4261 Broadway

AT 181ST ST

up to **78,000** sq ft of retail available

Zelnik & Company LLC
REAL ESTATE

BLDG

4261 BROADWAY

NORTHWEST CORNER OF BROADWAY & 181ST STREET

APPROXIMATE SIZE:*

20,493 sq. ft. - Ground Fl (Broadway)
19,243 sq. ft. - Ground Fl (181st St)
19,689 sq. ft. - Second Fl
9,208 sq. ft. - Third Fl
3,588 sq. ft. - Fourth Fl
6,207 sq. ft. - Basement
* divisions considered

ASKING RENT:

Upon request

COMMENTS:

- **JOIN TARGET! ONE BLOCK AWAY**
- Possession to be arranged
- Two blocks north of the GWB bus terminal which serves 4.7 million passengers annually
- Surrounded by new large format retail developments and redevelopments
- Multiple bus lines stop in front of building
- Expansive frontage

NEIGHBORING TENANTS:

Marshalls
carter's
claire's
TARGET
CITYMD NEW YORK'S URGENT CARE
The Vitamin Shoppe SINCE 1977
NikePlus
Foot Locker Washington Heights

GEORGE WASHINGTON BUS TERMINAL

20,000 commuters and visitors daily

181 Street (A)
3,453,621 passengers annually

178TH ST | 179TH ST | 180TH ST | 181ST ST | 182ND ST

BROADWAY

SCHOOL IN THE SQUARE

WADSWORTH AVE

BROADWAY

4261 BROADWAY

TRANS MANHATTAN EXPRESSWAY

GameStop

TARGET

CITYMD
NEW YORK'S URGENT CARE

carter's

NikePlus

Foot Locker

BANCO POPULAR

1 ST NICHOLAS AVE N

WESTERN UNION

DUNKIN' DONUTS

Payless Shoes Source

NewYork-Presbyterian

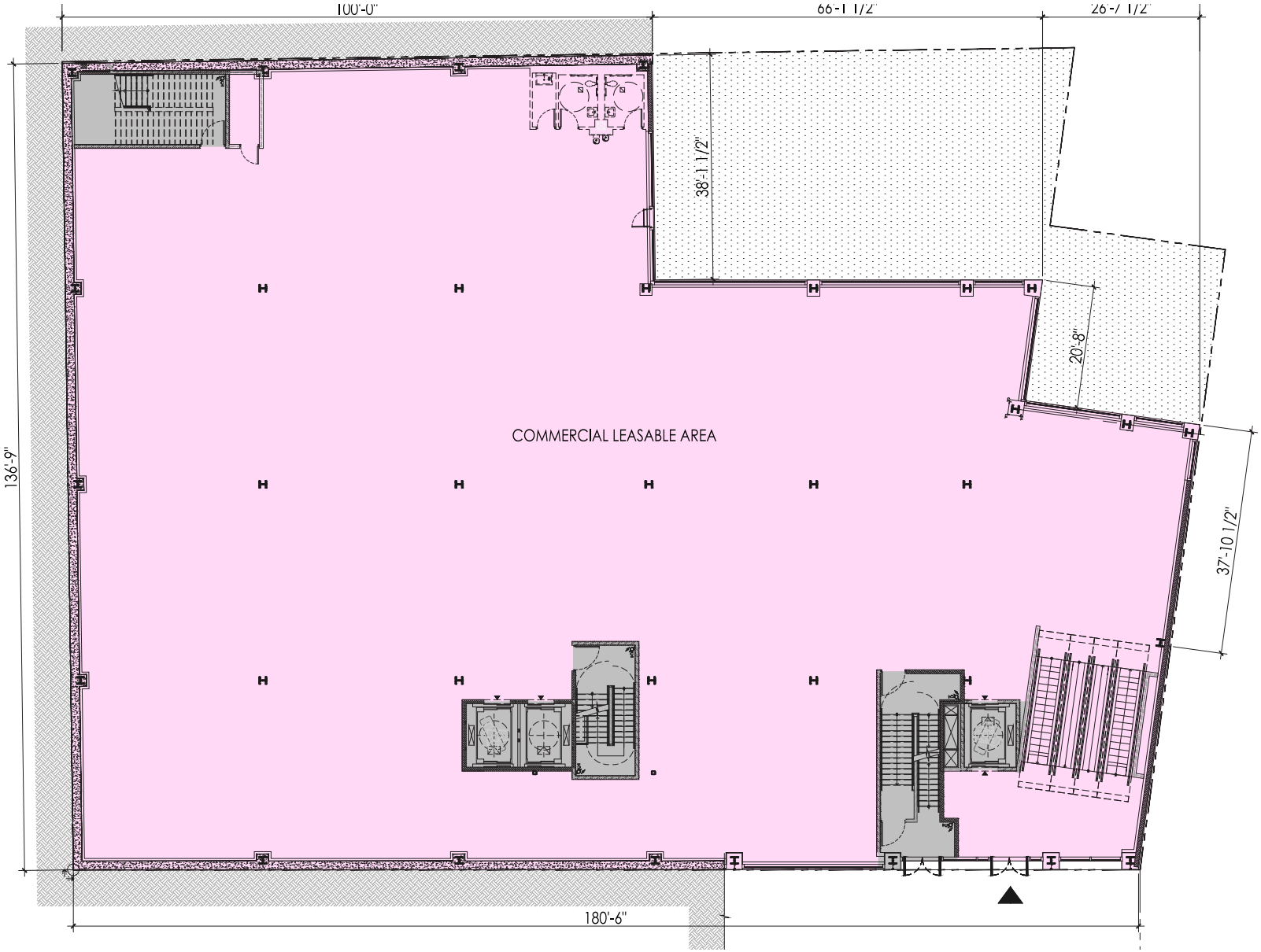
V.I.M.

AUDUBON AVE

GROUND FLOOR

BROADWAY FRONTAGE

20,493 sq. ft. available



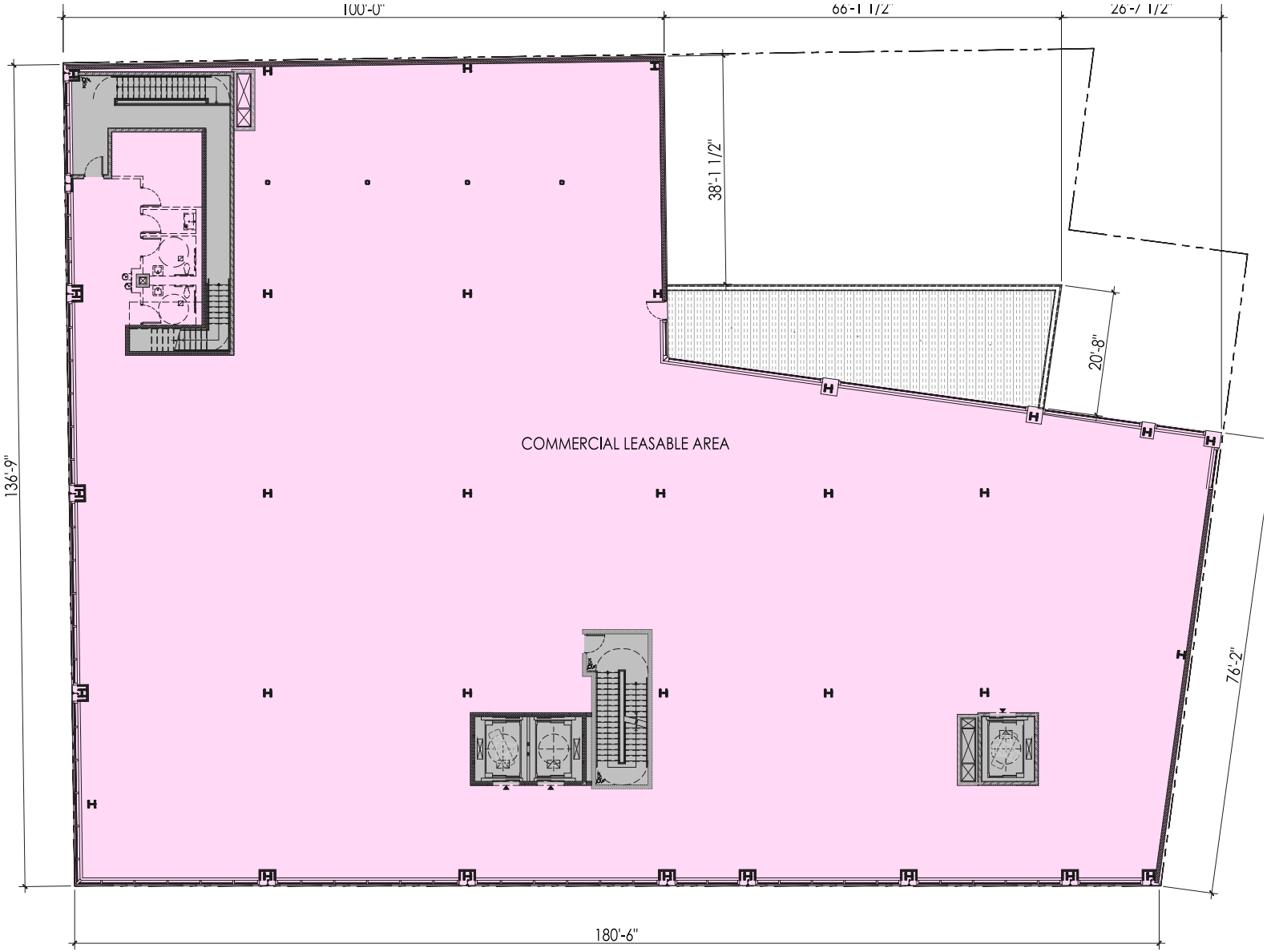
GROUND FLOOR

181ST STREET FRONTAGE

19,243 sq. ft. available

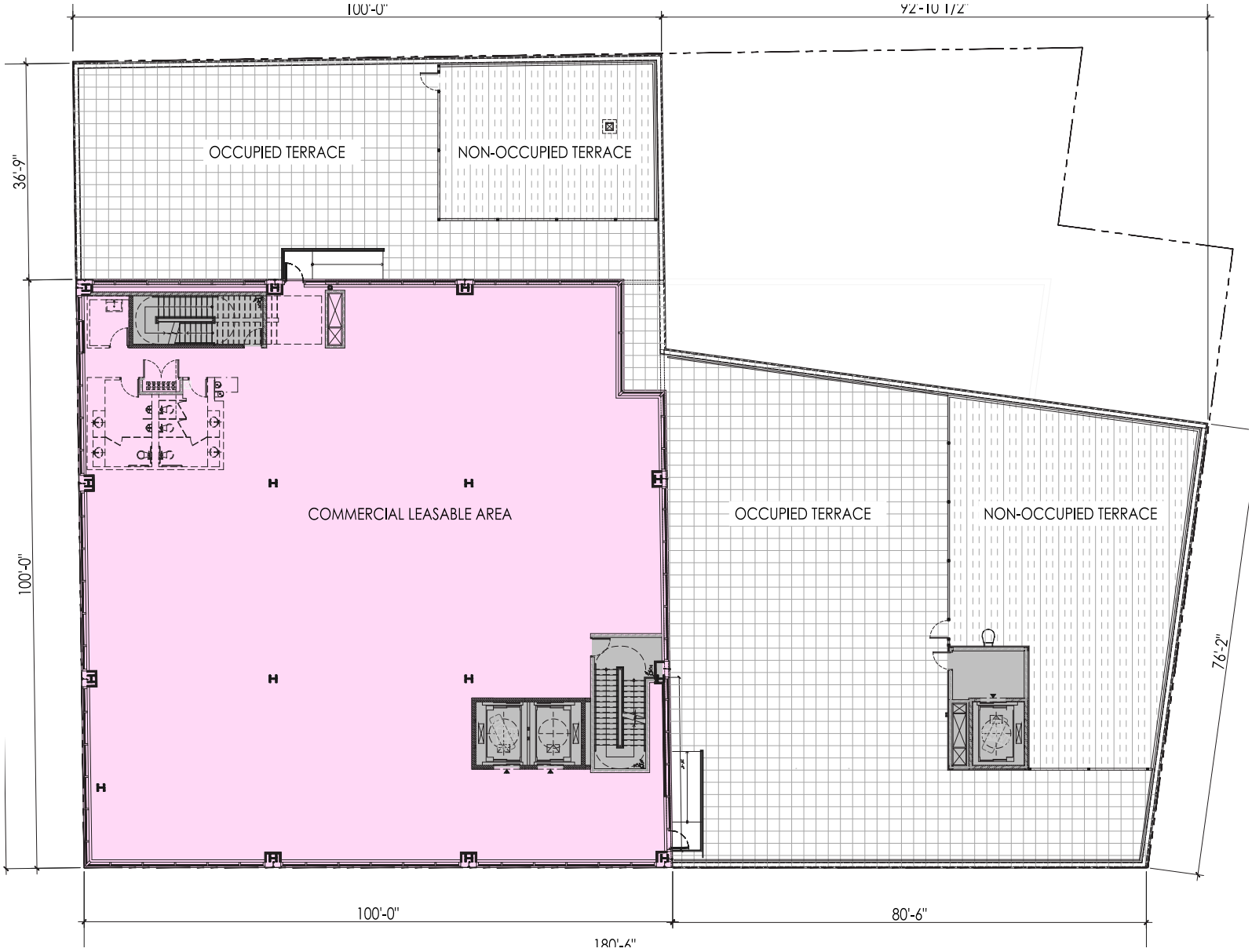
SECOND FLOOR

19,689 sq. ft. available



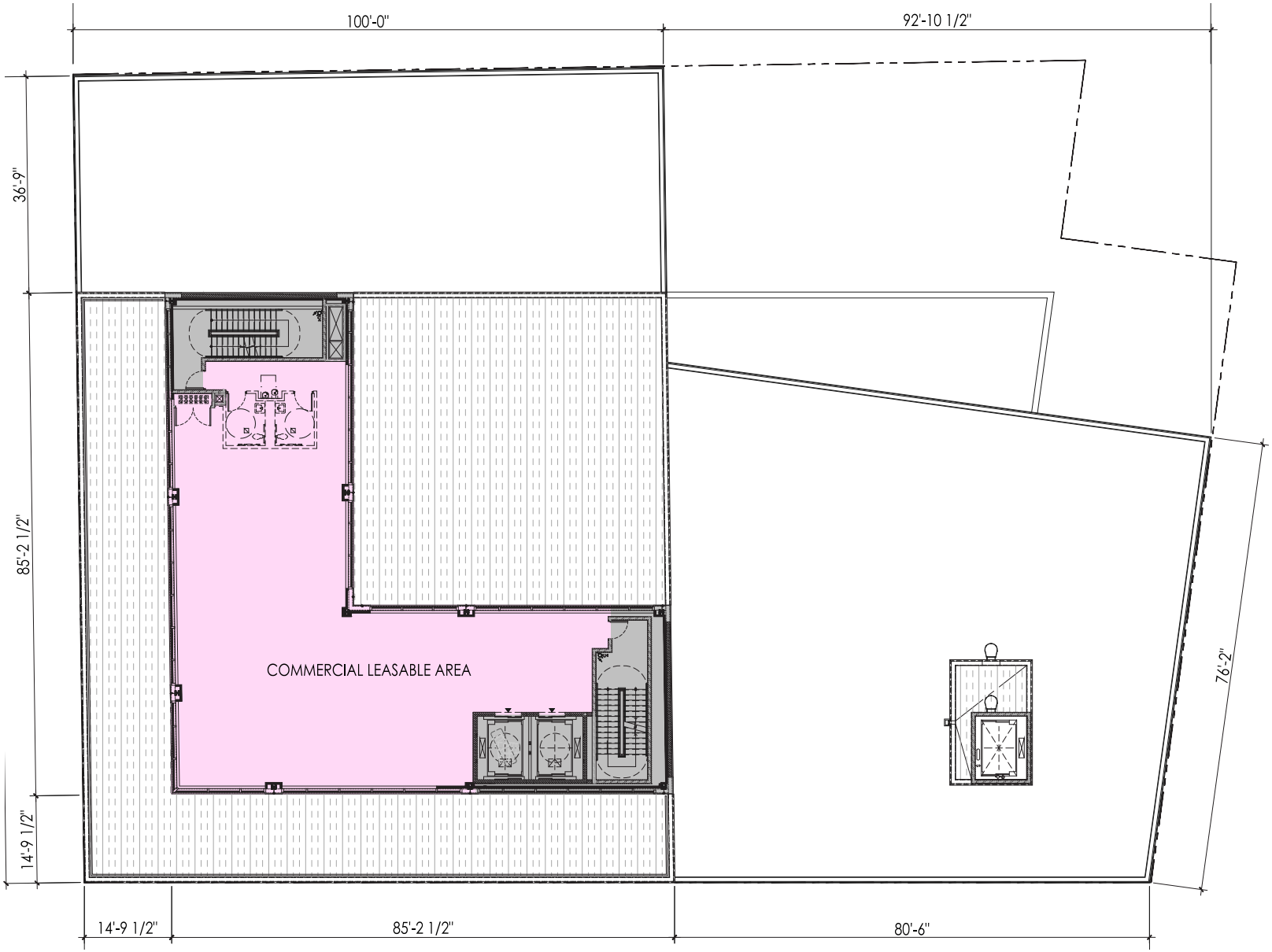
THIRD FLOOR

9,208 sq. ft. available



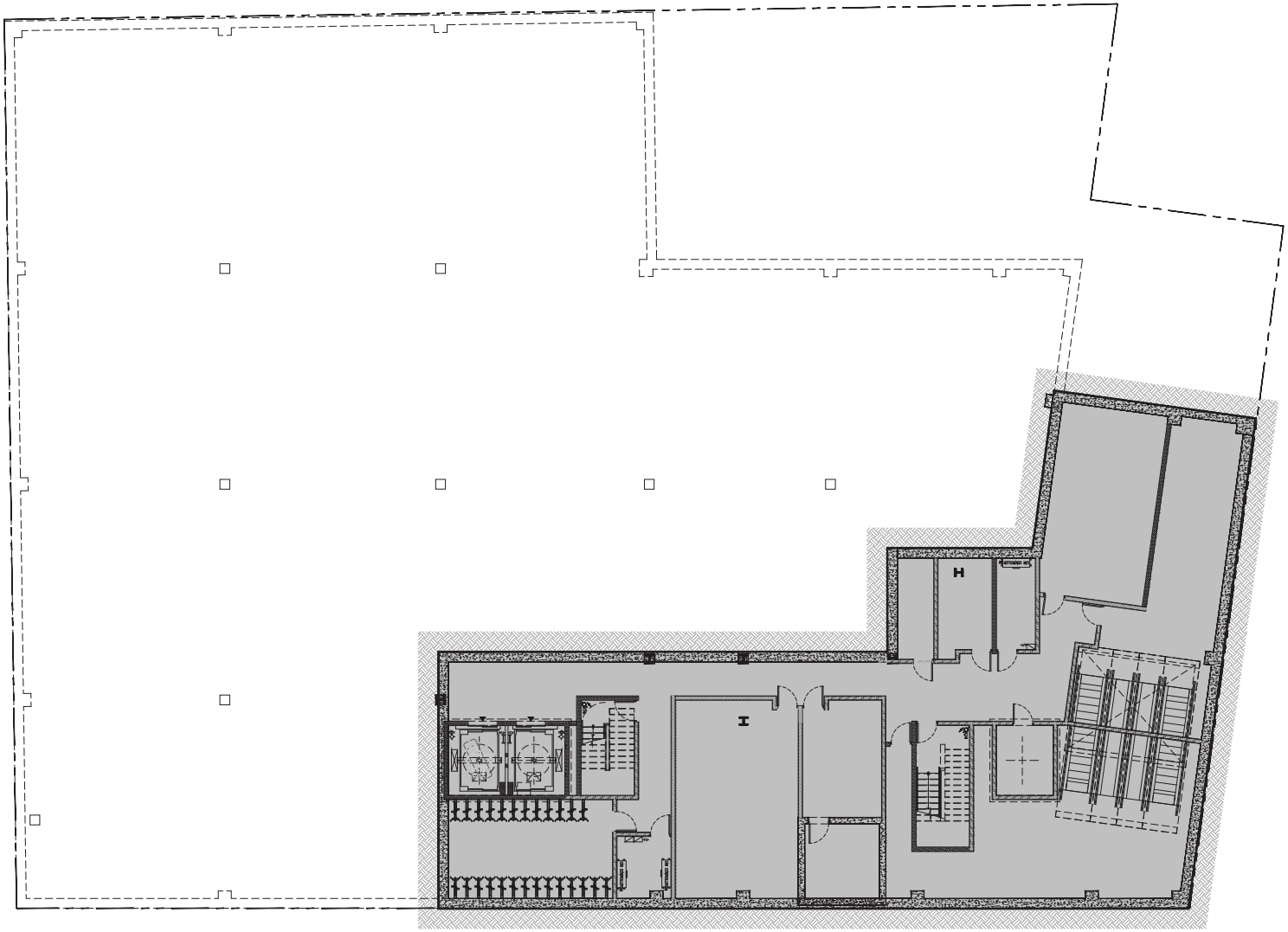
FOURTH FLOOR

3,588 sq. ft. available

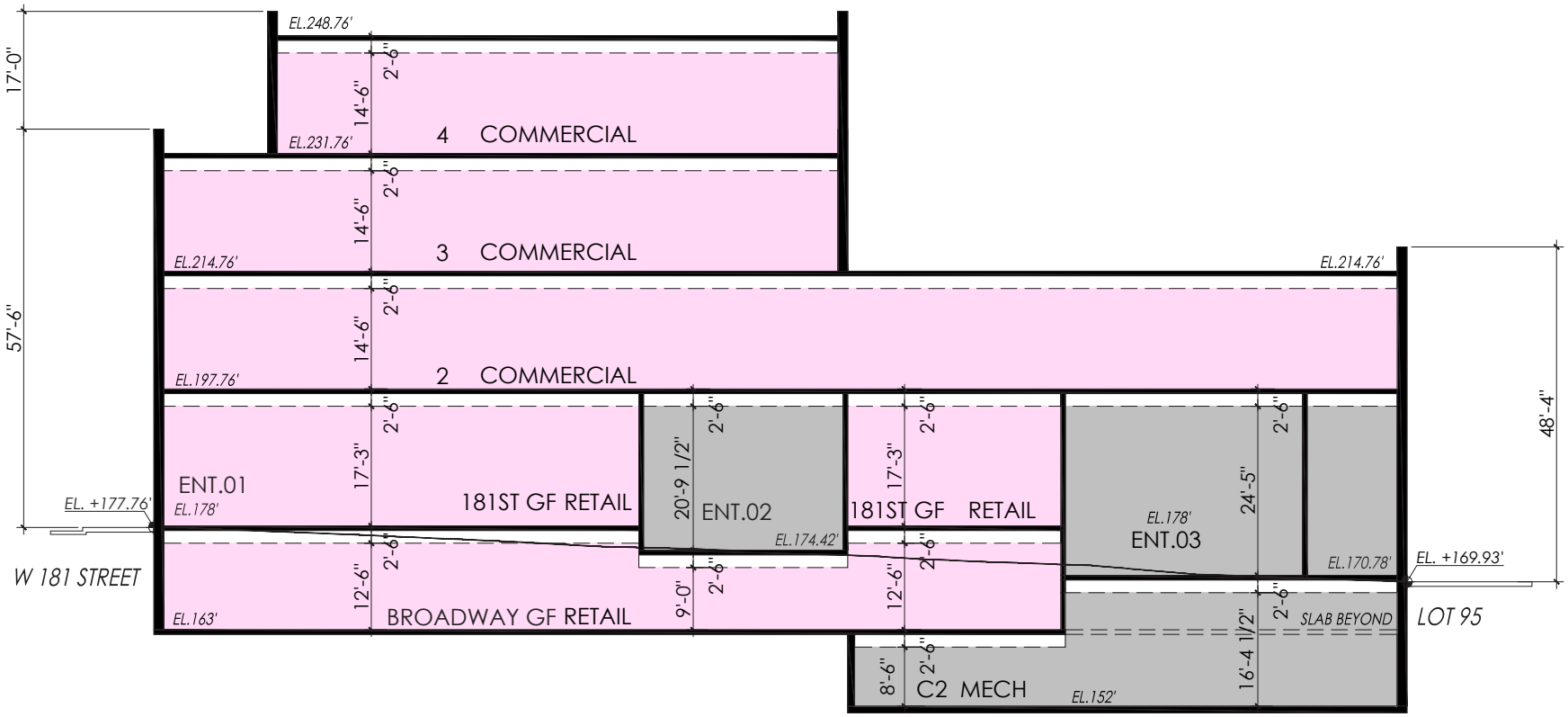


BASEMENT

6,207 sq. ft. available



STACKING PLAN

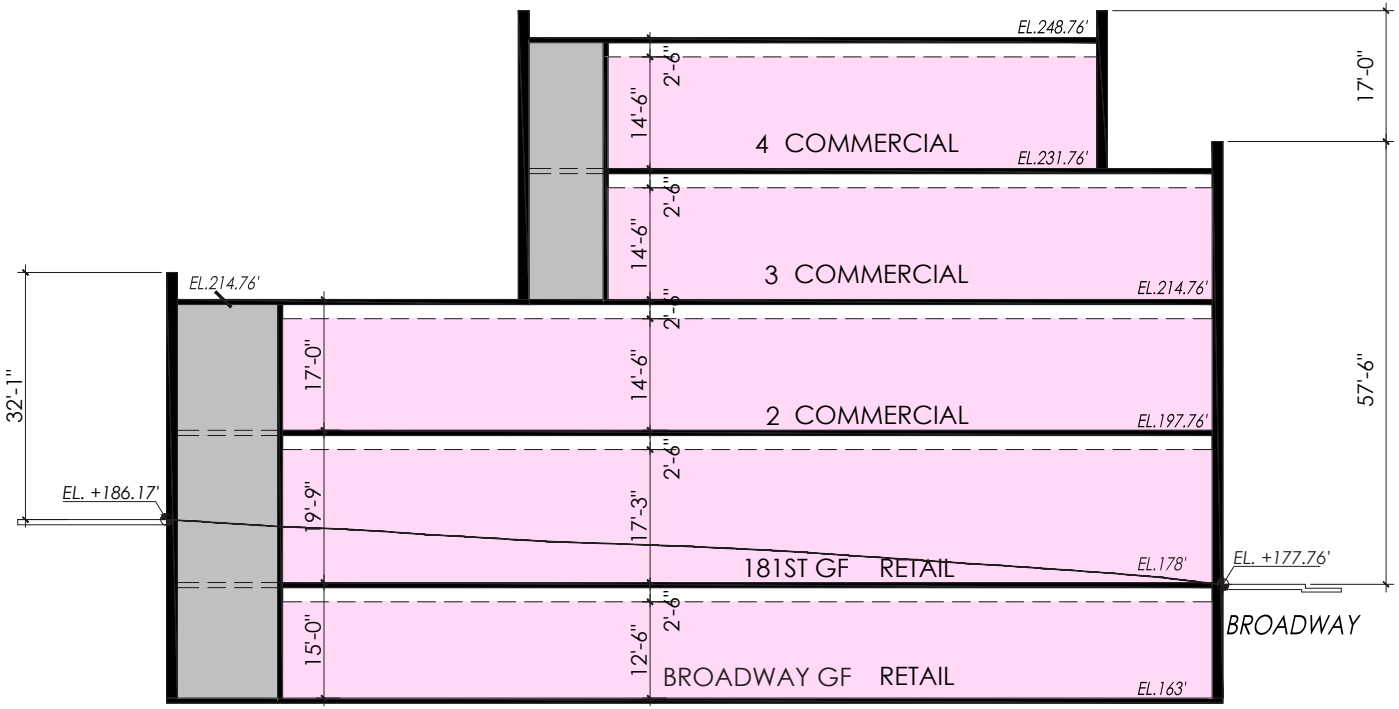


LEASABLE FLOOR AREA

COMMON FLOOR AREA

Section A from Broadway

STACKING PLAN



LEASABLE FLOOR AREA

COMMON FLOOR AREA

Section B
from 181st

CONTACT EXCLUSIVE AGENTS

Cory G. Zelnik
cory@zelnikco.com

Sean Philipps
sean@zelnikco.com

Michael Peguero
michael@zelnikco.com

Jason Turner
jason@zelnikco.com

Zelnik & Company
ph: (212) 223-2200