



PRIME RETAIL
OPPORTUNITY

156 WEST 56TH STREET

DELSHAH | CAPITAL

156 WEST 56TH STREET

PREMISES

PRIME MIDTOWN MANHATTAN RETAIL OPPORTUNITY AT THE BASE OF CITYSPIRE, A 75-STORY MIXED-USE CONDOMINIUM TOWER FEATURING 24 FLOORS OF FULLY LEASED CLASS A OFFICE SPACE TOTALING APPROXIMATELY 375,000 SF AND 50 FLOORS WITH APPROXIMATELY 340 RESIDENTIAL CONDOMINIUMS.

Formerly occupied by Taim Falafel, the space offers excellent visibility and strong pedestrian traffic in a highly active Midtown corridor. Located near Fifth Avenue, Central Park, Columbus Circle, Carnegie Hall, and numerous premier hotels and offices, the location is ideally suited for a QSR, fast-casual restaurant, café, or service retail concept.

PROPERTY HIGHLIGHTS



FLOOR COUNT

24 dedicated office floors (Floors 1-24)
48 residential floors (Floors 25-72)



FRONTAGE

20' frontage on
56th street



CEILING HEIGHTS

18' Ceiling
Heights



SIZE

1,800 SF of prime
retail space



TRANSPORTATION

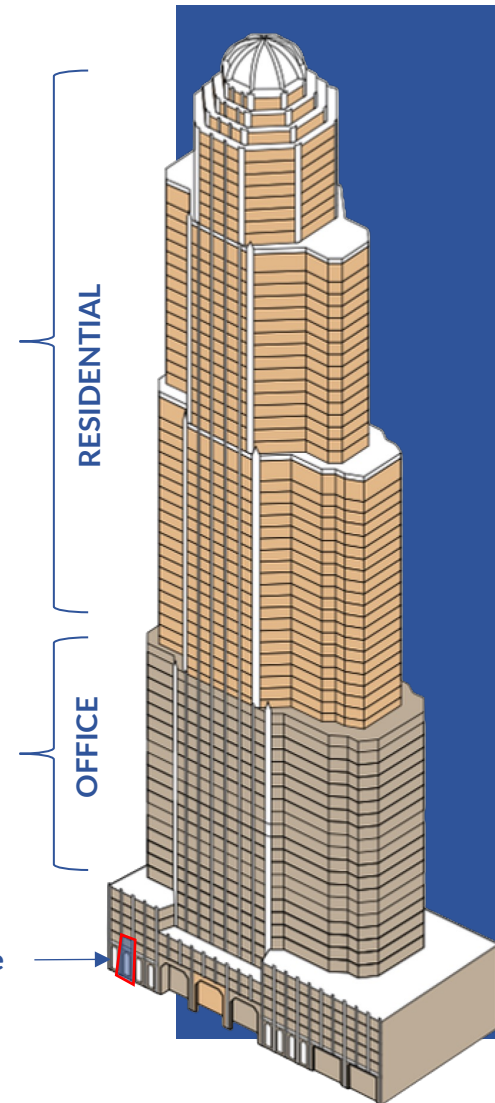
Walk Score: 99 Transit Score: 100
Close proximity to 12 lines (1, A, C, B, D,
N, Q, R, W, E, F, M)



SPACE

Fully built out
and vented
restaurant space

Retail Space



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All information supplied is from sources deemed reliable and is subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Delshah Capital LLC ("Sponsor" or "Delshah"). This information may include estimates and projections prepared by Delshah with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Delshah believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

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PHOTOS



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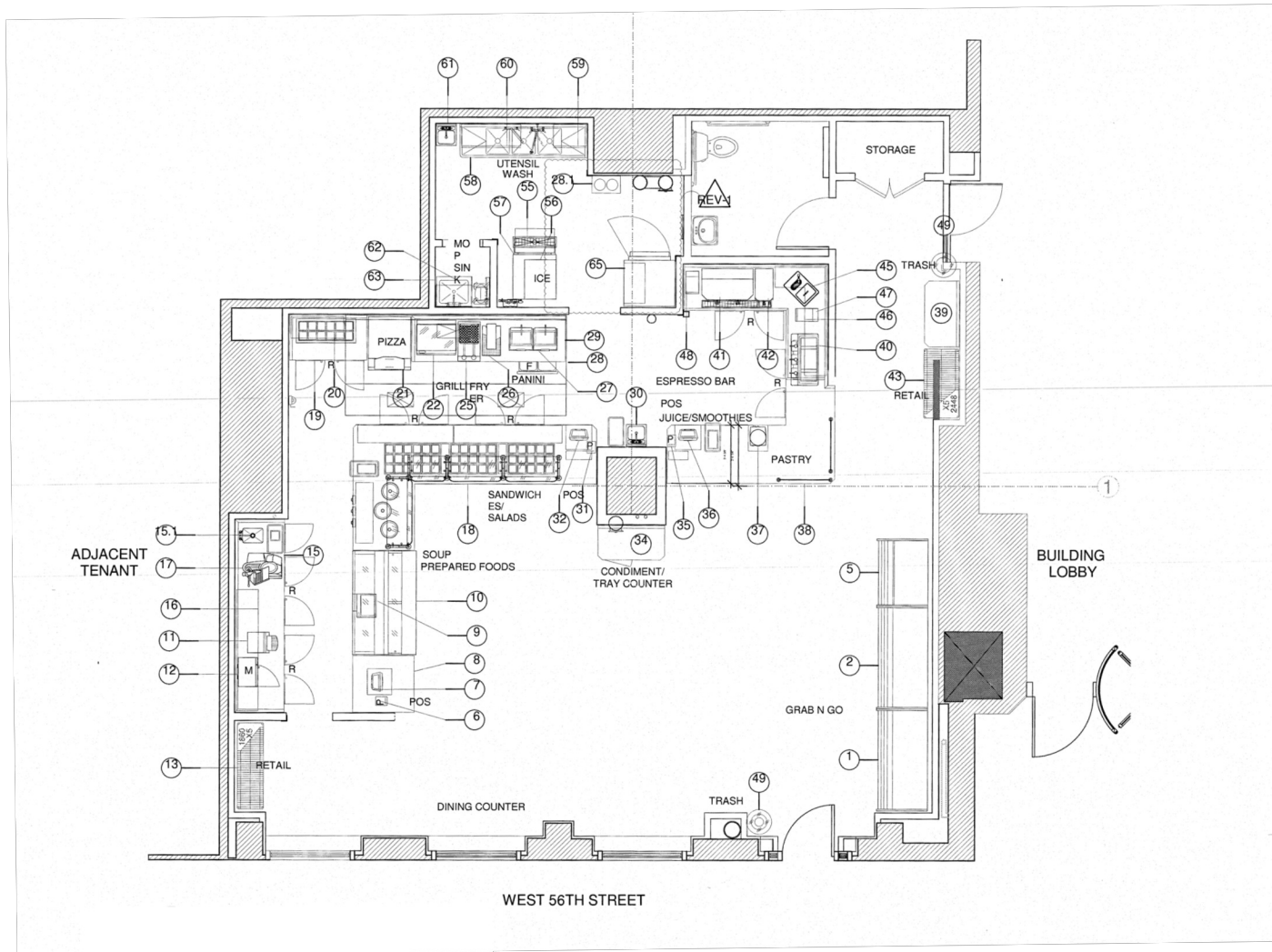
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FLOOR PLANS



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LOCATION



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Exclusive Brokers

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