WEST HARLEM

# 3500 BROADWAY





## SPACE **DETAILS**

### LOCATION

Northeast corner of Broadway and West 143rd Street

#### **APPROXIMATE SIZE**

Ground Floor	1,500 SF
Basement	1,500 SF
Total	3,000 SF

#### POSSESSION

Immediate

#### TERM

Long term

### FRONTAGE

25 FT on Broadway

40 FT on West 143rd Street

#### **CEILING HEIGHT**

Ground Floor	15 FT
Basement	9 FT

#### SITE STATUS

Formerly Winhealth Pharmacy

#### **NEIGHBORS**

Dunkin', Solace, H&R Block, Texas Chicken Burgers, Matto Espresso, Chase Bank, Cohen's Fashion Optical, Rite Aid, McDonald's, Sprint, AT&T, Foot Locker, CityMD, Key Food and Cricket Wireless

#### COMMENTS

Corner retail space with split system AC and ADA compliant bathroom in place

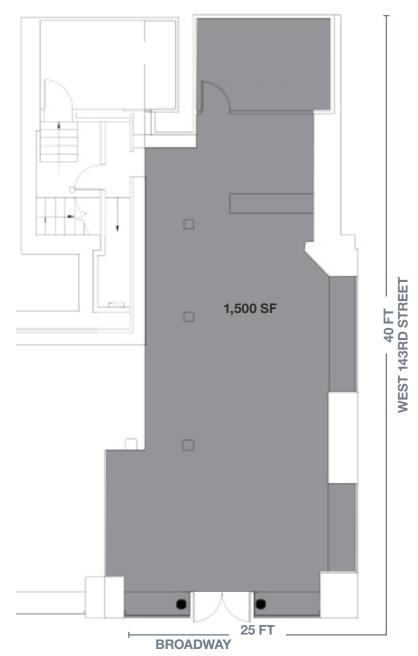
Potential for a sidewalk cafe

All uses considered

New glass storefront

One block from 145th Street subway servicing the **1** line with an annual ridership of 3,062,446

### **GROUND FLOOR**









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