

46

WALKER

Between Broadway
& Church

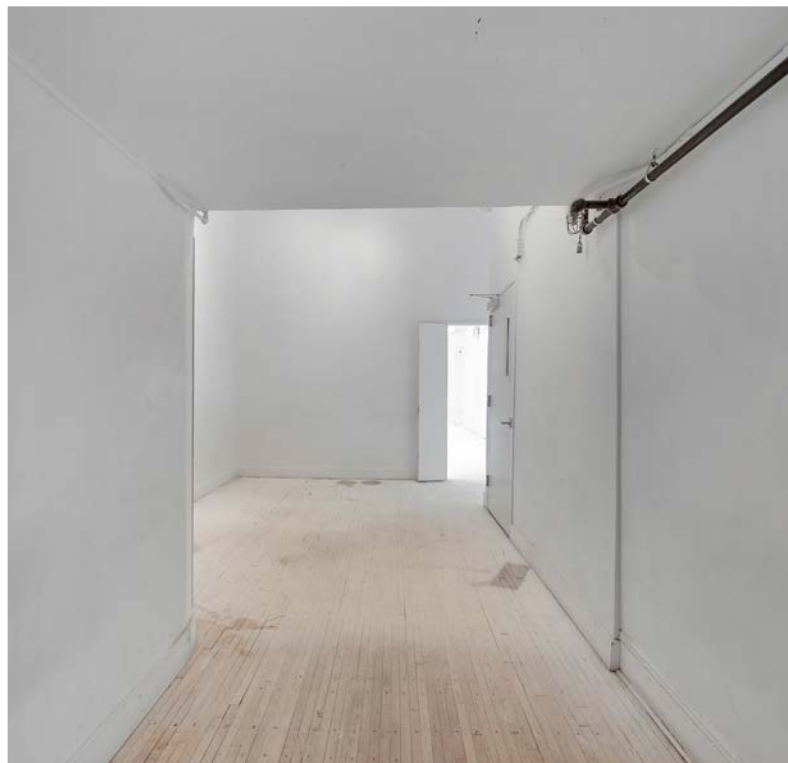
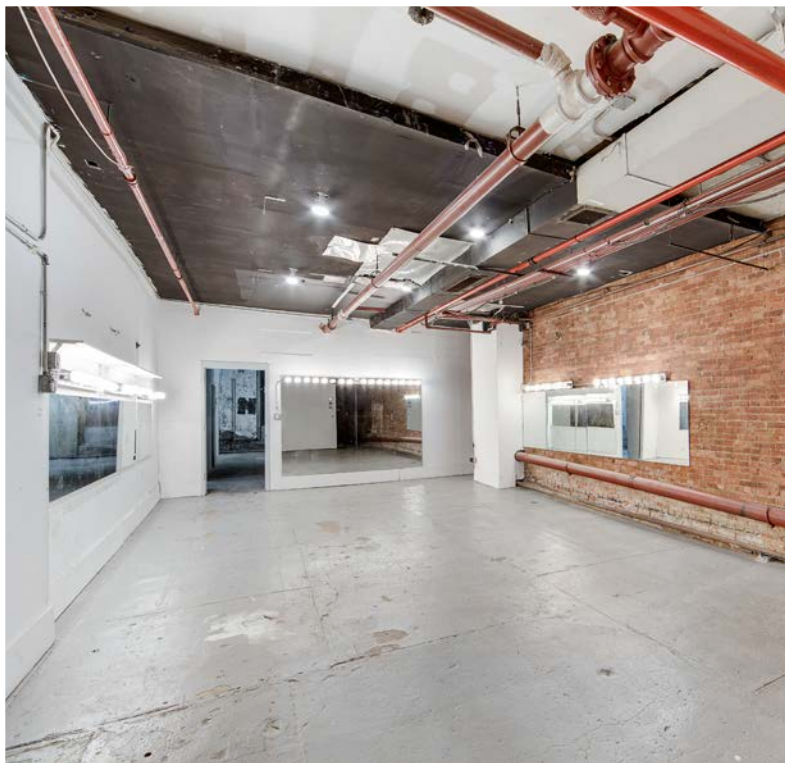
	Size	Ceiling Ht	Frontage:	14'
Ground Level:	2,400 SF Approx.	14' 6"	Term:	Negotiable
Lower Level:	2,400 SF Approx.	10' 10"	Possession:	Immediate
Mezzanine A:	200 SF Approx.	7' 3"	Asking Rent:	Please Inquire



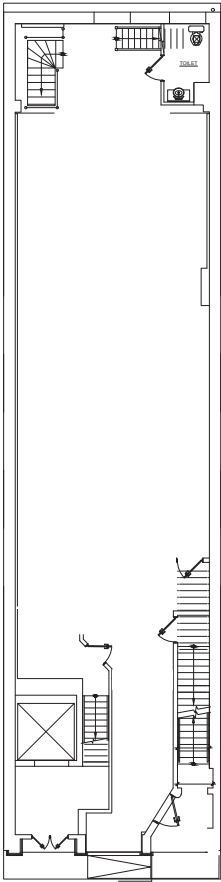
Notes:

- Perfectly situated on Tribeca's central gallery block
- Two mezzanine's in place, can be removed
- Large windows in the rear of the space
- Ideally located and scaled for art/design gallery
- Potential for one large column free space
- Freight elevator from residential entrance to basement
- Facade restoration permits filed
- ADA accessible front entrance
- Lower level office/storage with permitted occupancy of 50 people
- Landlord will restore the storefront, plans have been approved

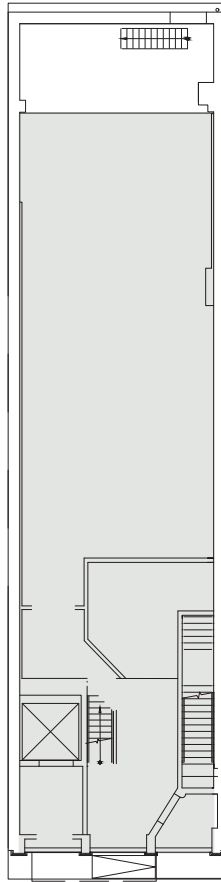
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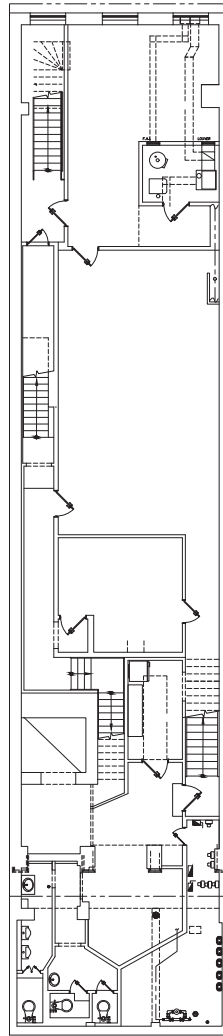
Ground Level



Mezzanines



Lower Level



Neighbors:

- Bortolami
- James Cohan
- Stillfried Design
- Chapter NY
- The Opening
- Yu Alexander
- David Lewis
- Mendes Wood DM
- Trans-LUXE Lighting
- Kaufmann Repetto
- David Zwirner
- Freight & Volume

Please
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