



1155
A○A

SPRING 2018



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AoA

PRIME MIDTOWN RETAIL

Ideally located between 44th and 45th Streets, 1155 AoA is one of the most striking buildings along 6th Avenue's Corporate Row. This impressive granite tower now offers several prime street-level retail opportunities.

Close proximity to Times Square, the Theatre District, Radio City Music Hall, Bryant Park, and hundreds of corporate offices ensures excellent exposure and a steady flow of pedestrian traffic.

THE NEIGHBORHOOD

AREA PROFILE

2 Two blocks from Bryant Park, with over 6 million visitors per year

46.6K Strong foot **TRAFFIC**: 46,695 people per day during peak hours

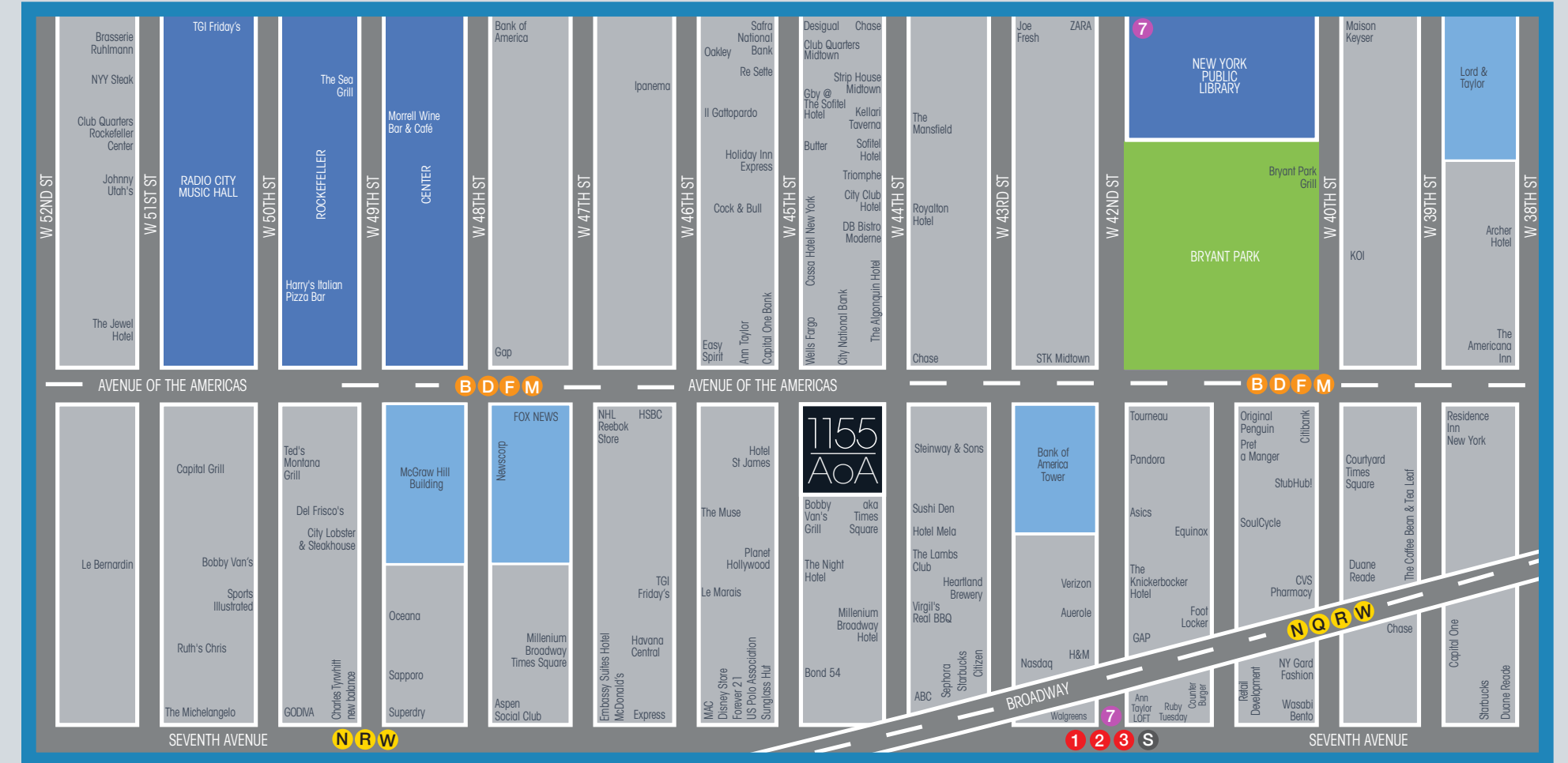
50M 50 million annual **VISITORS** to Times Square

17K 17,000 hotel **ROOMS** with 95% occupancy

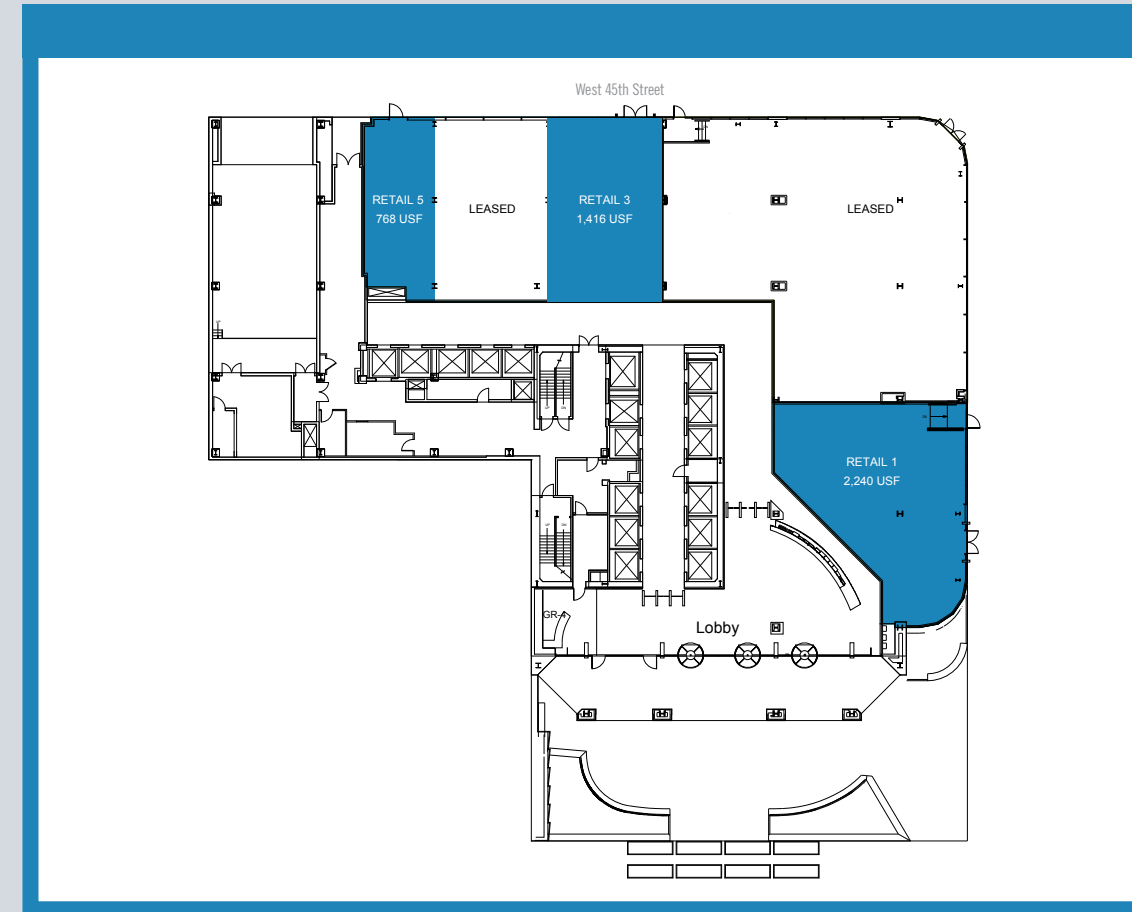
541.2K 541,282 **EMPLOYEES** within 1/2 mile



MIDTOWN CENTRAL



THE PROPERTY



SLAB HEIGHT

18-19'

FRONTAGE

RETAIL 1 = 60'

3, 4, 5 = 75'

GROUND LEVEL



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