

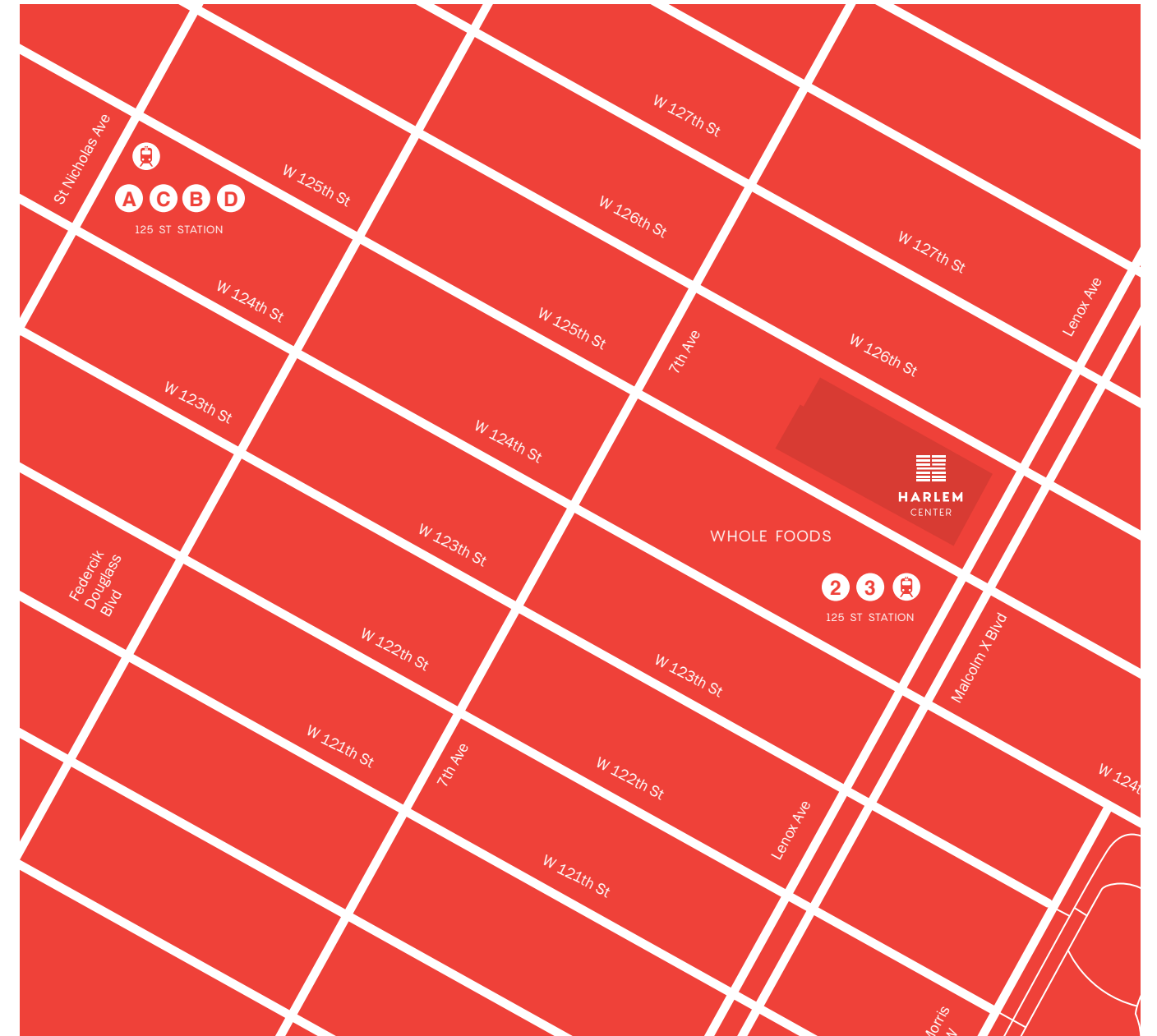
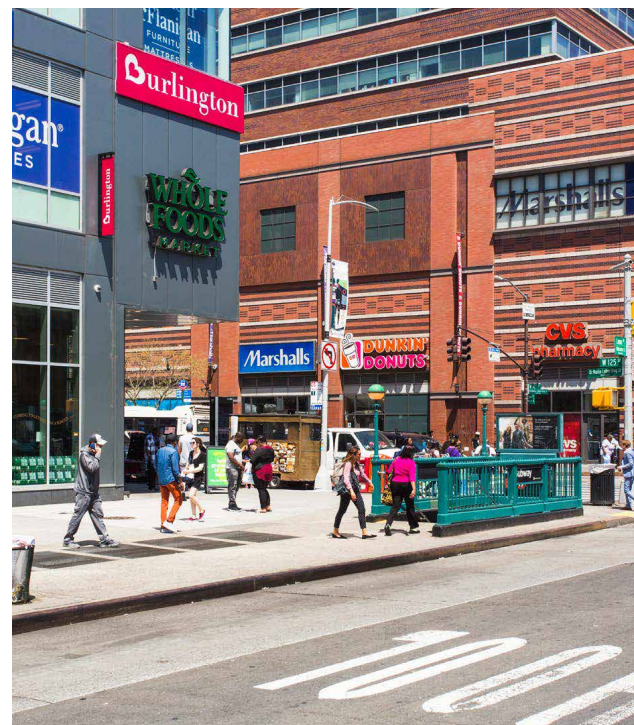
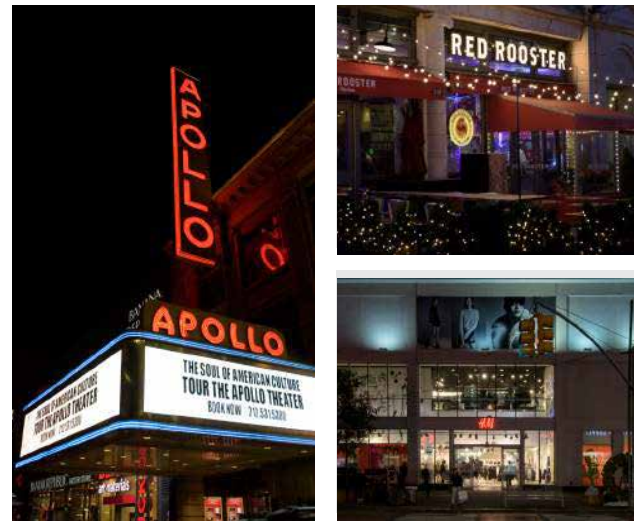
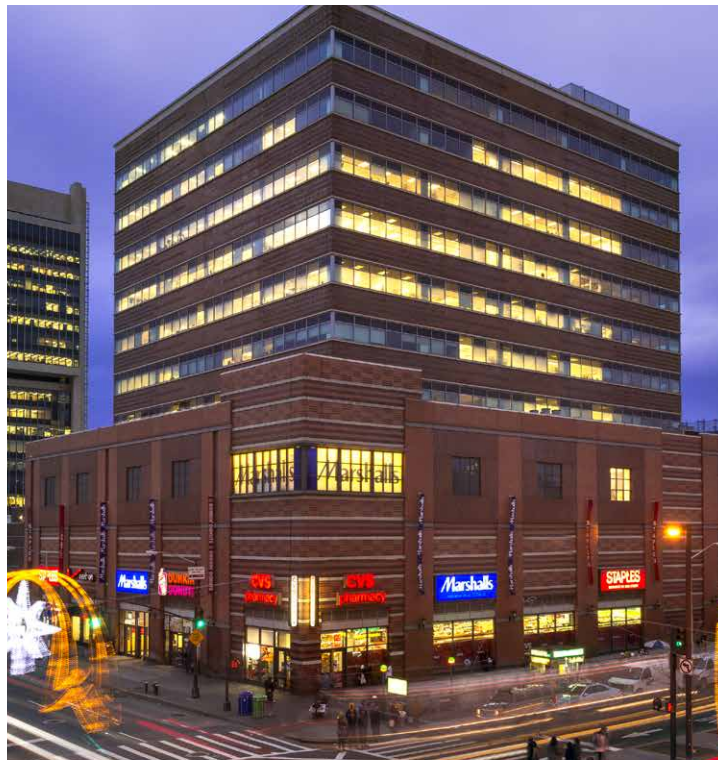
HARLEM
CENTER



HARLEM CENTER

Harlem Center is a 126,000 square foot urban retail complex located at “Main and Main” on the corner of 125th Street and Lenox Avenue in Harlem, New York, directly across 125th Street from the new Whole Foods. The property is comprised of two separate buildings, with a

mix of national retailers including H&M, Marshalls, Staples and CVS. Harlem Center’s central location draws shoppers from within Harlem as well as other parts of Manhattan and the outer boroughs.



NEIGHBORHOOD

Harlem Center is located in South Harlem at the 50 yard line of 125th Street, Harlem’s main retail thoroughfare. The neighborhood boasts a culturally diverse and dynamic demographic with a total population of approximately 350,000 people. Harlem’s history is intertwined with New York City, serving as its center of African American culture and home of jazz music. The surrounding area is one of the driving forces behind Harlem’s recent renaissance and is home to a unique variety of theaters, shops, businesses, nightlife, dining and the arts.

- Positioned on 125th Street and Lenox Avenue, the most prominent corner in Harlem, and directly across from the new Whole Foods
- 56,000 residents and 24,000 daytime workers within 0.5 miles
- Highly productive retail co-tenancy that sits below a 150,000 square feet office tower

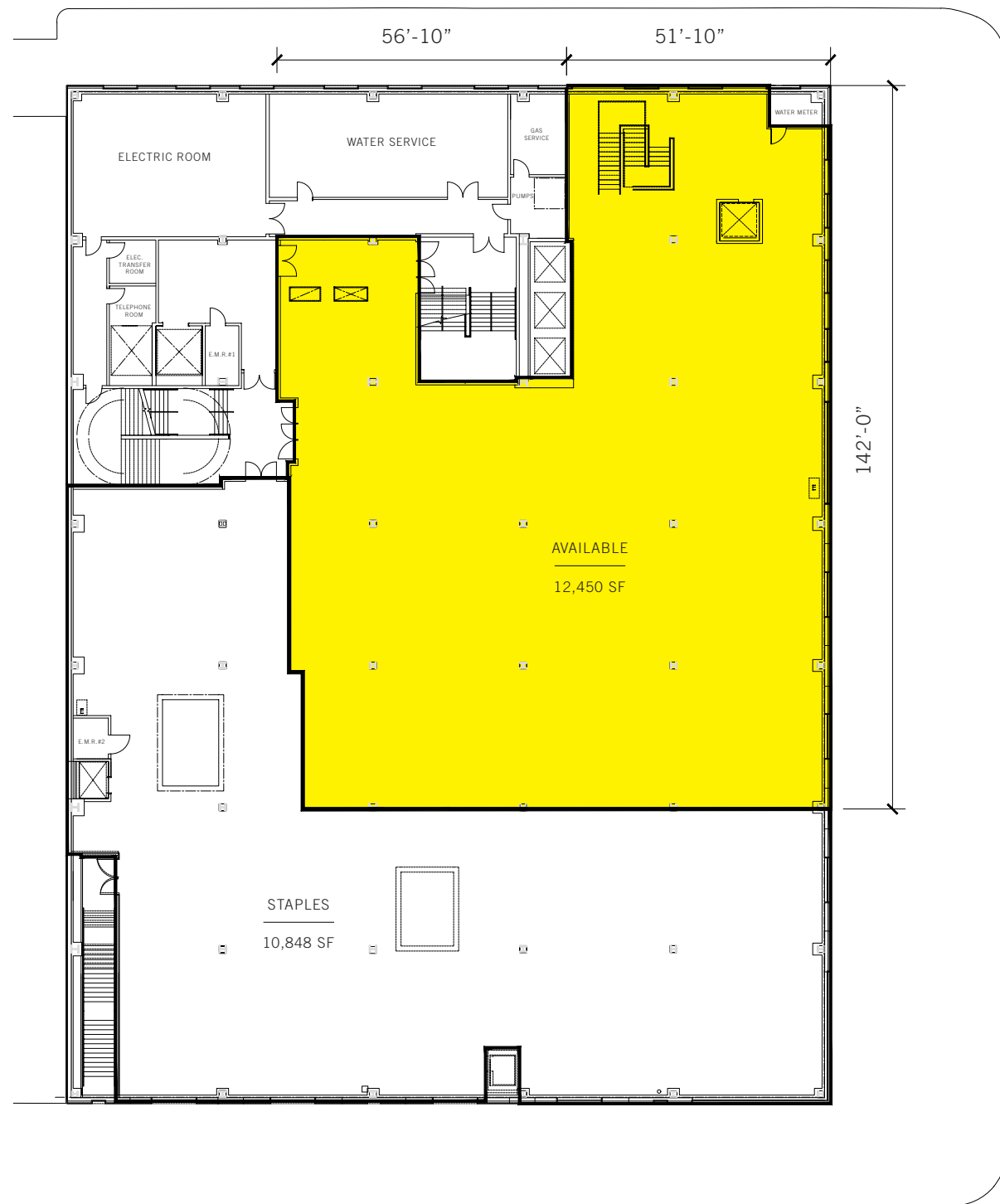
TRANSPORTATION

Harlem Center is adjacent to the subway station for the 2 and 3 trains, and is a short walk to the A, B, C and D lines. In addition, the Metro North 125th Street station is located at Park Avenue and 125th Street.

NEAREST TRAINS



126TH STREET



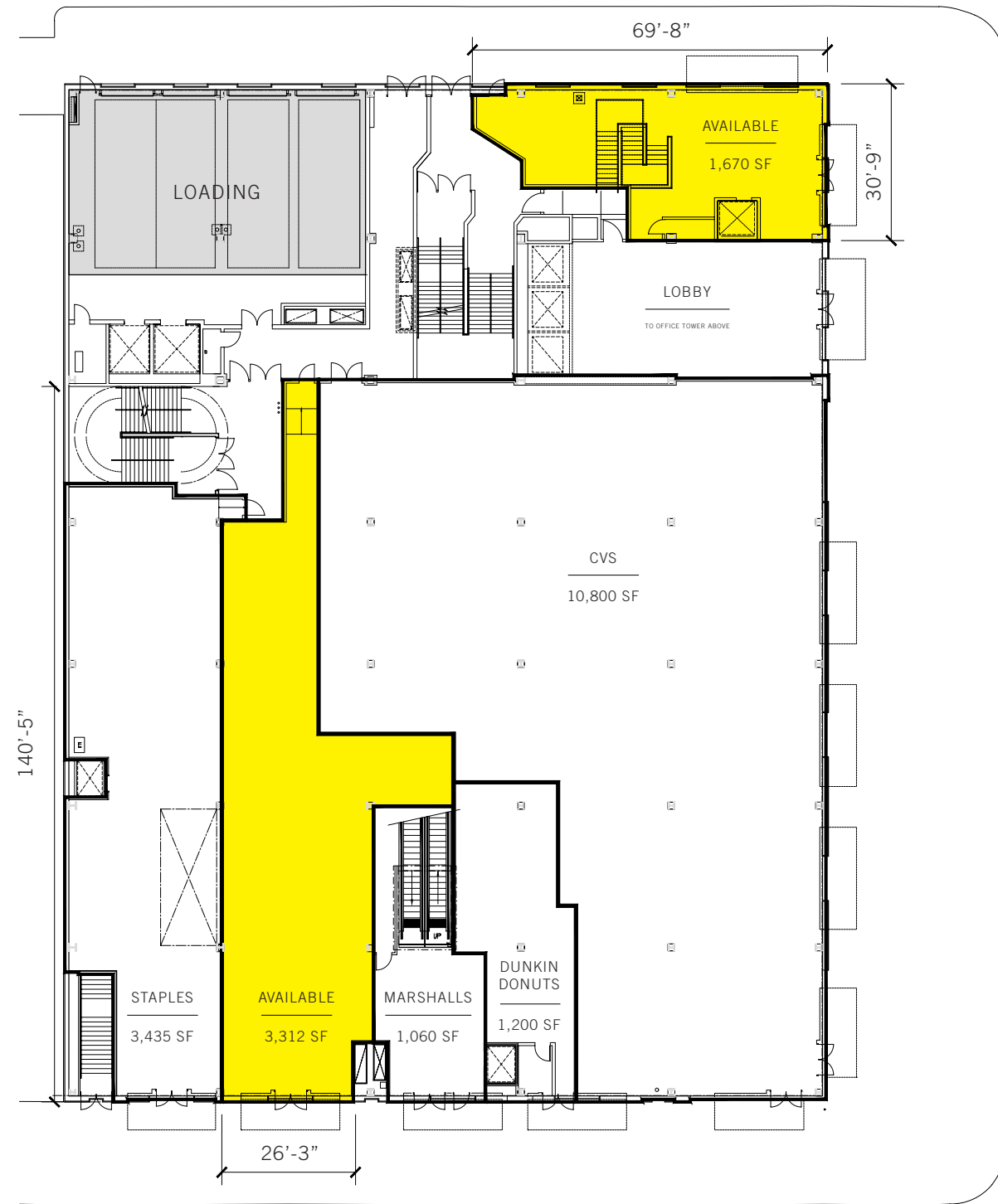
LENOX AVENUE

125TH STREET



NTS

126TH STREET



125TH STREET

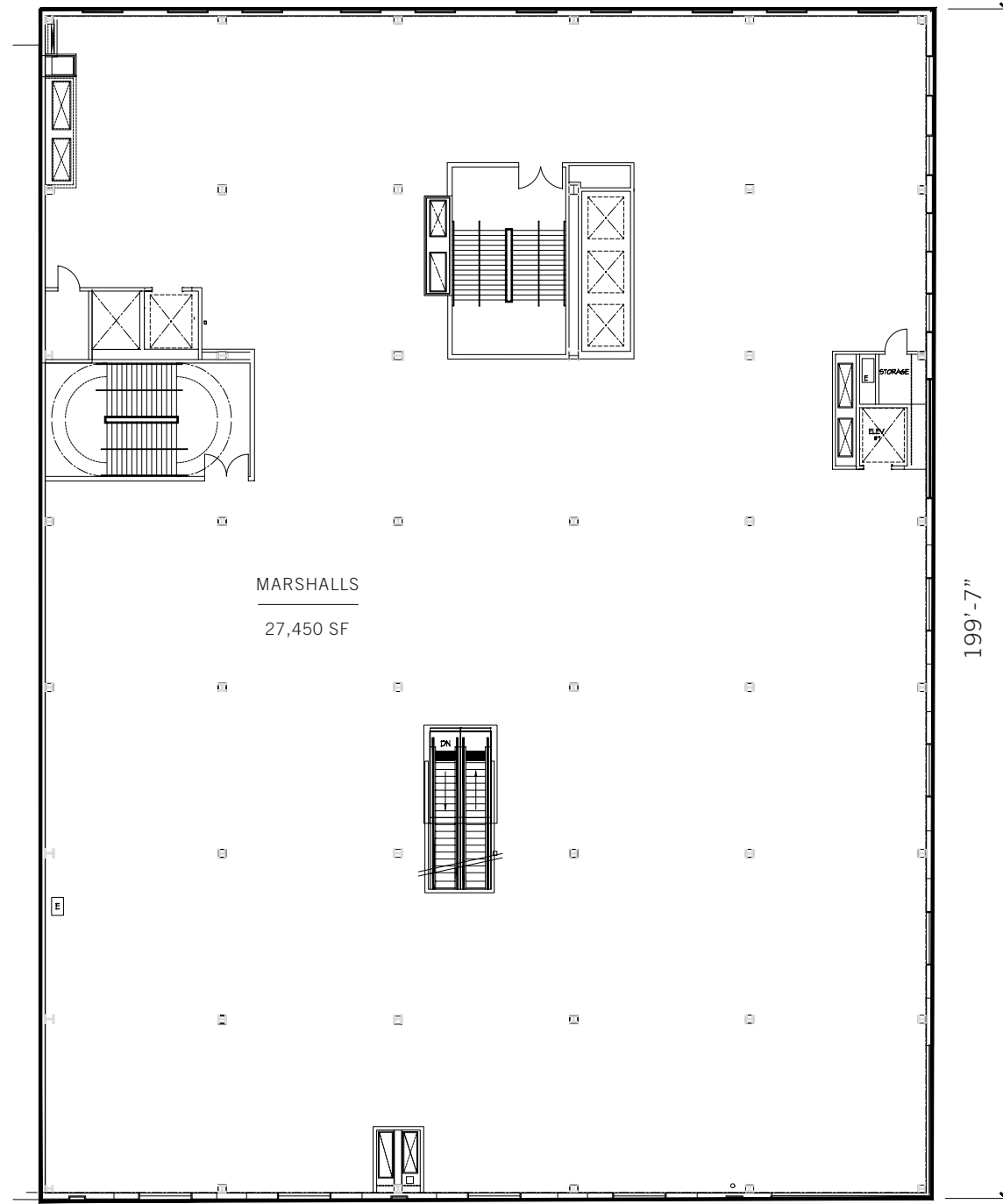
LENOX AVENUE



NTS

126TH STREET

149'-10"



199'-7"

LENOX AVENUE

MARSHALLS
27,450 SF

125TH STREET



NTS



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