THE WOOLWORTH

233
BROADWAY
THE WOOLWORTH BUILDING
TRIBECA, NYC

Corner of Broadway & Park Place

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MERIDIAN
RETAIL LEASING

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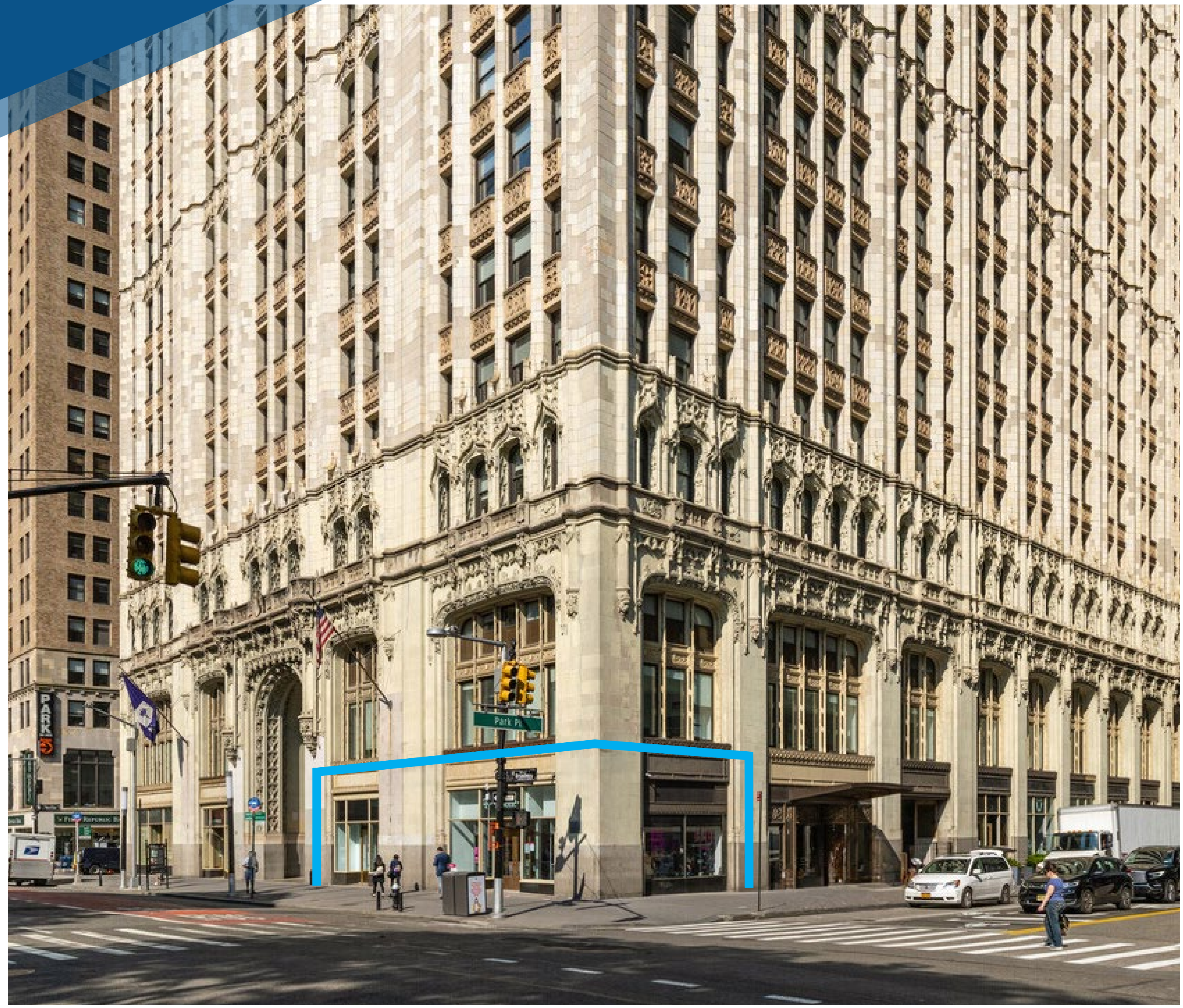
RETAIL FOR LEASE



PROPERTY INFORMATION

APPROXIMATE SIZE
Ground Floor: 1,275 SF

ASKING RENT
$235 PSF

POSSESSION
Immediate

TERM
10-20 Years

FRONTAGE
75 FT Wraparound

COMMENTS

A rare corner retail opportunity at the base of the iconic Woolworth Building—a landmark address in the center of Lower Manhattan's premier business, luxury residential, world-class retail and visitor activity

- Prominent corner presence with 75+ feet of wraparound Broadway frontage in the heart of Lower Manhattan
- Powerful Downtown Audience: 300,000+ daily workers, 64,000 residents, and 17 million annual visitors
- Located within a 90M+ SF office market with a rapidly growing base of luxury residential development

NEIGHBORS

Nobu • Printemps • Hermès· CUT by Woolfgang Puck • Four Seasons • Le District • Eataly Downtown • Manhatta • Brookfield Place • The Beekman Hotel • Equinox • Whole Foods

TRANSPORTATION

1 2 3 4 5 A C E R W

PATH

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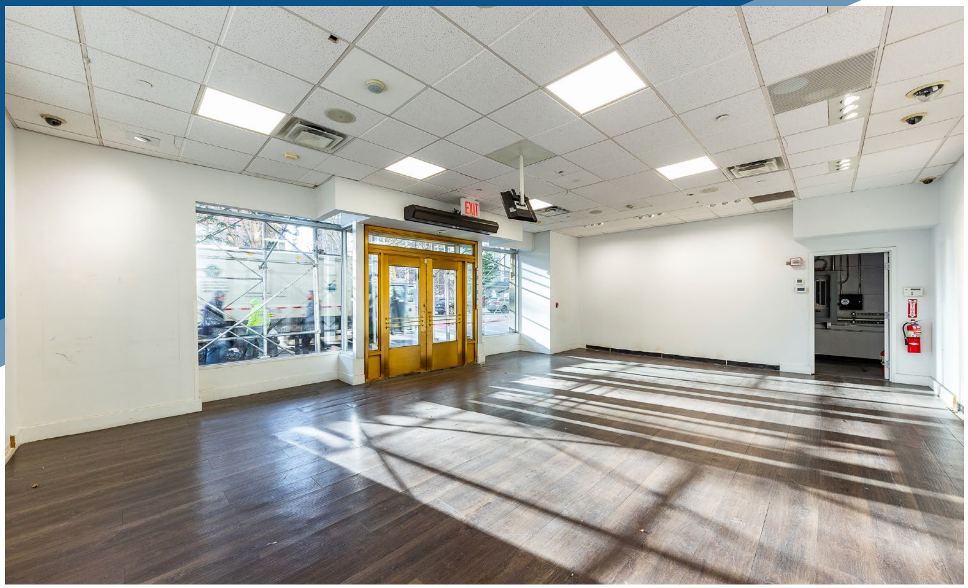
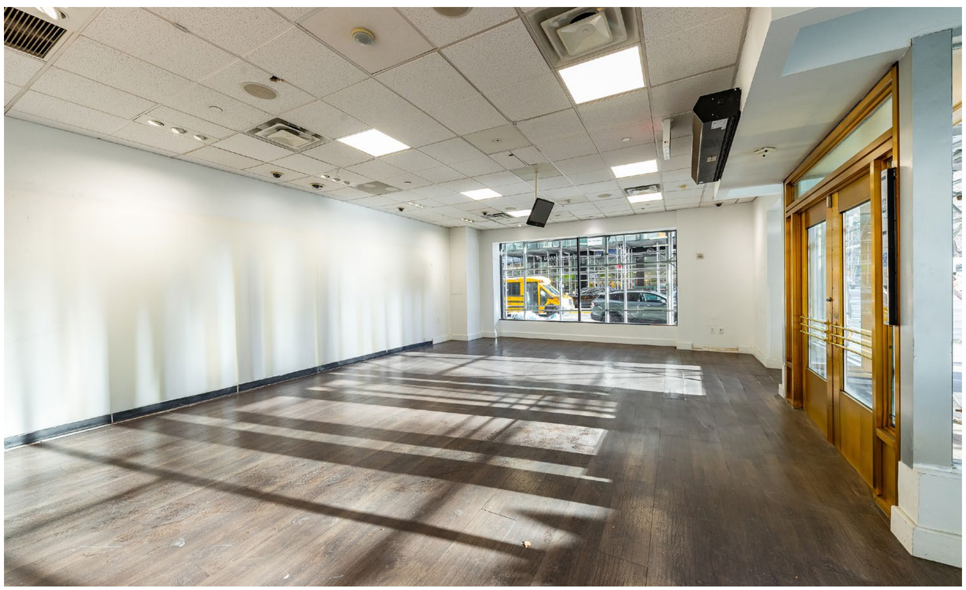
INTERIOR





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THE BUILDING

A BUILDING WITH RICH HISTORY

- *Completed in 1913 and designed by architect Cass Gilbert, the 57-story, 792-foot Woolworth Building was once the tallest building in the world and remains one of New York City's most celebrated landmarks. The building is both exterior- and interior-landmarked, with its ornate Gothic lobby regarded as one of the most significant public interiors in the city.*
- *The Woolworth Building is home to a dynamic mix of architecture, fashion, experiential marketing, nonprofit, and institutional tenants — including SHoP Architects, Altuzarra, Allied Global Marketing, Accenture Federal Services, Modellus Novus, Blueprint NYC, and the NYC Law Department. Above the commercial floors, the Woolworth Tower Residences house some of the city's most discerning private owners. Next door, 30 Park Place — home to a Four Seasons Hotel and Private Residences — adds an additional layer of ultra-premium adjacency that very few Downtown addresses can claim.*

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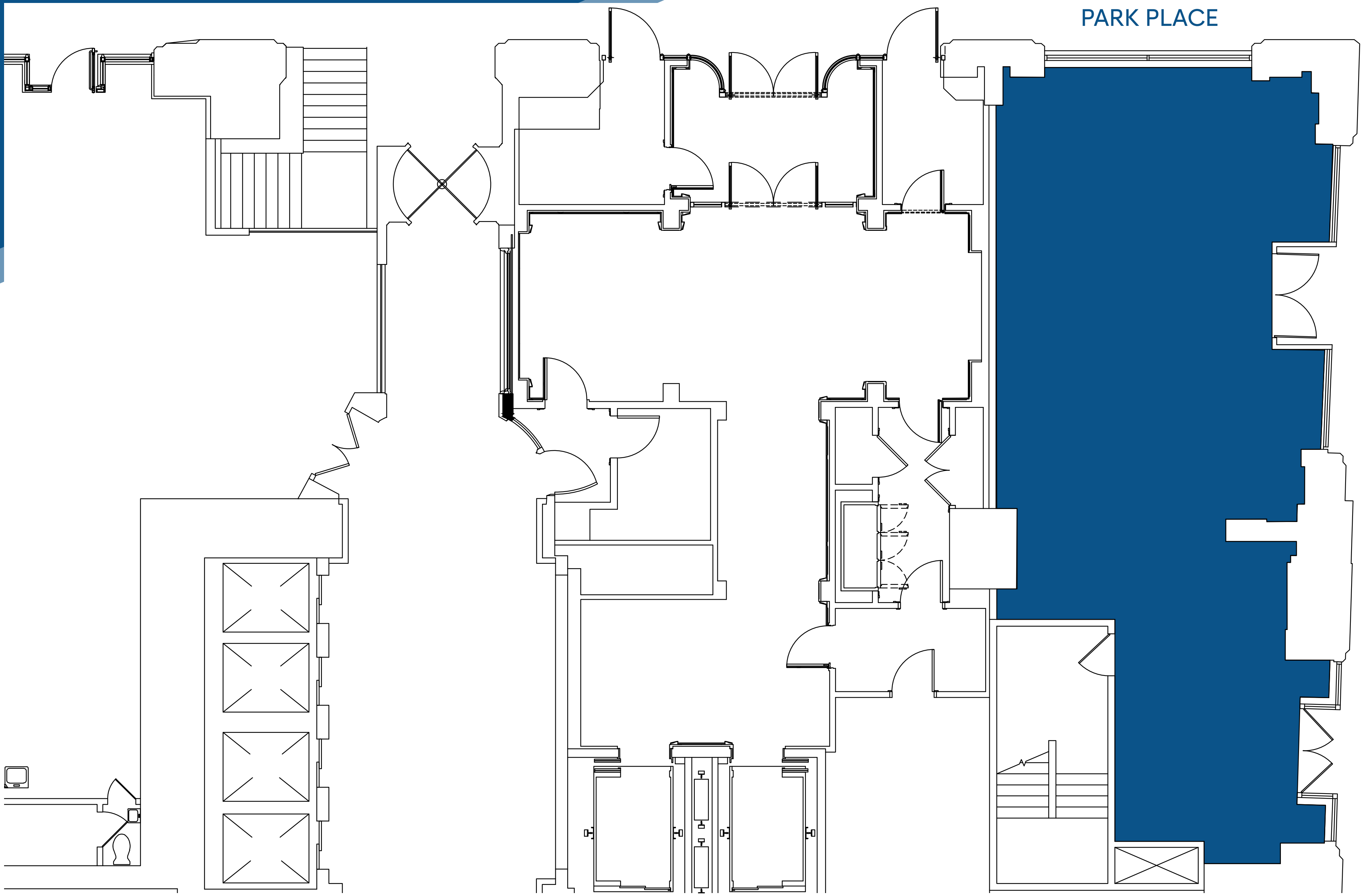
FLOOR PLAN



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DOWNTOWN MANHATTAN

AN ACCELERATING NEIGHBORHOOD

- ***Downtown Manhattan's transformation is measurable and accelerating. According to Cushman & Wakefield, new Downtown office leasing activity increased 84 percent year-over-year in 2025 — the sharpest increase of any major Manhattan submarket. In January 2026 alone, 320,804 square feet was leased Downtown, a 69 percent increase year-over-year. The neighborhood draws more than 350,000 workers daily, 65,000 residents within walking distance, and 14 to 15 million annual visitors — numbers sourced from the Alliance for Downtown New York.***
- ***Mercer Labs at the World Trade Center brings immersive experiential culture. The Seaport continues to evolve as a dining and entertainment district. Tribeca's galleries, design studios, and luxury retail complete a neighborhood that is no longer simply a financial district — it is Lower Manhattan's creative and cultural capital.***

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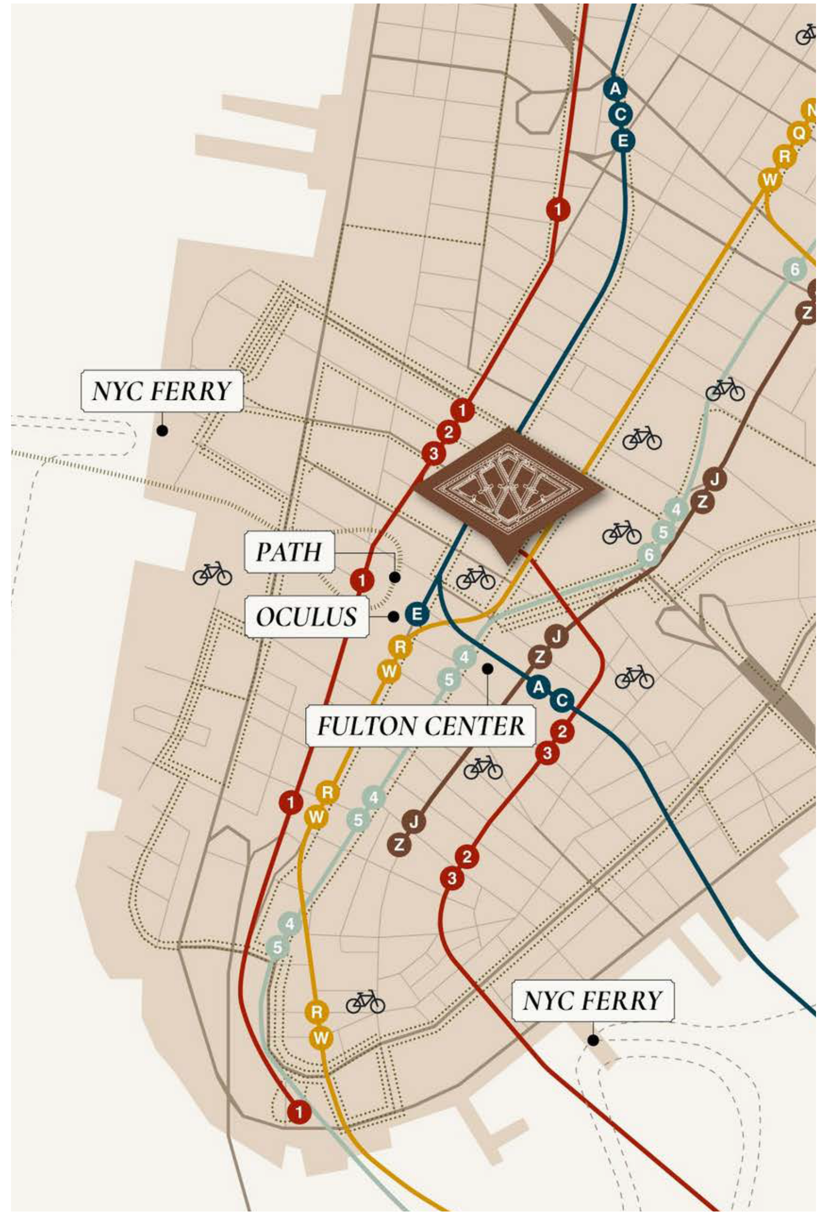
NEIGHBORS



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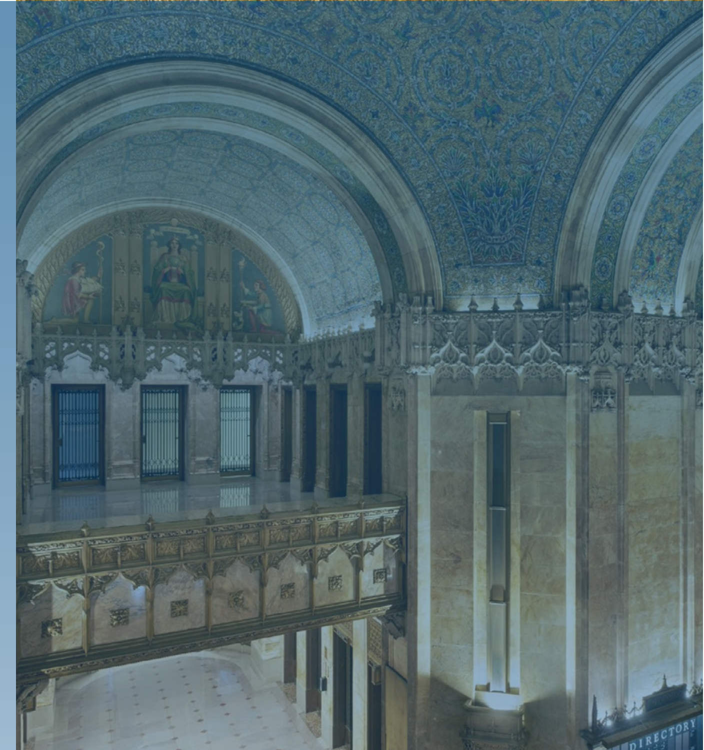


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