



# 5 HANOVER SQUARE

ON PEARL STREET BETWEEN HANOVER & WILLIAM STREETS

PLEASE CONTACT OUR EXCLUSIVE BROKER:

**ROSS KAPLAN**  
(212) 850-5418  
RKAPLAN@NGKF.COM

## SIZE

Ground Floor: Approximately 3,550 SF  
Lower Level: Approximately 2,470 SF

## FRONTAGE

105 feet wraparound

## PROPOSED DIVISION - SPACE A SIZE

Ground Floor: Approximately 2,290 SF  
Lower Level: Approximately 2,470 SF

## FRONTAGE

50 feet on Hanover Street  
30 feet on Pearl Street

## PROPOSED DIVISION - SPACE B SIZE

Ground Floor: Approximately 1,260 SF

## FRONTAGE

25 feet on Beaver Street

## FEATURES

- Great corner location
- At the base of a 25-story, 338,000 SF office tower in the heart of downtown Manhattan
- Basement can be subdivided, to suit
- Steps from the 2 3 4 5 J Z subway lines, servicing more than 15,000,000 riders annually
- All uses considered



**Newmark Grubb  
Knight Frank**  
Retail



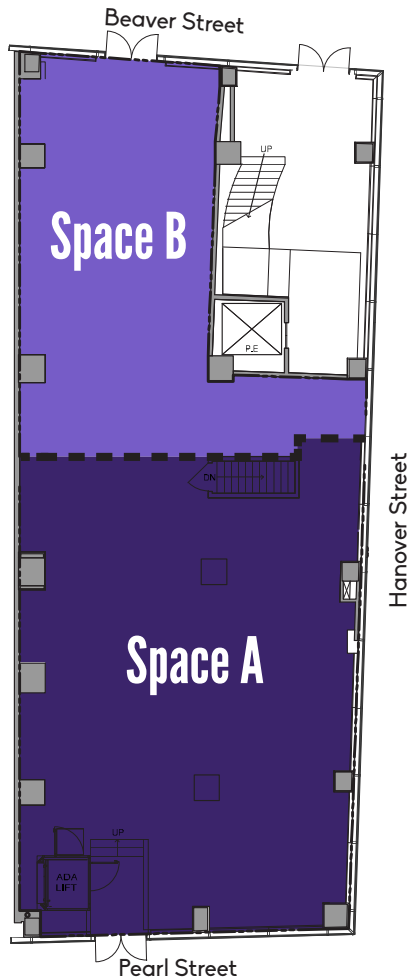
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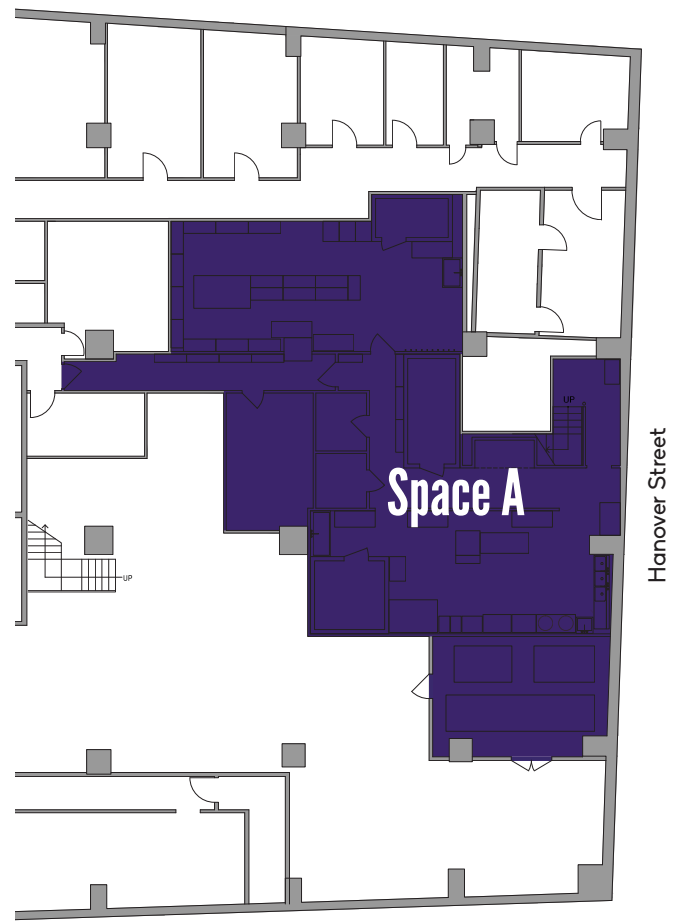
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## FLOOR PLANS - PROPOSED DIVISIONS

GROUND FLOOR



LOWER LEVEL



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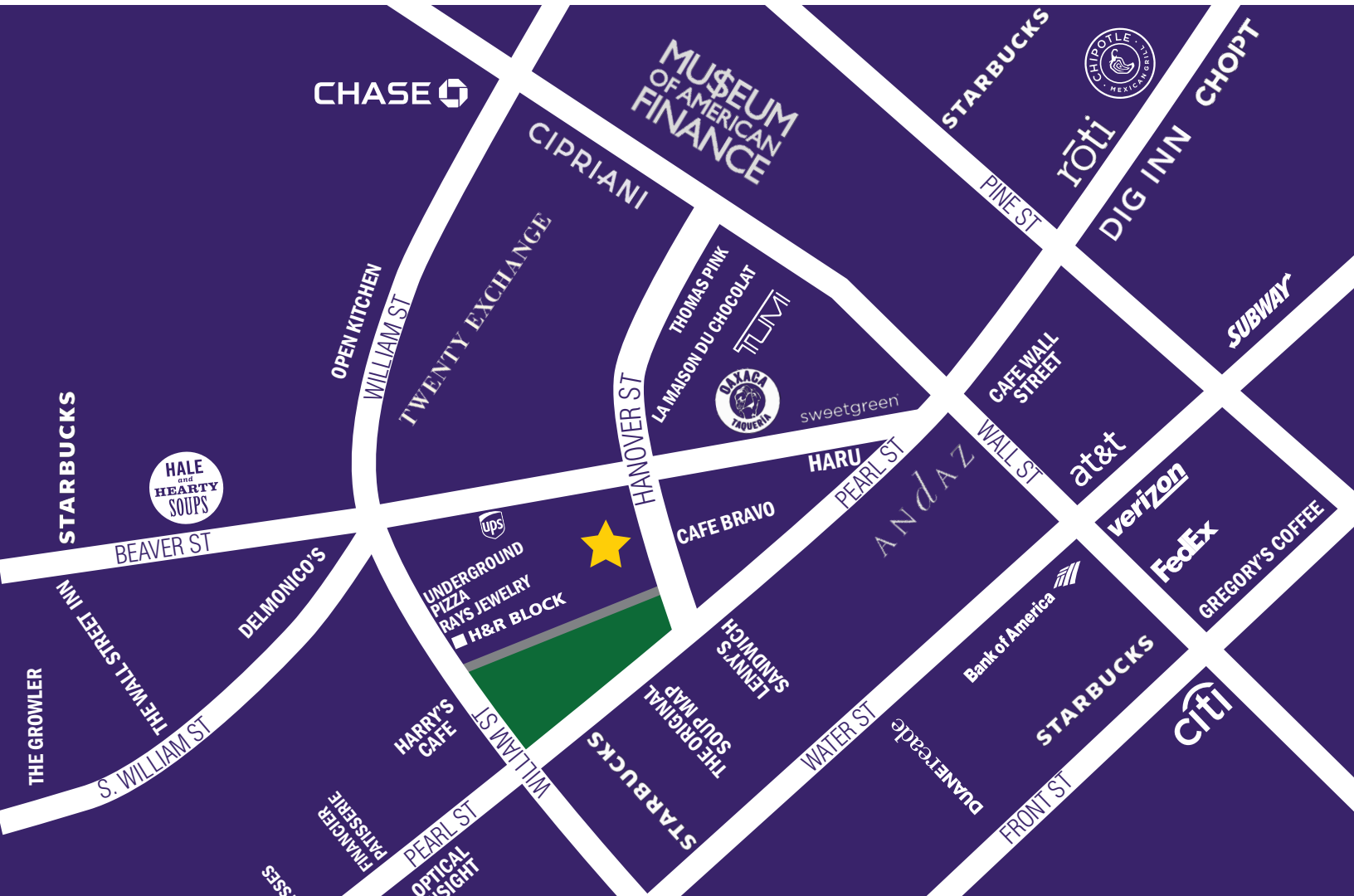
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## MARKET OVERVIEW MAP



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