



1234 Broadway (between 31st & 32nd Street)

1234 Broadway, New York, NY 10001



Christine Park

Forest Park Properties Inc
401 Park Ave S, New York, NY 10016

(718) 772-2750

CP@ForestParkNY.com



1234 Broadway

(Between 31st & 32nd Street)

Prime NoMad Corner location at the Gateway to Koreatown

- Individual Counter Space with Window Display
- Excellent Storefront Visibility + Signage Opportunities
- Heavy Foot Traffic during the Day, Night, Weekends

A rare opportunity to grow your brand, meet customers in person, and establish a Manhattan retail presence without the cost of operating a full storefront.



Price:	Upon Request
Property Type:	Counter / Showcase Spaces
Property Subtype:	Retail
Apartment Style:	Mid Rise
Year Built:	1969
Walk Score ®:	90 (Exceptionally friendly)
Transit Score ®:	100 (Exceptionally friendly)

Tem: Negotiable

NEIGHBORHOOD & TRANSIT HIGHLIGHTS

B'way W. 32nd Street • Restaurants • Cafés • K-Beauty • Nightlife

NEARBY RETAIL
TESO Life • Ellicor Manhattan • H Mart • THE FACE SHOP • K-Pop & Specialty Shops

HERALD SQUARE SHOPPING
Macy's • H&M • Urban Outfitters • Target • Primark

MAJOR DESTINATIONS
Empire State Building • Madison Square Garden • Penn Station • Herald Square

TRANSPORTATION
B • D • F • M • N • Q • R • 6 • NJ Transit • PATH

STRONG CUSTOMER TRAFFIC
Shoppers • Tourists • Office Workers • Commuters • Students • Dining & Nightlife Traffic

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Counter A

Space Available	Front Counter (Right or Left Side)
Rental Rate	Upon Request
Date Available	Immediate
Size	2.5 Counters
Space Type	Sublet
Space Use	Retail
Lease Term	Negotiable



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Counter B

Space Available	Middle Counter (Right or Left Side)
Rental Rate	Upon Request
Date Available	Immediate
Size	2 or 3 Counters
Built Out As	Standard Retail
Space Type	Sublet
Space Use	Retail
Lease Term	Negotiable

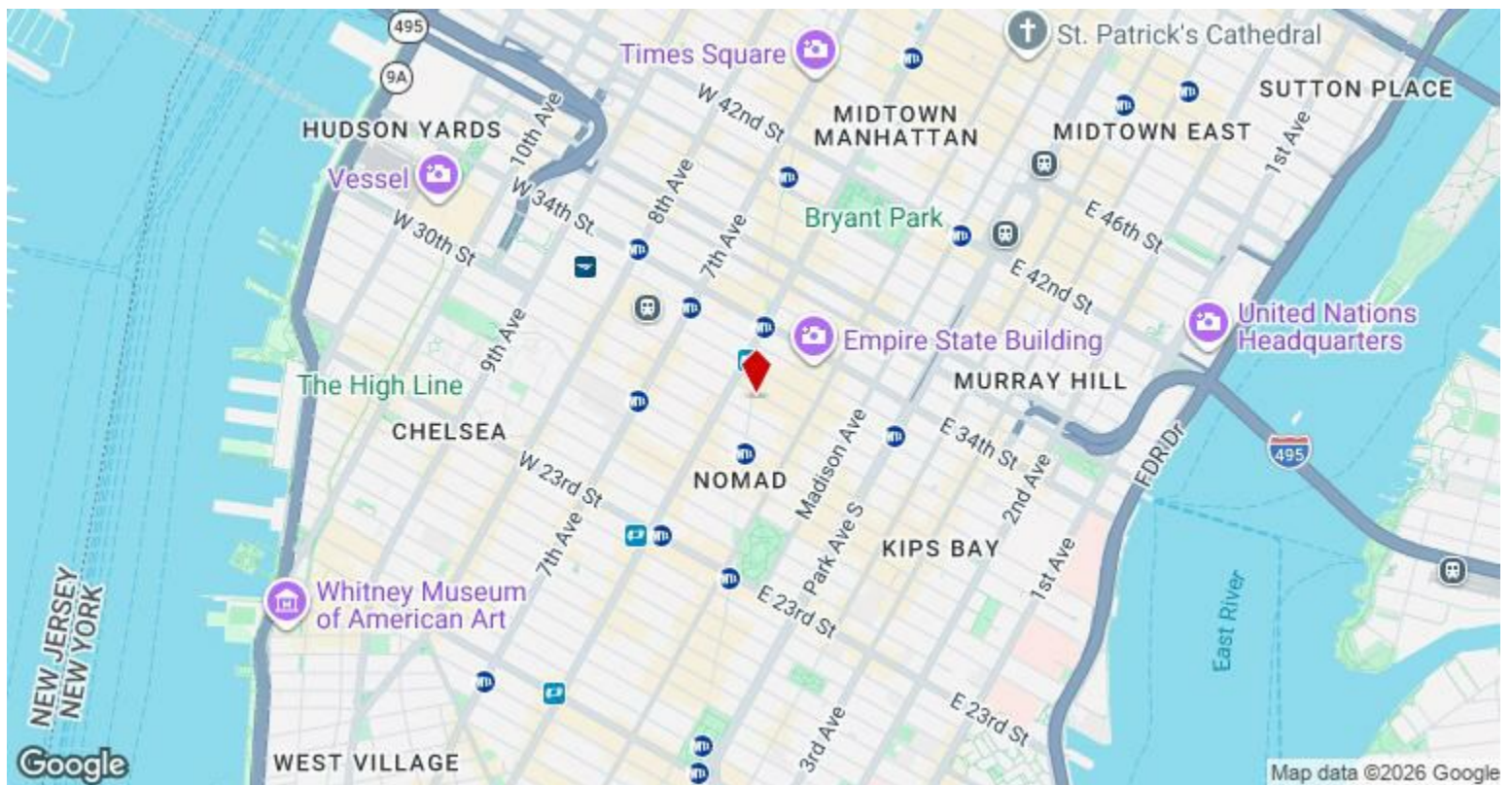


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Counter C

Space Available	Back Counter (Right or L side)
Rental Rate	Upon Request
Date Available	Immediate
Size nbsp;nbsp;	1-3 counters
Built Out As	Standard Retail
Space Type	Sublet
Space Use	Retail
Lease Term	Negotiable





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****Prime NoMad Corner Location with Strong Foot Traffic****

Located very close to Koreatown, Penn Station, Herald Square, Macy's, and the Empire State Building, this location attracts a steady mix of residents, office workers, shoppers, commuters, students, and tourists.

Enjoy strong day, evening, and weekend foot traffic, plus easy access to multiple subway lines and NJ Transit.

Perfect for independent retailers, emerging brands, online sellers, artisans, and entrepreneurs looking to grow their business in Manhattan without the high cost of leasing an entire storefront.