



Ground Level: **2,500 SF** | Legal Selling Lower Level: **2,500 SF**
Frontage: **20'** | Ceilings: **16'** | Term: **Arranged**
Possession: **Immediate** | Asking: **\$25,000/Month, \$120/SF**

PRIME BROADWAY SOHO
AT **EXTREME COVID DISCOUNT** - \$120/SF

597 BROADWAY
Between Prince & West Houston Streets

NOTES:

- Turnkey retail at by far the lowest price on Broadway corridor
- All uses including food
- Perfect for a company needing combination of retail/showroom/office
- Perfect for experiential retail
- Short-term and pop-ups encouraged at discounted rates
- Will lease at cost to Non-Profit users
- Lower level legal for selling
- Soaring 16' ceilings
- Updated HVAC and electric
- ADA in place
- Formerly Billabong

NEIGHBORS:

- Prada
- The Museum of Ice Cream
- Boss
- REI
- Adidas
- Nike
- North Face
- H&M
- Lacoste (soon)
- Aritzia (soon)

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