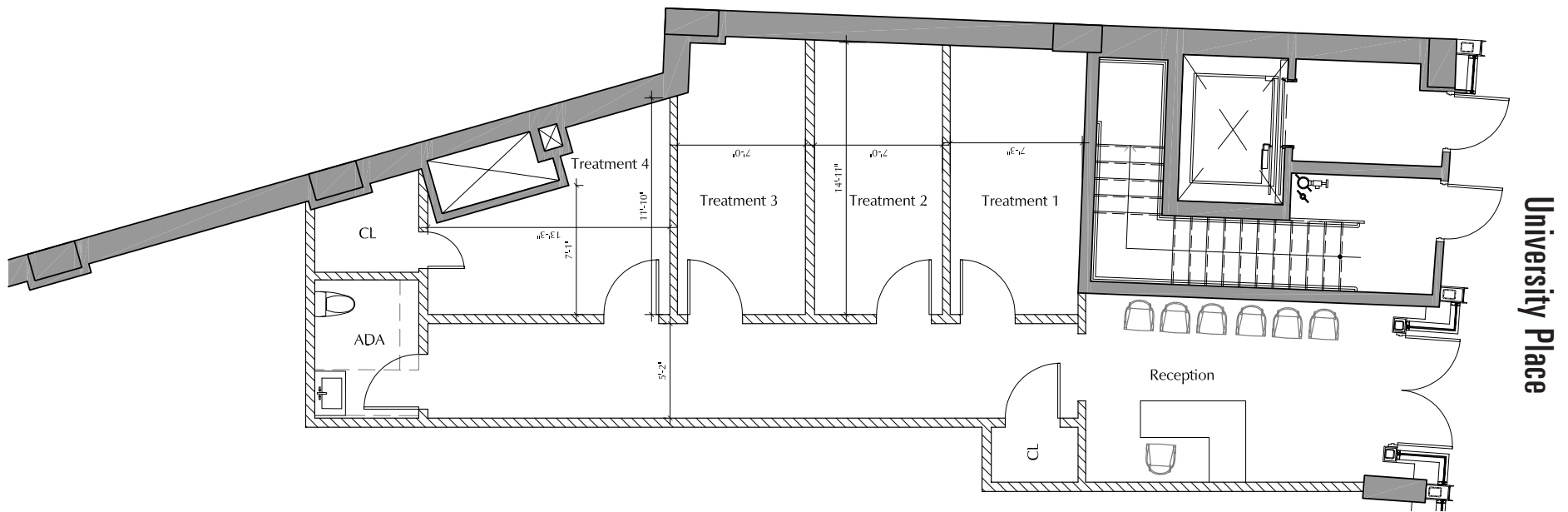
Immediate

Comments

- Area population 256,923 (1-mile radius- 2023)
- At the base of William Macklowe's 23-story condo development
- 17' Ceiling Height



Proposed Medical Testfit



(Floor Plan show for layout concept only - does not reflect current buildout)



THE TECH & LIFESTYLE HUB

"Union Square is the top NYC destination for residents, employees, students and tourists."

"Steps from NYU, The New School, Benjamin N. Cardozo School of Law and Parsons School of Design."



FIFTH AVENUE

ALDO Everything but Water Throwdown Fitness union evc Al Violeto Edo Sushi Midoriga n Little's Laag Dig Inn Chloe's

BONOBOS J.CREW Journelle Bands of Paradise Rainbow Falafel McDonald's Barn Joo ARITZIA Union Square Green Market Dazed Dispensary ANTHROPOLOGIE Grit Boxing Union Square Cafe

COACH Free People citibank Dramatics NYC PAPER SOURCE for all mankind Breads Bakery By Chloe Chase JoeCoffee Starbucks NYU

FIRST REPUBLIC BANK The Well Dermatology CHASE Garden of Eden Pressed Juicery Le Café Coffee Shashaiba Art Space SUZUKI Crossfit Union Square VANS STAPLES Reebok Citizens SKECHERS

CVS Amalgamated Bank City Streets Nature Republic Spiderhands Luke's Lobster Little Italy Pizza AMALGAMATED BANK

110 University Place

Cinema Village Field Good (Coming Soon) Tortaria Japonica The Grey Dog We Work El Cantinero Mexican Restaurant Charles Cheriff Gallery

UNION SQUARE WEST

UNIVERSITY PLACE

E. 17TH ST.

Farmers Market 60,000 Daily Shoppers

UNION SQUARE PARK

L 4 5 6 N Q R W

35.3 MM Subway Riders Annually

E. 14TH ST.

SEPHORA WHOLE FOODS DSW Capital One MAX BRENNER Ichiba Ramen Bar 13 Basics Plus Be Juice Bar Santander

E. 13TH ST.

P.F. Changs CHASE "Pick Up" Starbucks Concept NEWS BAR COHEN'S Fashion Optical BLUE BOTTLE COFFEE swætgreen

E. 12TH ST.

Concepts NYC Broadway Kitchen & Bath Saigon MARKET 7 ELEVEN

UNION SQUARE EAST

citibank DUANE READE rack BEST BUY

zumiez HYATT FORBIDDEN PLANET RICK'S STRAND

WELLS FARGO NYU TRADER JOE'S Le Café Coffee Cava Dos Toros FIVE NAPKIN

Dig Inn 4TH AVENUE CRUNCH

the bean Ben's Cookies THE SALVATION ARMY

Irvington Bar & Restaurant W Hotel

petco DUNKIN' DONUTS Maoz ICHABOD'S

E. 16TH ST.

FIFTYFIVE Raymour & Flanigan FURNITURE

E. 15TH ST.

Starbucks GNC GENERAL NUTRITION CENTERS Paresa Target FedEx Office Sticky's Finger Joint



Facts & Figures



Over 90k students attend college nearby



400k pedestrians pass through Union Square daily



#4 busiest subway station in NYC, accessed by 35MM riders annually



107k employees work in the Union Square area

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