



716 Broadway

Retail Co-op

NoHo, NYC

**AVISON
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Executive Summary

Avison Young, as the exclusive agent, is pleased to offer for sale the retail co-op space at 716 Broadway, an exceptional retail opportunity in the bustling NoHo Historic District. The fully leased co-op is under a master lease which runs through 2079, and the commercial unit is leased to Foot Locker until 2029. The space spans 2,770 RSF on the ground floor, with a usable 2,121 RSF lower level. The 6-story property boasts 25 feet of frontage along Broadway, offering significant visibility and foot traffic in one of Manhattan's most desirable submarkets. The space underwent substantial renovations in 2009, ensuring an inviting environment for its tenants.

Prime NoHo Neighborhood

- Active retail corridor with heavy foot traffic
- Surrounded by a mix of retail, dining, and cultural establishments
- Nearby notable brands include Buffalo Exchange, T-Mobile, McDonald's, and 2nd Street NoHo Vintage Clothing
- Proximity to NYU adds a vibrant student and faculty population

Proximity to Transportation Allows for Seamless Connectivity

- Subway: Close to the 8th Street-NYU station serving the **R** and **W** lines, and the Astor Place station serving the **6** line, providing extensive access across Manhattan and other boroughs.
- Bus: Several MTA bus routes are available in the area, including the M5, M55, and M21, offering convenient transit options throughout the city

Asking price: \$5,750,000

Cap rate: 9.93%



Highlights



25 feet of frontage along Broadway



Significant renovations completed in 2009



Master Lease through 2079

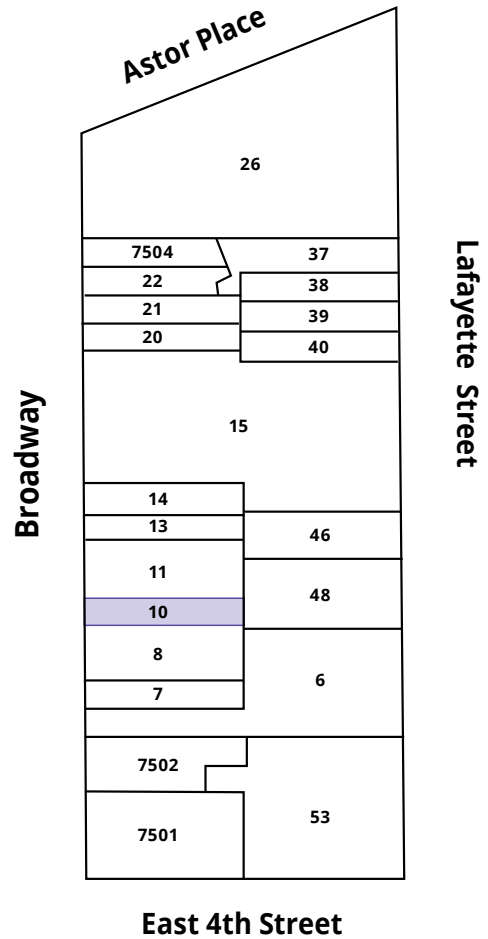


Fully occupied by Foot Locker through 2029



4,900 RSF retail co-op space across the ground and lower level

Block & Lot



Foot Locker

Property Details

Address	716 Broadway
Block & Lot	545 / 10
Building Dimensions	25' x 100'
Gross SF	4,900 Total Square Feet
Retail SF	2,779 + 2,121 SF LL
Total Units	1 Total Unit(s)
Retail Units	1 Retail
Zoning	M1-5 / R9A
Lot Dimensions	25' x 137.58'
Lot Size	3,440 SF
Tax Class	2C
RE Tax Assessment (24/25)	\$1,606,191
RE Taxes (24/25)	\$197,031
STAR/Co-Op Abatement	\$28,104
Actual Taxes	\$168,928



Ground Floor



Lower Level

For more information, please contact:

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