






# 252 West 108th Street

PRIME UPPER WEST SIDE LOCATION



## LOCATION ADVANTAGES

-  **HIGH FOOT TRAFFIC**  
Located in a busy retail corridor with constant foot traffic from both locals and visitors.
-  **EXCELLENT TRANSIT ACCESS**  
Steps from the 1 train at 103rd Street and close to multiple bus lines for easy commuting.
-  **NEARBY RETAIL & NATIONAL BRANDS**  
Surrounded by popular stores like Whole Foods, Duane Reade, TD Bank, and more.
-  **COLUMBIA UNIVERSITY PROXIMITY**  
Just a short distance from Columbia University, bringing a strong student, faculty, and visitor presence.
-  **NEAR PARKS & RECREATION**  
Close to Riverside Park, a major destination for residents, joggers, and families.

## WHAT'S NEARBY?



**103rd Street  
Subway (1)**  
2 min walk



**Whole Foods  
Market**  
3 min walk



**TD Bank**  
3 min walk



**Duane Reade**  
4 min walk



**Columbia  
University**  
7 min walk



**Riverside Park**  
5 min walk

## KEY BENEFITS

- ✓ Strong residential density and established community
- ✓ Diverse population and high daily demand
- ✓ Great visibility on a well-traveled commercial street
- ✓ Ideal for retail, food & beverage, services, and more

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PRIME UPPER WEST SIDE LOCATION



## PROPERTY HIGHLIGHTS

- ✓ Located on West 108th Street between Broadway & Amsterdam Avenue
- ✓ Approx. 600 SF (25' x 25')
- ✓ Basement Included
- ✓ High Ceilings
- ✓ Excellent Visibility
- ✓ Strong Pedestrian Traffic
- ✓ Dense Residential Population
- ✓ Close to Columbia University
- ✓ Near Riverside Park
- ✓ Steps from the 1 Train (103rd St)



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