

670

AVENUE OF THE AMERICAS

Chelsea
MANHATTAN

mona

PRIME CORNER IN THE HEART OF LADIES' MILE

670
AVENUE OF THE
AMERICAS

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OVERVIEW

670 AVENUE OF THE AMERICAS

GROUND FLOOR

2,960 SF

SECOND FLOOR

2,960 SF

LOWER LEVEL

Additional SF available

CEILING HEIGHT

Ground Floor: 10' 6"

Second Floor: 8' 6"

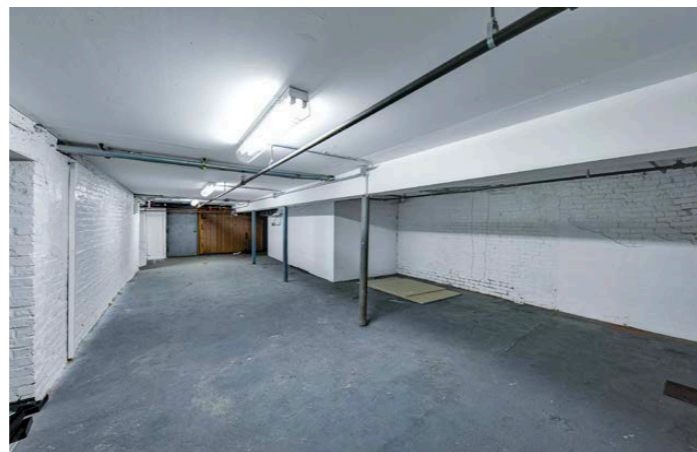
FRONTAGE

40' on Avenue of the Americas

74' on West 21st Street

POSSESSION

Immediate



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FLOOR PLANS

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GROUND FLOOR

2,960 SF

SECOND FLOOR

2,960 SF

LOWER LEVEL

Additional SF available

CEILING HEIGHT

Ground Floor: 10' 6"

Second Floor: 8' 6"

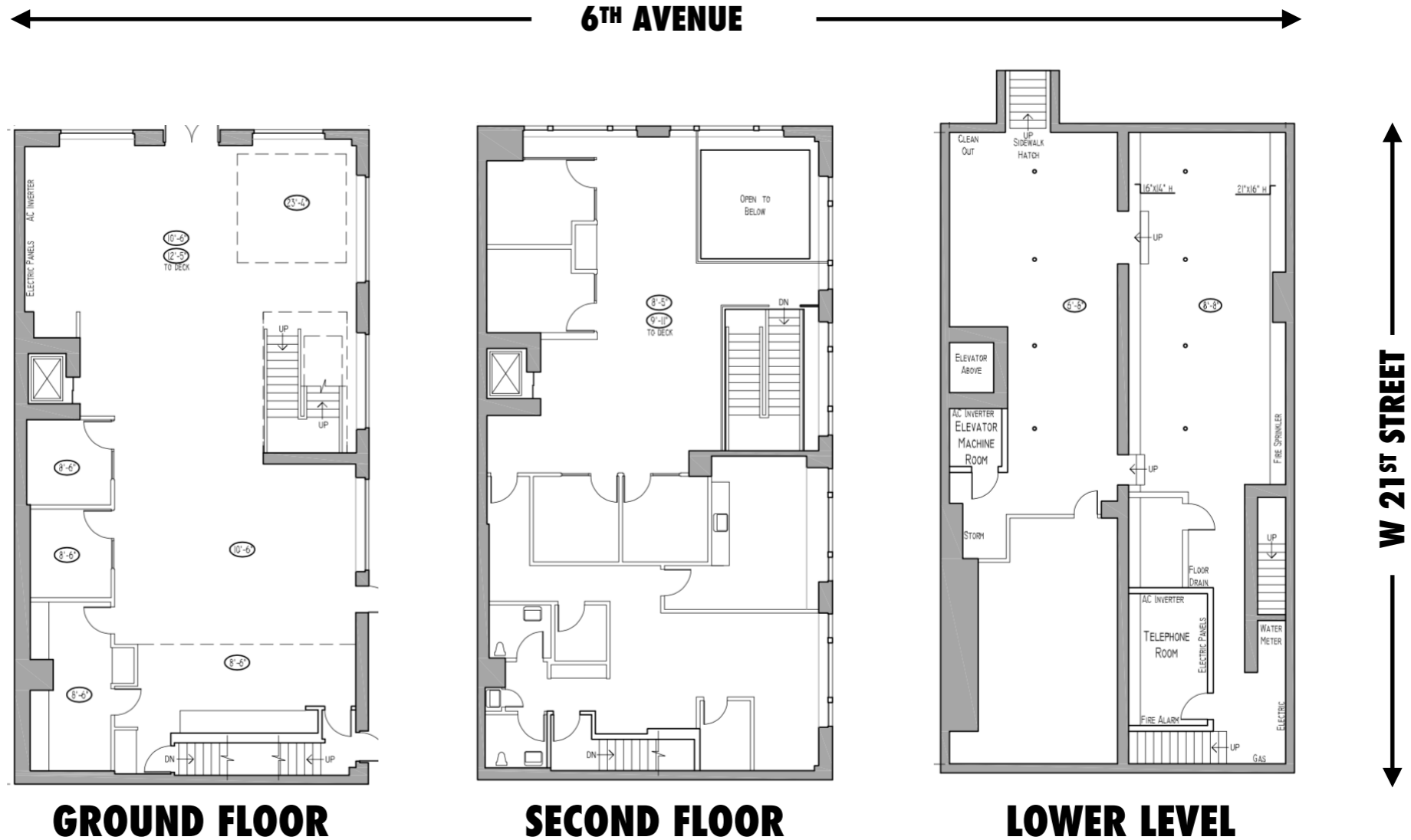
FRONTAGE

40' on Avenue of the Americas

74' on West 21st Street

POSSESSION

Immediate



Not to scale. All dimensions and conditions are approximate and for information only.

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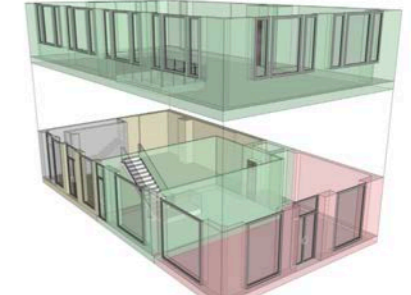
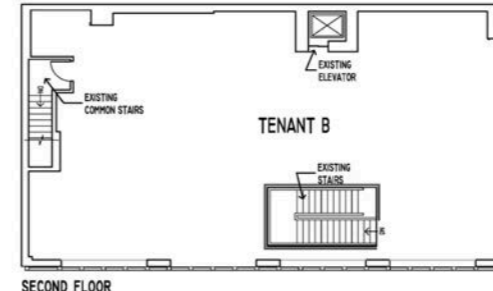
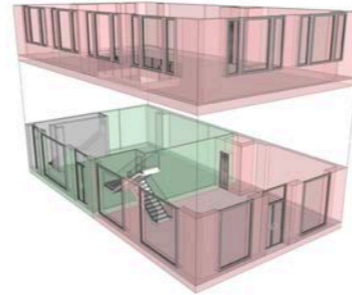
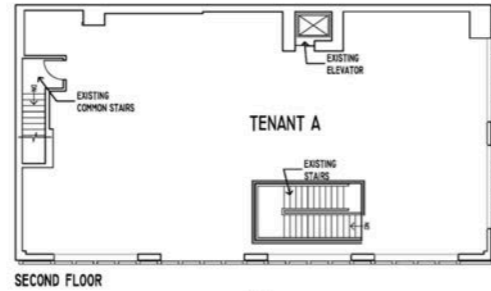


DIVISION SCENARIOS

670 AVENUE OF THE AMERICAS

Option 1

Tenant A: 4,197 SF Total
 1,336 SF Ground Floor
 2,861 SF Second Floor
 Tenant B: 1,620 Ground Floor



SECOND FLOOR

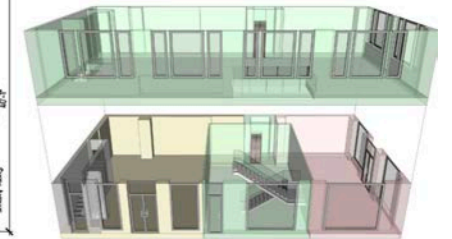
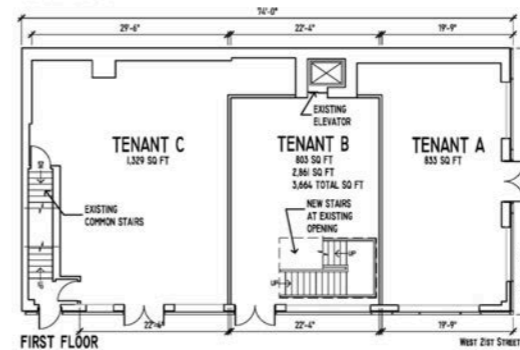
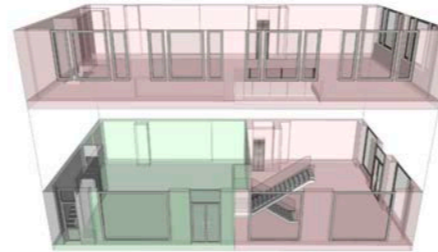
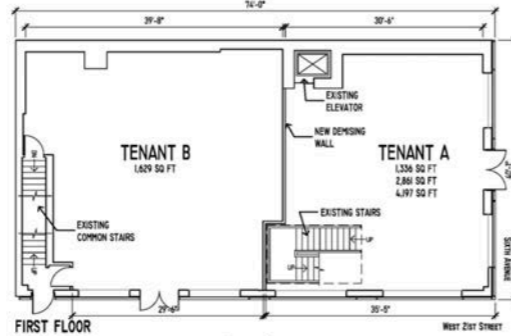
View from Sixth Avenue

SECOND FLOOR

View from Sixth Avenue

Option 2:

Tenant A: 1,121 SF Ground Floor
 Tenant B: 4,705 SF Total
 1,844 SF Ground Floor
 2,861 SF Second Floor



FIRST FLOOR

Option 1

View from West 21 Street

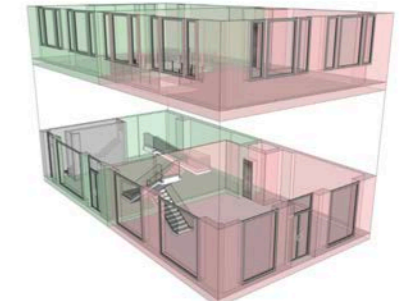
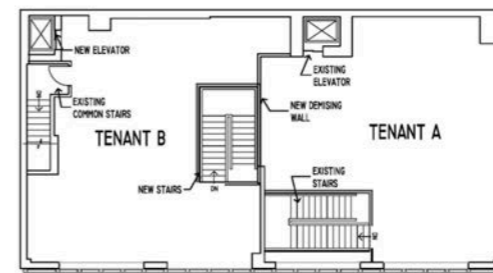
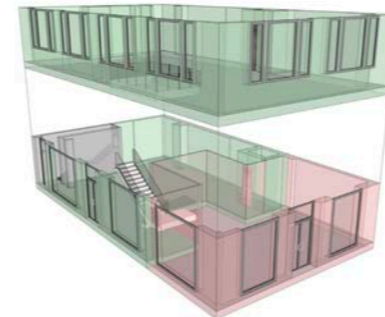
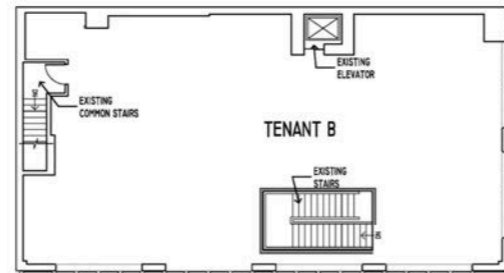
FIRST FLOOR

Option 3

View from West 21 Street

Option 3:

Tenant A: 833 SF Ground Floor
 Tenant B: 3,664 SF Total
 833 SF Ground Floor
 2,861 SF Second Floor
 Tenant C: 1,329 SF Ground Floor



SECOND FLOOR

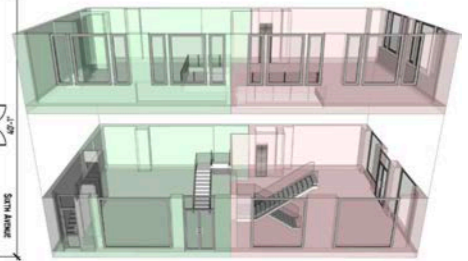
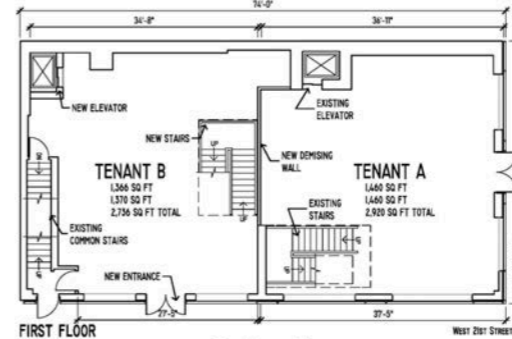
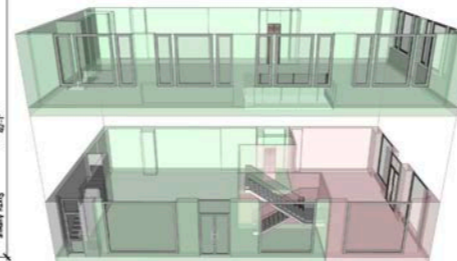
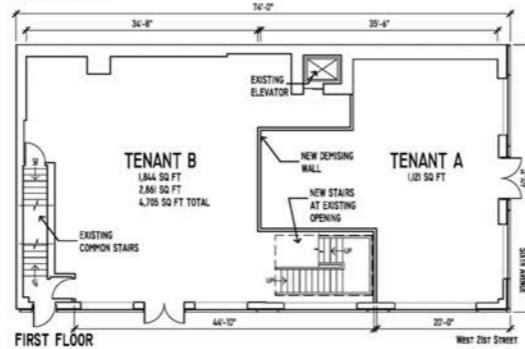
View from Sixth Avenue

SECOND FLOOR

View from Sixth Avenue

Option 4:

Tenant A: 2,920 SF Total
 1,460 Ground Floor
 1,460 Second Floor
 Tenant B: 2,736 SF Total
 1,366 SF Ground Floor
 1,370 SF Second Floor



FIRST FLOOR

Option 2

View from West 21 Street

FIRST FLOOR

Option 4

View from West 21 Street

HIGHLIGHTS

670 AVENUE OF THE AMERICAS

Formerly Bank of America.

Ground Floor and Second Floor accessible via an internal staircase and elevator.

Substantial storage space in the Lower Level.

Opportunity for multiple blade signs.

High visibility and foot traffic.

Unique opportunity one of the busiest retail corridors in Manhattan.

Co-tenancy includes Trader Joe's, Michael's, Bed Bath & Beyond, Chipotle, McDonald's, Chick-Fil-A, Starbucks, and Home Depot.

In close proximity to several of New York's most iconic landmarks, including The Flatiron Building, Madison Square Park, Gramercy Park, and Union Square.



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MAP

NEARBY PUBLIC
TRANSIT

N Q R W 1 F M
THE PATH TRAIN

SELECT NEARBY
RETAIL TENANTS

- Trader Joe's**
- Staples**
- Michael's**
- Chipotle**
- TD Bank**
- Pret a Manger**
- McDonald's**
- Chick-fil-A**
- Dos Toros**
- Life Time Fitness**
- Burlington Coat Factory**
- TJ Maxx**
- Marshall's**
- Harmon Face Values**
- Old Navy**
- Bed, Bath, & Beyond**
- The Home Depot**



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