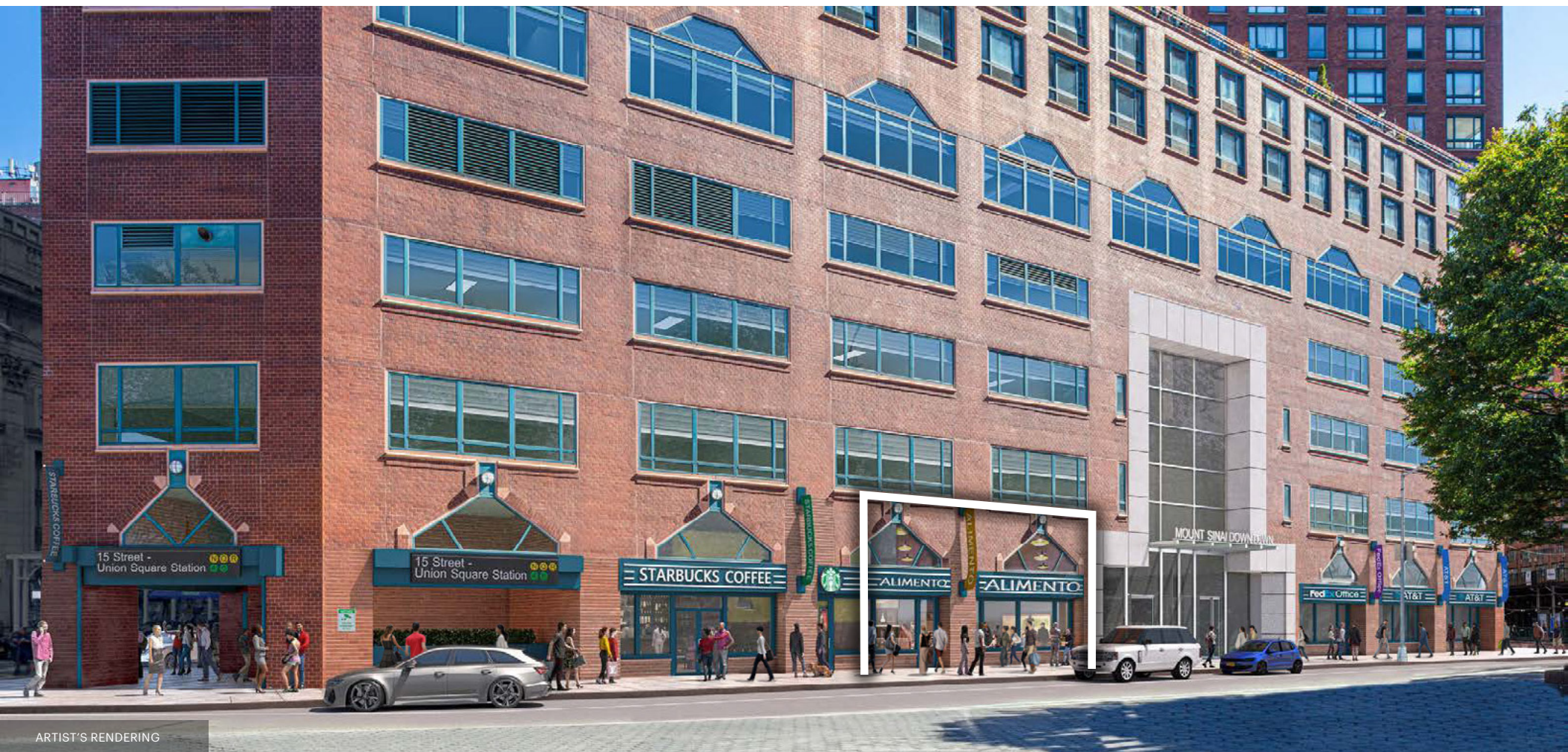


ESRT UNION
SQUARE
PORTFOLIO

EMPIRE STATE
REALTY TRUST

ESRT UNION SQUARE PORTFOLIO



RETAIL SUITE 109 | 4,705 SF | 72 FT 4 IN TOTAL FRONTAGE | 17 FT CEILING HEIGHTS | DIVISIONS AVAILABLE

EMPIRE STATE
REALTY TRUST

ESRT UNION SQUARE PORTFOLIO



RETAIL SPACE A | ENTRANCE ON UNION SQUARE EAST | 2,839 SF | 38 FT 6 IN OF FRONTAGE

EMPIRE STATE
REALTY TRUST

ESRT UNION SQUARE PORTFOLIO



RETAIL SPACE B | ENTRANCE ON EAST 15TH STREET | 1,866 SF | 33 FT 10 IN OF FRONTAGE

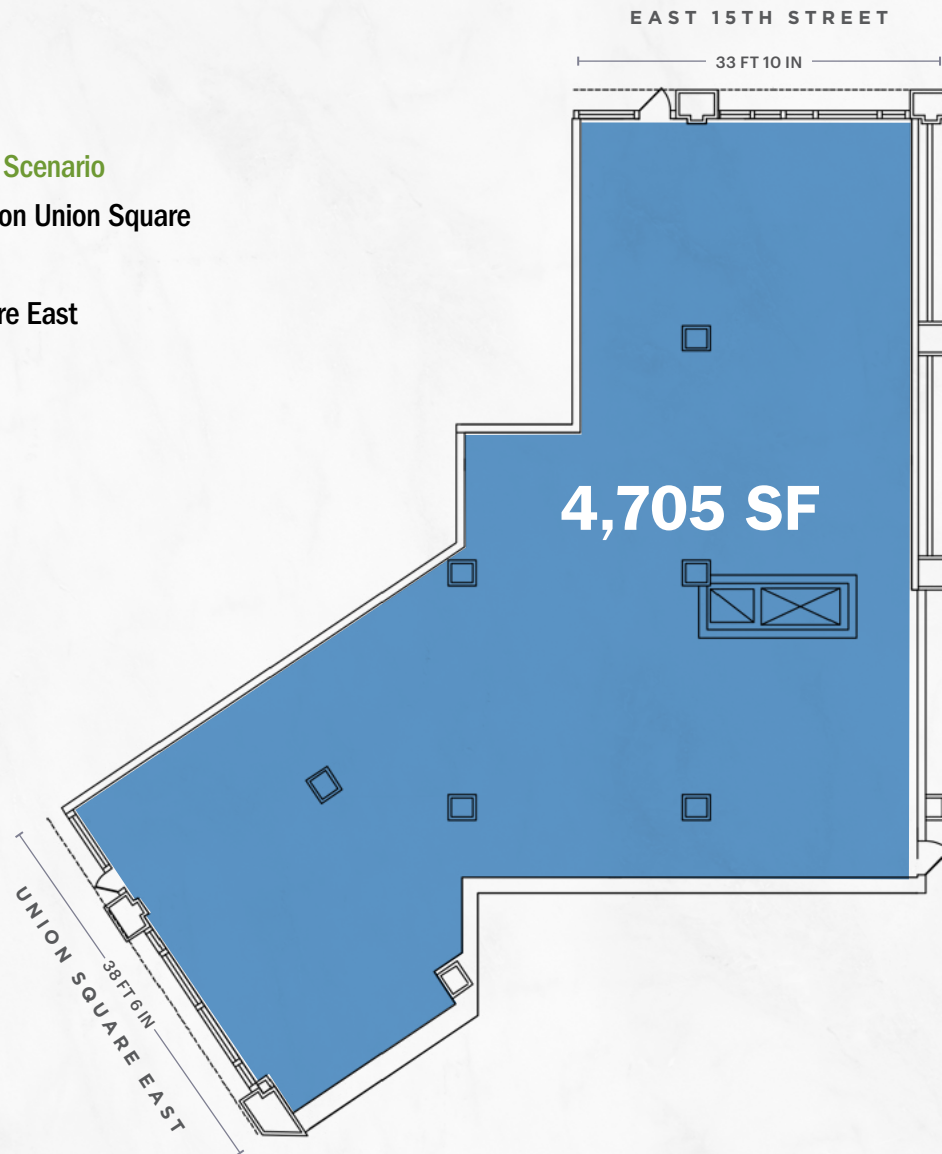
EMPIRE STATE
REALTY TRUST

10 UNION SQUARE EAST

4,705 SF
AVAILABLE

Ground Floor - Single Tenant Scenario

- 72 FT 4 IN total frontage on Union Square
- 17 FT ceiling heights
- Entrances on Union Square East and 15th Street



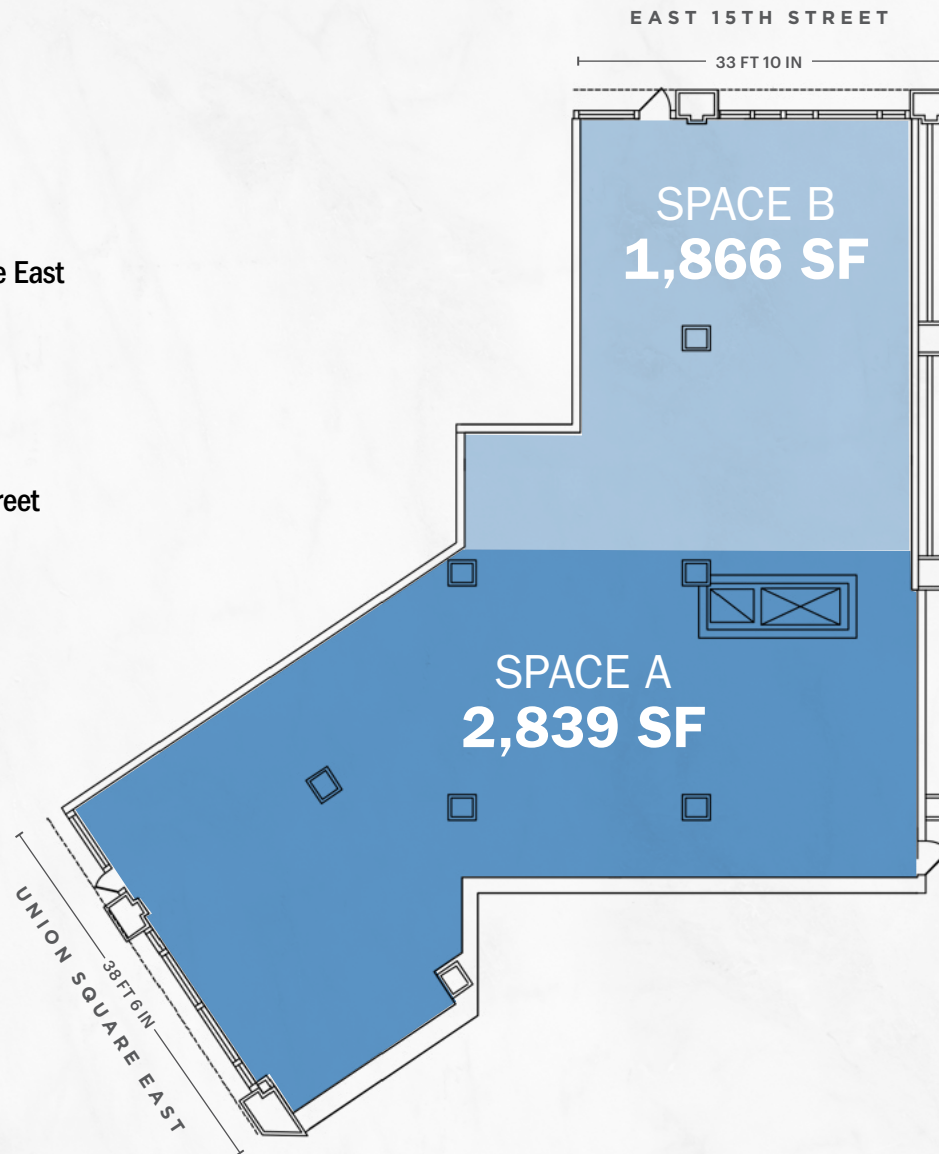
DIVISIONS AVAILABLE

Space A -

- Ground Floor: 2,839 SF
- Entrance on Union Square East
- 38 FT 6 IN of frontage

Space B -

- Ground Floor: 1,866 SF
- Entrance on East 15th Street
- 33 FT 10 IN of frontage



10 UNION SQUARE EAST



ESRT UNION SQUARE PORTFOLIO

NEIGHBORHOOD RETAILERS



ESRT UNION SQUARE PORTFOLIO

HIGHLY VISIBLE RETAIL OPPORTUNITY



375,000 weekday visitors

290,000 weekend visitors

150,000 daily workers

73,000 residents

890+ ground floor businesses



32.4 million annual subway riders with in-building access to the second busiest weekend subway station in NYC



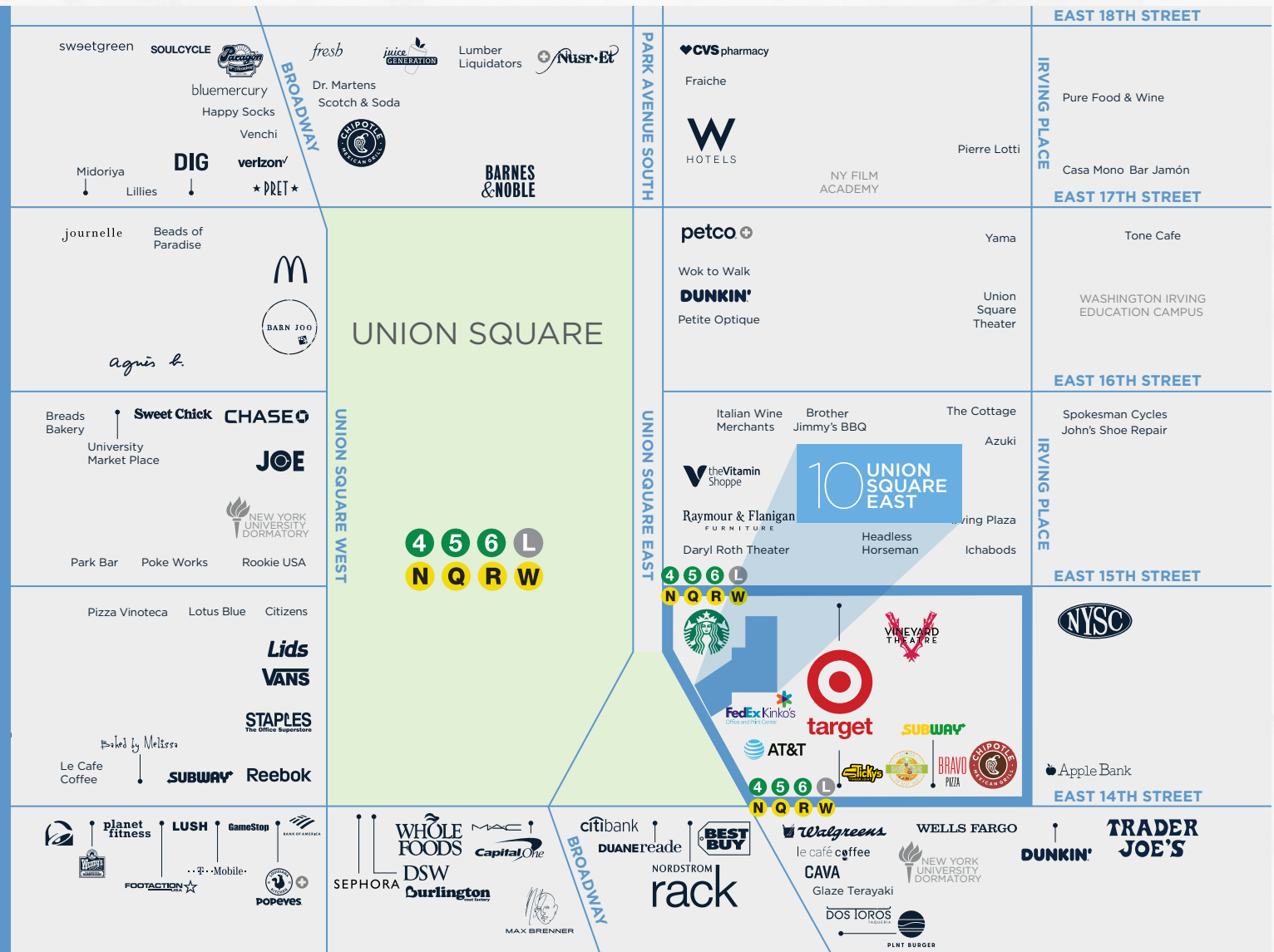
Prime Citi Bike destination with 94% increase in monthly ridership since 2018



\$850 million in development projects underway



40,000 students
606 residents at University Hall



ESRT UNION SQUARE PORTFOLIO

UNION SQUARE DISTRICT VISION PLAN



The Union Square District Vision Plan aims to modernize Union Square Park's space and amenities, honoring its history while enhancing contemporary public enjoyment



The revamp of Union Square - 14th Street area to enhance neighborhood access and connectivity, invigorate retail, and promote outdoor seating for restaurants



Union Square Park will undergo a **33%** expansion of open space to promote environmental and public health through greening and active design



ESRT UNION SQUARE PORTFOLIO

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100% COMMISSION ON LEASE SIGNING

RIPCO | **EMPIRE STATE**
REAL ESTATE | REALTY TRUST

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This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate.
Buyer must verify the information and bears all risk for any inaccuracies.

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