

# SUPERB SMALL SPACE OPPORTUNITY

WITH DIRECT LOBBY ACCESS

**1675** BROADWAY

BROADWAY BETWEEN WEST 52ND & 53RD STREETS

Rudin Management  
Company, Inc.



# SPACE SPECS

GROUND	560 SF
BASEMENT	730 SF
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TOTAL	1,290 SF

POSSESSION	IMMEDIATE
LEASE TYPE	DIRECT
ASKING RENT	UPON REQUEST

- ALL NON-COOKING USES CONSIDERED
- DIRECT ACCESS TO OFFICE TOWER LOBBY
- LOCATED AT THE BASE OF A 761,092 SF 35-STORY OFFICE TOWER ANCHORED BY PUBLICIS WORLDWIDE AND ARENT FOX LLP
- BRAND NEW FULLY BUILT COFFEE INSTALLATION IN PLACE
- CLOSE PROXIMITY TO TIMES SQUARE, THE BROADWAY THEATER, THE ED SULLIVAN THEATER AND MULTIPLE HOTELS

## GROUND FLOOR EXISTING CONDITIONS



# KEY PLAN



WEST 55TH ST

APPLEJACK DINER  
RESIDENCE INN  
TD BANK HILTON GARDEN INN MARRIOT COURTYARD

SERAFINA  
DREAM MIDTOWN  
FLUTE MIDTOWN

WEST 55TH ST

THE RADIANCE TEA HOUSE & BOOKS THE BLAKELY NEW YORK  
THE LONDON NEW YORK THE ACCENTURE

WEST 54TH ST

DUANE READE AMERITANIA AT TIMES SQ. ED SULLIVAN THEATER  
TO BE FLE FLE

STARBUCKS  
DUNKIN' DONUTS  
PRET A MANGER SHAKE SHACK

WEST 54TH ST

CAFE METRO  
FAMOUS ORIGINAL RAY'S PIZZA HILTON

WEST 53RD ST

1675 BROADWAY BROADWAY THEATRE  
DOLLAR RENTA A CAR ANGELINA BAKERY

BANK OF AMERICA  
CHASE BANK  
ROSIE O'GRADY'S

B D E

WEST 53RD ST

SHERATON NEW YORK ROCHESTER BIG & TALL THE HALAL GUYS  
OCEAN PRIME

WEST 52ND ST

SANTANDER BANK GALLAGHER'S STEAKHOUSE DUANE READE HOTEL NOVOTEL  
CHIPOTLE MCDONALD'S

BROADWAY

THE MANHATTAN AT TIMES SQ.  
STARBUCKS

SEVENTH AVENUE

WEST 52ND ST

PRET A MANGER STARBUCKS MASTRO'S STEAKHOUSE  
CITIBANK LE BERNARDIN CHOP'T BBDO WORLDWIDE

WEST 51ST ST

DELOITTE PIMCO PRINCI  
GERSHWIN THEATRE EQUINOX TD BANK  
M & T BANK TOLOACHE

WINTER GARDEN THEATRE  
APPLEBEE'S

WEST 51ST ST

RUTH'S CHRIS STEAK HOUSE CAFE DUKE  
TGI FRIDAYS TAD'S STEAKS MELT SHOP THE LITTLE BEET

WEST 50TH ST

THE AVALON ANNE L. BERNSTEIN THETER DUANE READE THE BRILL BUILDING  
AMBASSADOR THEATRE CHICAGO THEATRE CVS

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CAROLINE'S  
MORGAN STANLEY  
BEST BUY MOBILE

WEST 50TH ST

GODIVA'S CHOCOLATIER BARCLAYS  
CHARLES TYRWHITT HALE & HEARTY

WEST 49TH ST

WEST 49TH ST

# AREA RETAILERS

ANGELINA BAKERY

SHAKE SHACK

BANK OF AMERICA

DUANE READE

STARBUCKS

PRET A MANGER

EQUINOX

BROADWAY THEATRE

ED SULLIVAN THEATER

PRINCI

THE MANHATTAN AT TIMES SQUARE HOTEL

MARRIOT COURTYARD TIMES SQUARE



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