### SEVENTH AVENUE

BETWEEN WEST 22ND & 23RD STREET | NEW YORK CITY





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3,780 sf

PRONTAGE

29 Feet
on Seventh Avenue

15 Feet

### **KEY COMMENTS**

- Heavy foot traffic from dense residential and office population
- Prime branding & visibility in the heart of Chelsea at 23rd Street & 7th Avenue
- Situated below a residential condo, amidst specialty shopping, dining & hotels
- Steps from transportation including:
   23rd Street Subway

### **NEIGHBORS**

TD Bank • Janovic • Starbucks • Whole Foods • Dunkin Donuts • Chase Bank • Spa Belles



WEEKDAY SUBWAY RIDERSHIP

15.451

1 23rd Street & Seventh Avenue

30,652

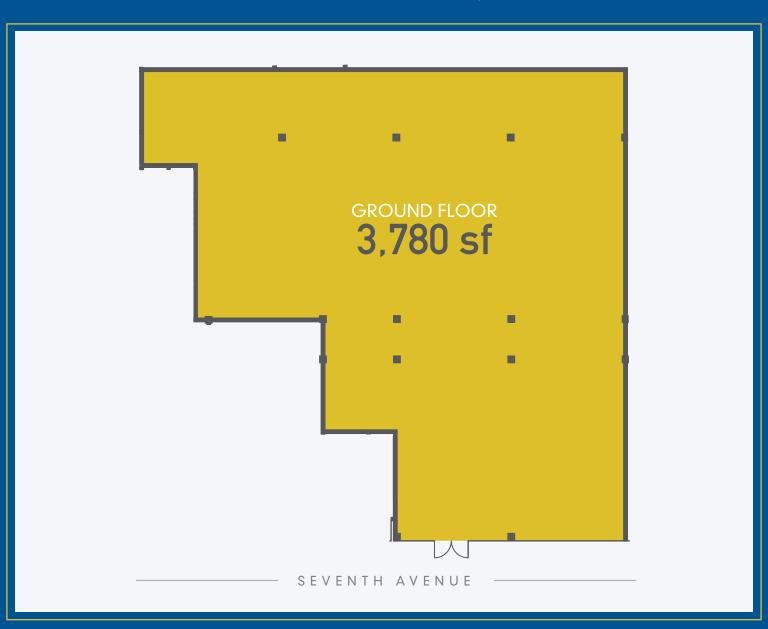
**F** M 23rd Street & Sixth Avenue

25,731

© E 23rd Street & Eighth Avenue

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### 217

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FASHION INSTITUTE OF TECHNOLOGY	Baskin Robins/Dunkin Donuts Wells Fargo	
Duane Reade	Chipotle Coffee Cake	
	WEST 26TH STREET	
Bean and Bean Coffee TD Bank	Argo Tea Capelli NY GNC Amalgamated Bank Sunac Fancy Food	
Blink Fitness Buy Buy Baby	Amalgamated Bank Sunac Fancy Food Seven Grams Caffe	Fairway Supermarket
Seven Eleven	Cohen's Optical Rogue Restaurant	dhar is
Chelsea Fire Food Bank of America	Regus Two Brothers Pizza	Wyndha Garden Hotels
<b>GB</b>	Papyrus WEST 25TH STREET	701
Le Bon Nails and Spa	Variety Coffee David's Bridal	CVS New York Dog Spa and Hotell
Pet Shop WHOLE FOODS MARKET Brooklyn Bagel	Chelsea Gourmet Deli	Verizon Wireless
Rite Aid	Chelsea Gourmet Deli  Bella Napoli Rest. + Pizza  Bella Napoli Rest. + Pizza  Chase Bank  T-Mobile	Starbucks Randon in oo no oo no oo oo oo oo oo oo oo oo oo
	WEST 24TH STREET	
CVS	Fed Ex/ Kinkos  Barcade  By H  Starbucks  Starbucks  Fed Ex/  By H  Starbucks  Fed Ex/  By H  Figure 1  Figure 1  Figure 2  Figure 2  Figure 2  Figure 2  Figure 3  Figure 4  Figure 3  Figure 4  Figure 3  Figure 4  Figure 3  Figure 4  Fi	shi shi
New York Sports Club  Wetro Boston  Wetro Bo	Starpncks  Dounts  Store UPS  Store UPS  Starpncks  Dounts  Store UPS  Starpncks  Dounts  Store UPS  Starpncks  Dounts  Store UPS  Starpncks  Dounts  Store UPS  Store UPS  Starpncks  Dounts  Store UPS  Store UPS  Starpncks  Store UPS  Store U	yueg aseup Duane Reade PC Richards Mattress Firm City MD Duggal Indikitch to be Yo Sushi
© E Subway Entrac	^	
	WEST ZSRD STREET	
Crumpcake Apple Savings Bank Apple Savings Bank H&R Block Area Community Bank H&R Block Area Community Bank Hotel Chelsea Doughunt Plane Comedy Club Comedy Club Chelsea Savoy Hotel Chiavenna Ristoranta Ristoranta Ristoranta Comedy Club Chiavenna Ristoranta Chiavenna Ristoranta Chiavenna Ristoranta Ristoranta Chiavenna Ristoranta Ristoranta Chiavenna Ristoranta	Suppose Suppos	Berst pan Park Nork Nork Nork Nork Nork Nork Nork No
The Piermont Champignon Café Momofuku Nishi Residence Studio Haircutters Pay-o-matic	Harmon	Les Carnes Ash
Milk Bar Chelsea Cobblers	Il Bastardo Michael's	Starbucks 4
Subway 7 Eleven	Bocca di Bacoo SEVENTH AVENUE	Gamestop Zr lee le b
Organic Avenue	Kove Bros. Hardware Sherwin Williams TRADER JOE'S  WEST 21ST STREET	McDonald's Starbucks Gamestop Chipotle RY Burger Cop SX SX SY STARBURG SX SY Markt  McDonald's SX SY
Vibe g = Kharian Deli		Bank of America at at Tajii tee
Salvation Army Thrift Store Creamline	VISUAL ARTS 54 db + 5 Shoppe Skintology 5	Bank of America Slate Artistic Title Amerhyst Artissan Antissan Artissan Ar
The Blue Store Cesar's Shoe Repair Intermezzo Bar Veloce  M-Thai CHELSEΔ Topo Suchi	Keratinbar Pret A Magner	
M-Thai CHELSEA Tono Sushi INTERNATIONAL HOTEL Le Zie Trattoria	Chelsea Specialty Pharmacy	Cumaldis Syde Baboo o de Baboo o
	WEST 20TH STREET	

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For more information, contact Exclusive Lease Agent:

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EXCLUSIVE LEASING AGENT:



A commission computed and earned in accordance with the rates and conditions of our agency agreement with our principal, when received from our principal, will be paid to the cooperating broker who consummates a lease which is unconditionally executed and delivered by and between lessor and lessee (a copy of the rates and conditions referred to above is available upon request). The depiction in the attached images of any person, entity, sign, logo or property (other than Cushman & Wakefield's client and the property offered by Cushman & Wakefield) is incidental only, and is not intended to connote any affiliation, connection, association, sponsorship or approval by or between that which is incidentally depicted by Cushman & Wakefield or its client.