

350 WEST 44TH STREET

BETWEEN 8TH & 9TH AVENUES | TIMES SQUARE



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PROPERTY HIGHLIGHTS

- Two existing vents in place
- Active gas line
- Flexible layouts - divisions will be considered
- Constant foot traffic day and night between Times Square and Hell's Kitchen
- Steps from Broadway theaters, Restaurant Row, and Port Authority
- Positioned at the base of the newly constructed Lightsquare Condominium
- Rare restaurant opportunity steps from Times Square
- Suitable for all commercial uses

SIZE: 3,580 SF Ground Floor

FRONTAGE: 52'

POSSESSION: Immediate

ASKING RENT: Upon Request

TRANSPORTATION: 1 2 3 A C E 7



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INTERIORS:



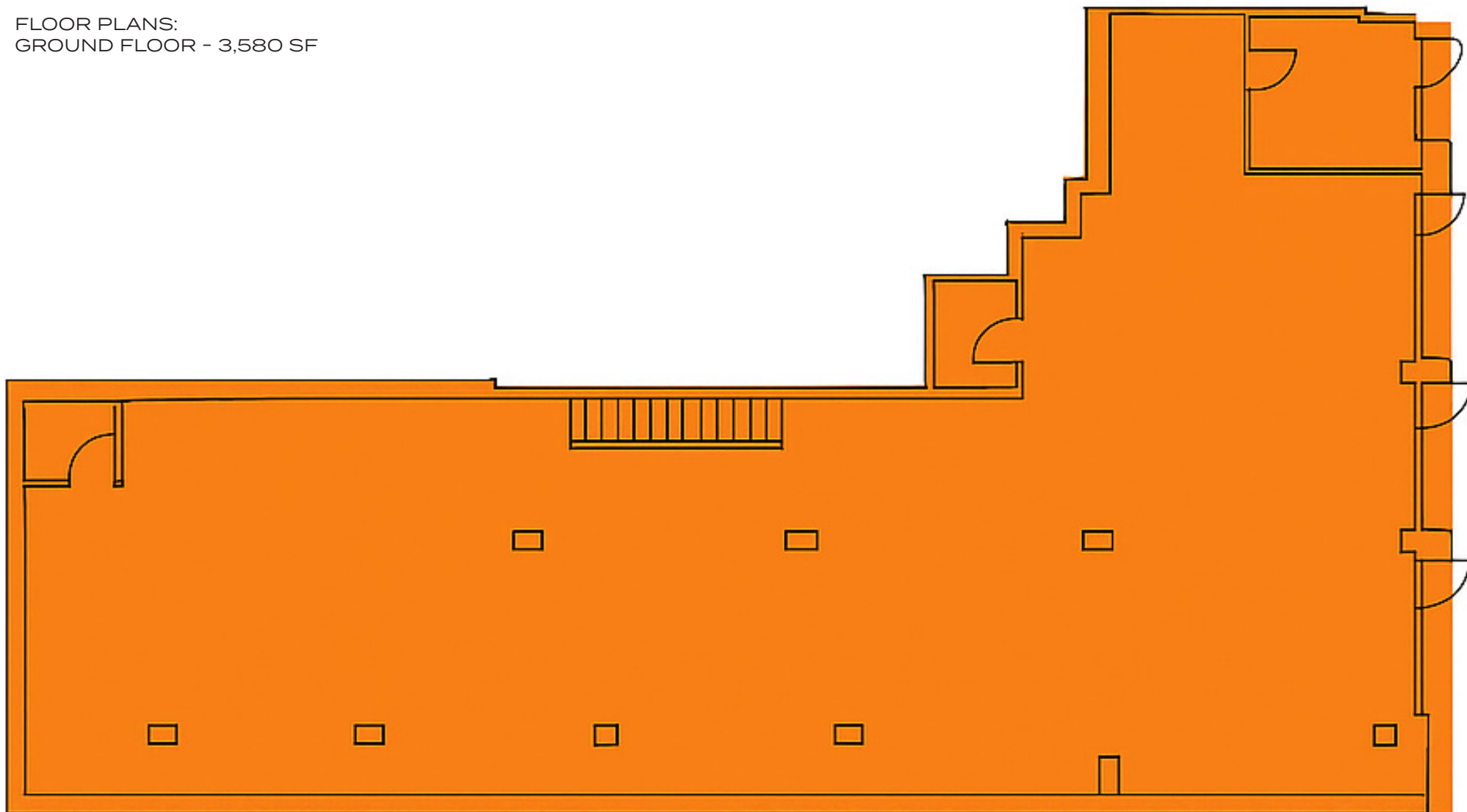
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FLOOR PLANS:

GROUND FLOOR - 3,580 SF

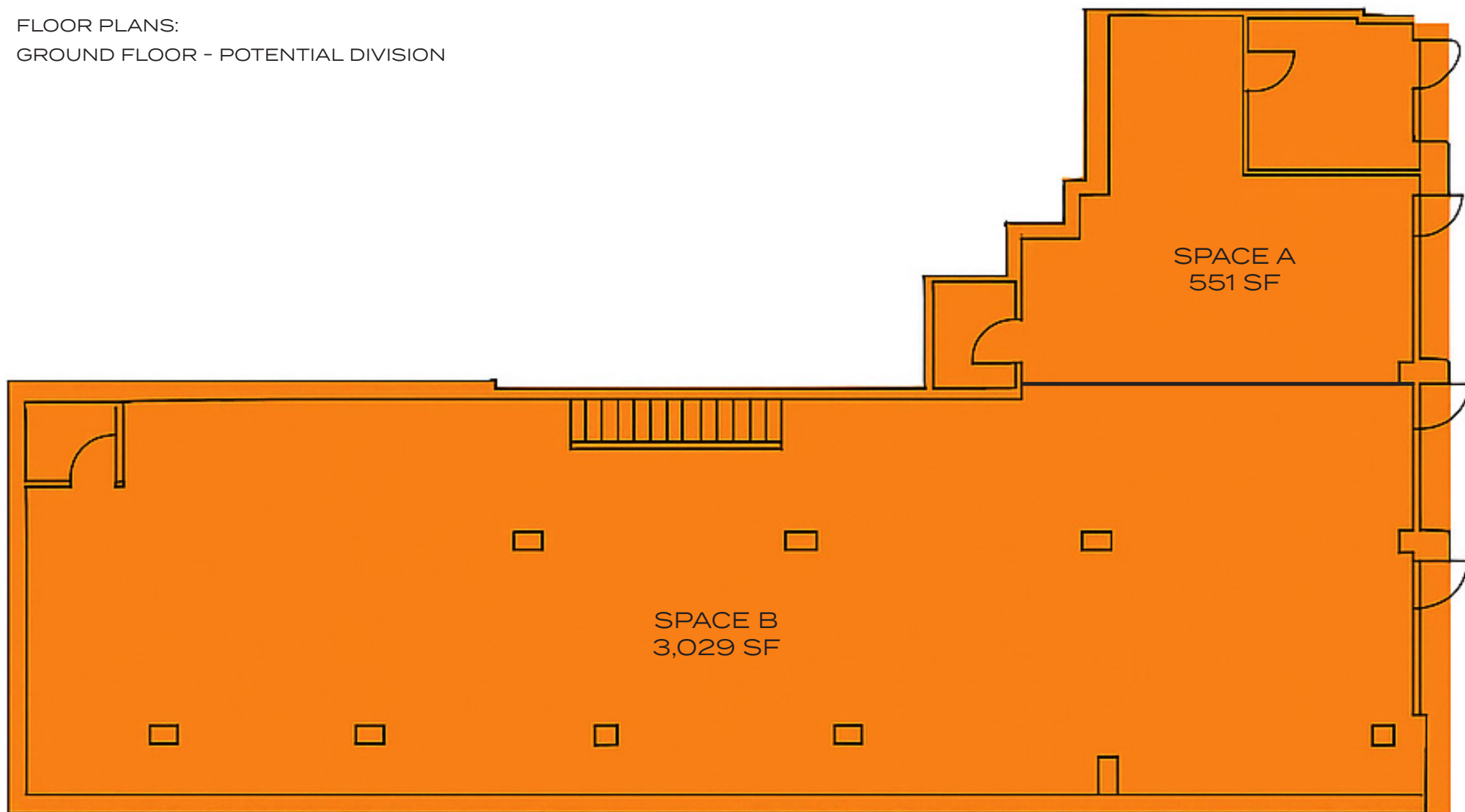


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FLOOR PLANS:

GROUND FLOOR - POTENTIAL DIVISION



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FOR MORE INFORMATION,
PLEASE CONTACT:

BEN NAMDAR

516.406.9176 | BNamdar@ksrny.com

ALBERT SALAMEH

646.944.0797 | ASalameh@ksrny.com

DAVID GREEN

516.320.0260 | DGreen@ksrny.com

