

# 483-485 Broome Street

Corner Retail Opportunity | SoHo, Manhattan



Asking Rent / Square Feet	\$40,000/mo (920sf at \$522/sf)
Ceiling Height	Approx. 14'11"
Configuration	Open-plan corner retail with dual entrances
Frontage	60' 6" on Broome X 15' 3" on Wooster



**Office:** 212-460-8888

**Cell:** 570-691-7365

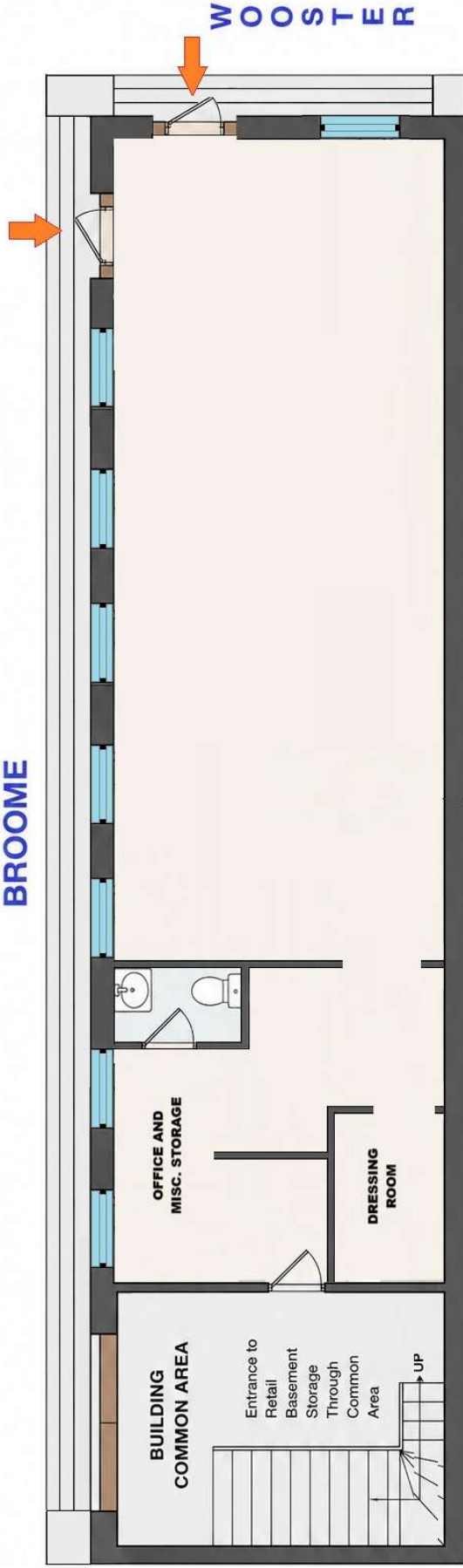
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Wyllie Real Estate is a licensed real estate broker in the State of New York.

All information furnished is believed to be accurate but tenants and their representatives must verify.

# Floorplan

**BROOME**



**LEGEND**

- Primary Entrances
- Windows
- Interior Walls
- Primary Entrances
- Storage / Mech.

**SCHEMATIC NOTES**

- Open plan retail / office space with multiple functions
- Dedicated employee bathroom
- Private customer dressing room
- Office / desk area for admin use
- Mechanical / storage closet
- Access to retail basement storage through building common area
- Dual street frontage with separate entrances

**DIMENSIONS**

- Broome St. Frontage: 60' 6"
- Wooster St. Frontage: 15' 3"
- Ceiling Height: 14' 11"



SCALE: 1/8" = 1'-0"

**Highlights:**

- Prominent corner exposure in prime SoHo
- Neighbors include Yohji Yamamoto, Cult Gaia, Gucci, Byredo, With Jean, The Great, and Selima Optique
- Long retail frontage with abundant natural light
- Separate entrances on both Broome and Wooster Streets
- Dedicated back-of-house support areas including office/storage and restroom + basement storage