

101  
WILLIAM

×

59  
MAIDEN

50,000 SF OF RETAIL | 32,000 SF OF OUTDOOR PLAZA SPACE  
1 MILLION SF OF OFFICE SPACE

**FINANCIAL DISTRICT, NYC**

40°42'30.9"N 74°00'27.8"W

# The Financial District

Over a decade of investing and development has transformed the Financial District into the new Downtown. From business professionals to families to tourist; Lower Manhattan has become a 24-hour neighborhood. Surrounded by fine dining, cafes, fitness, shopping and entertainment; there's something here for everyone.



# The Space

Available retail

**50,000 SF**

Outdoor plaza space

**32,000 SF**

Office space

**1 Million SF**

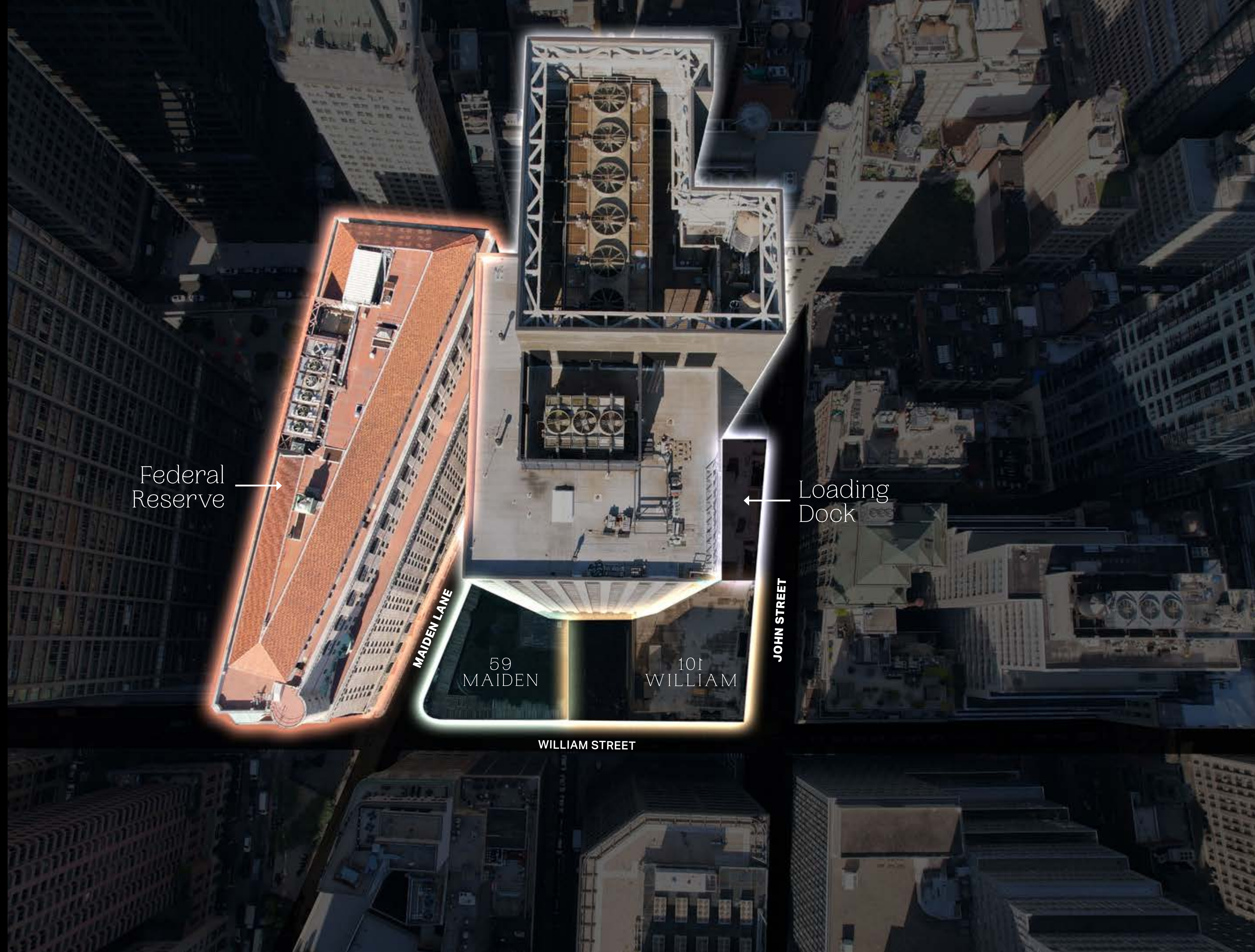
Across from

**Federal Reserve**

Wraparound frontage

**300 FT**

**CLICK HERE FOR A NARRATED  
VIDEO TOUR OF THE SPACE**



VIRTUAL  
TOUR



EXPLORE  
101 WILLIAM



DIVISION  
SCENARIOS

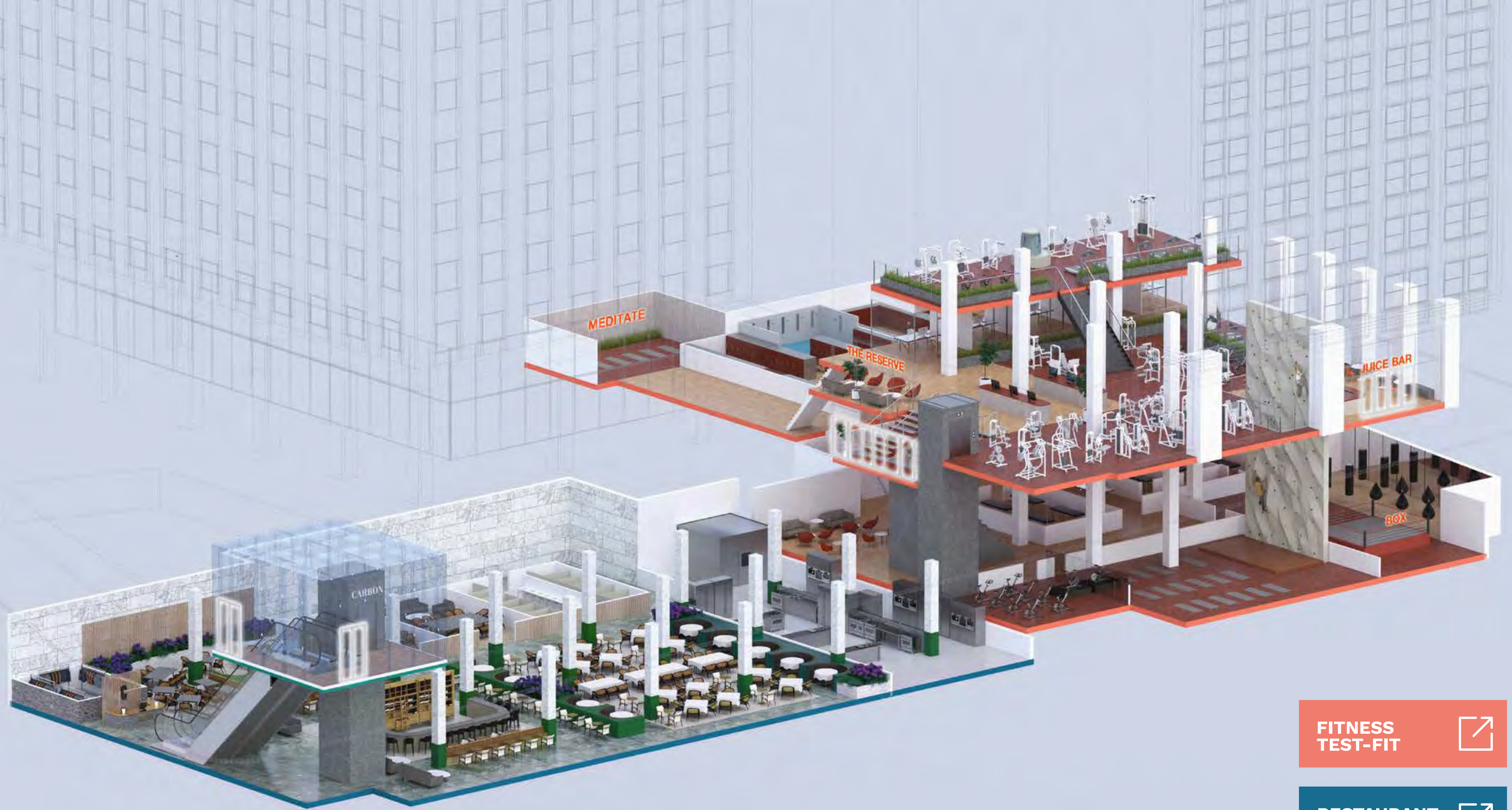


EXPLORE  
59 MAIDEN



59

CARBON



**FITNESS  
TEST-FIT** 

**RESTAURANT  
TEST-FIT** 





# 101 William

## Ground Retail

7,504 SF

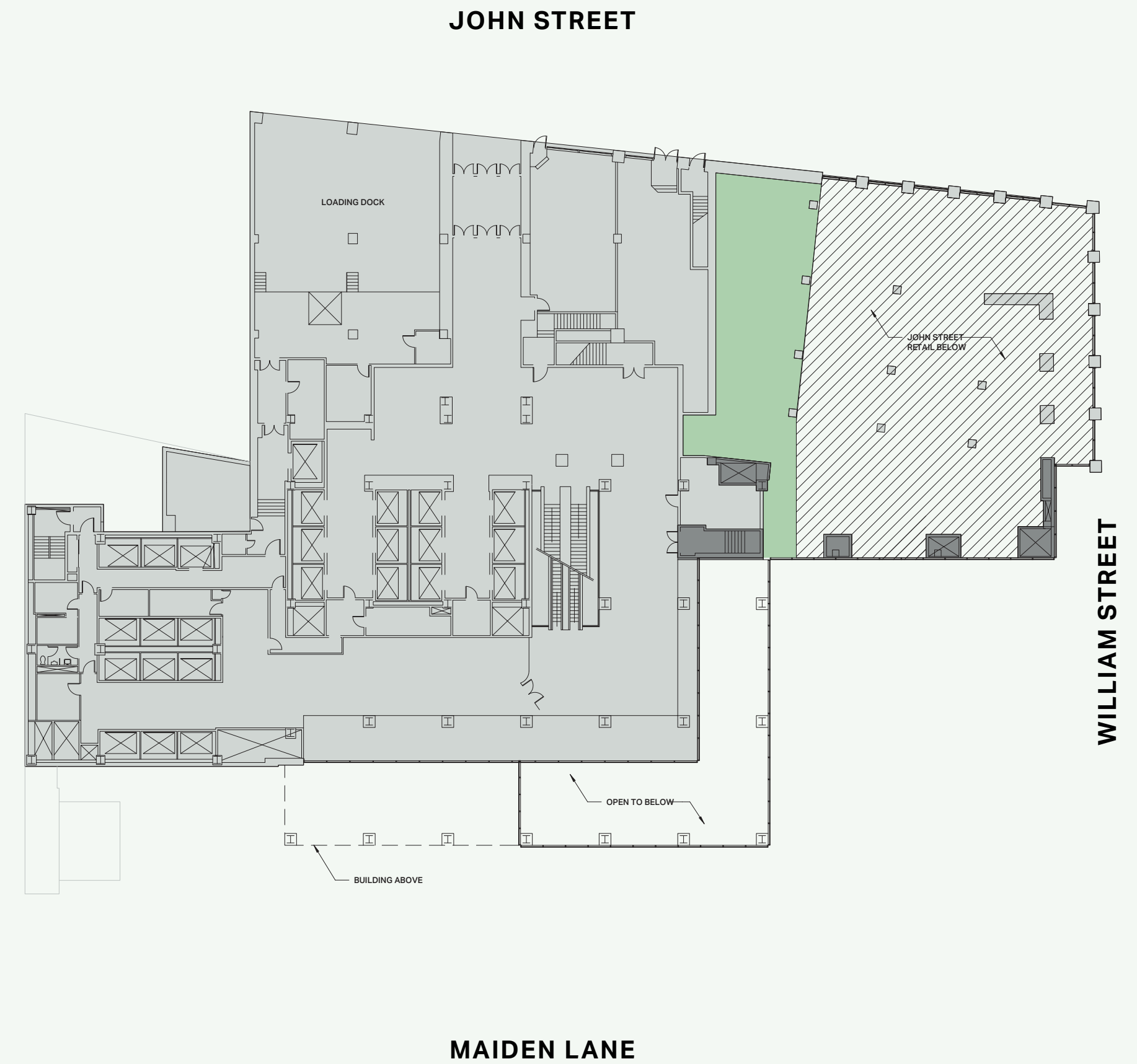
Ceiling Height: 20.5'



## Mezzanine Retail

1,628 SF

Ceiling Height: 10'

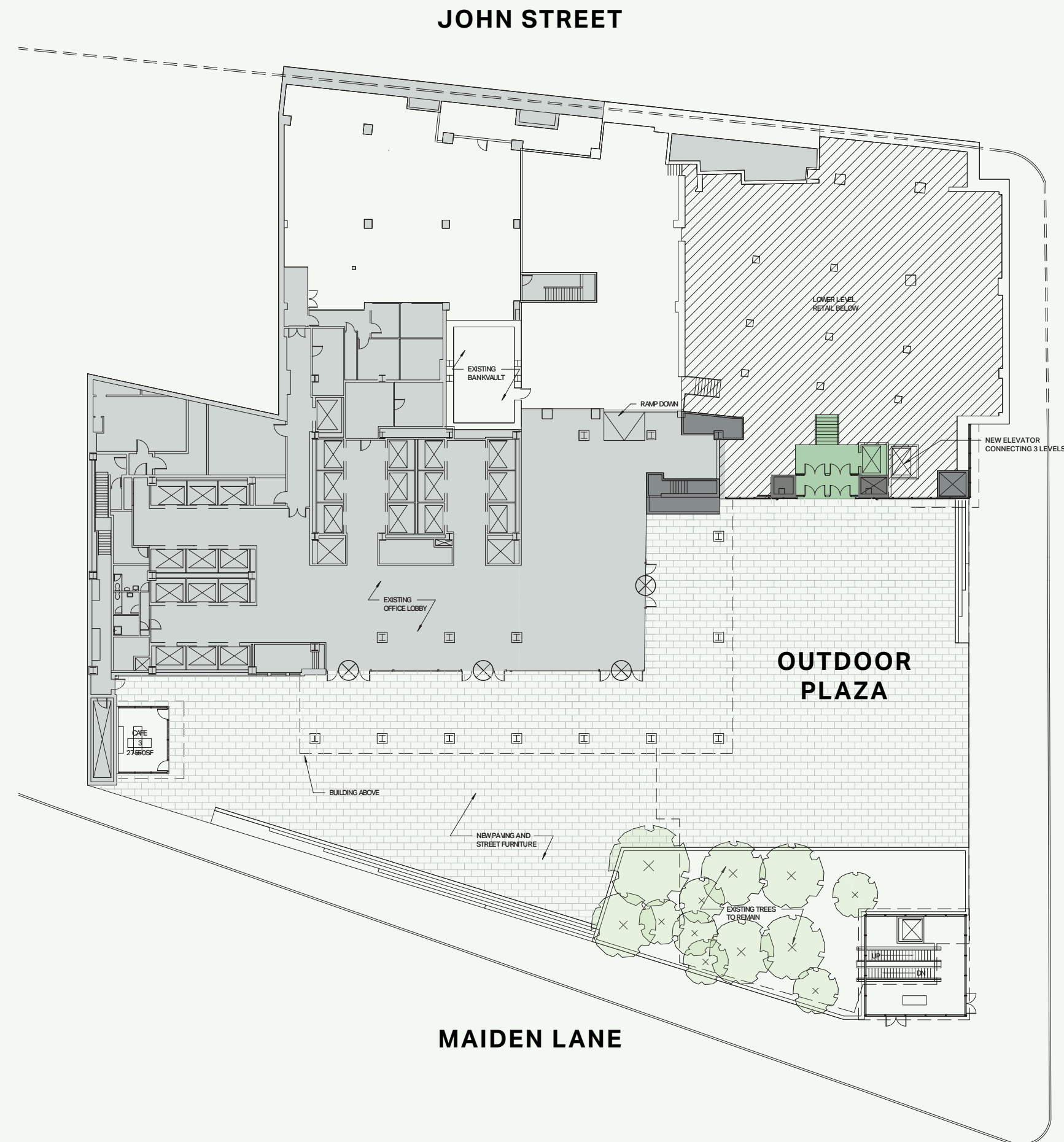




# 101 William

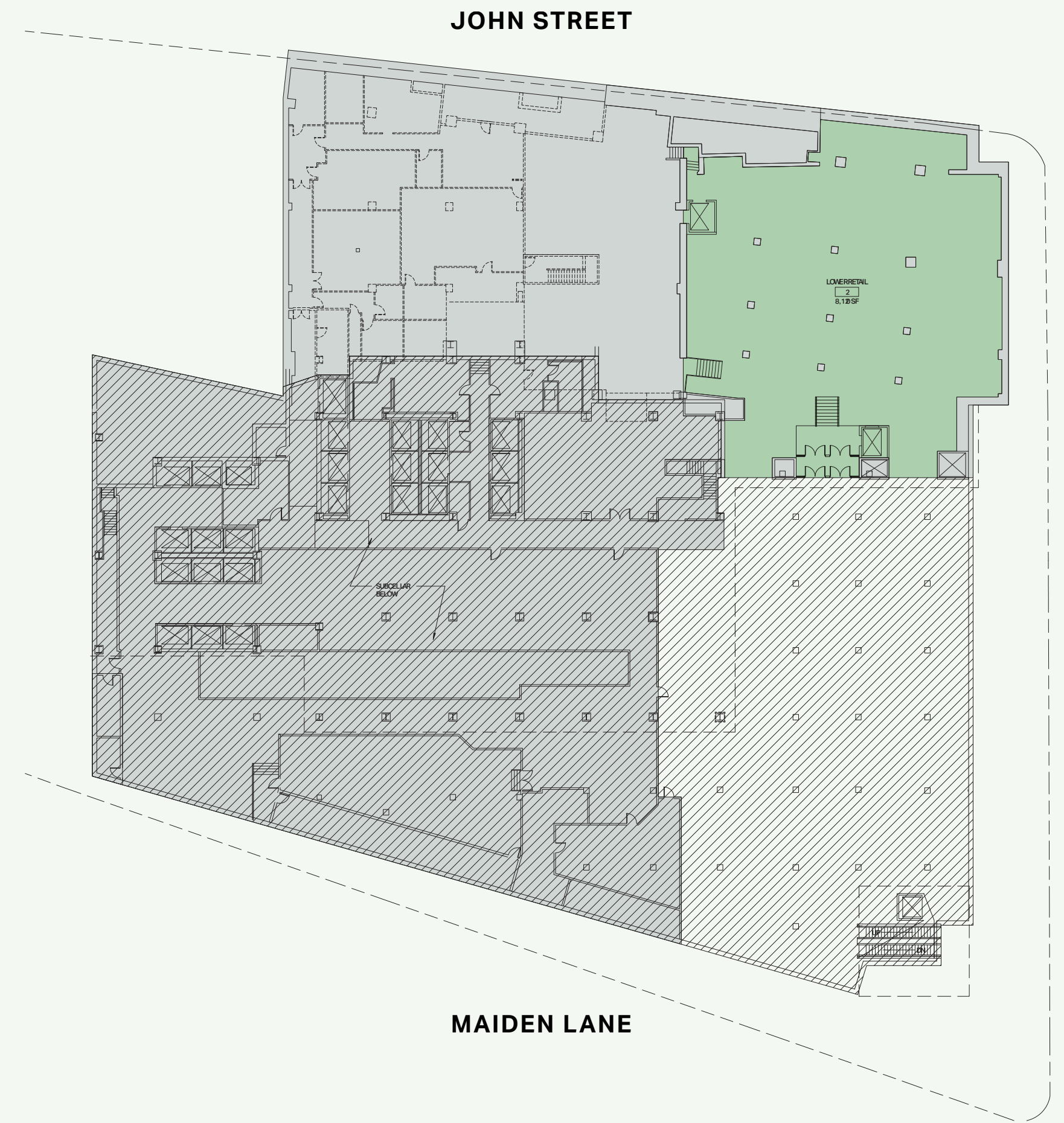
## Retail Plaza Entrance 388 SF

Ceiling Height: 11'



## 101 William Lower Retail 8,120 SF

Ceiling Height: 12'



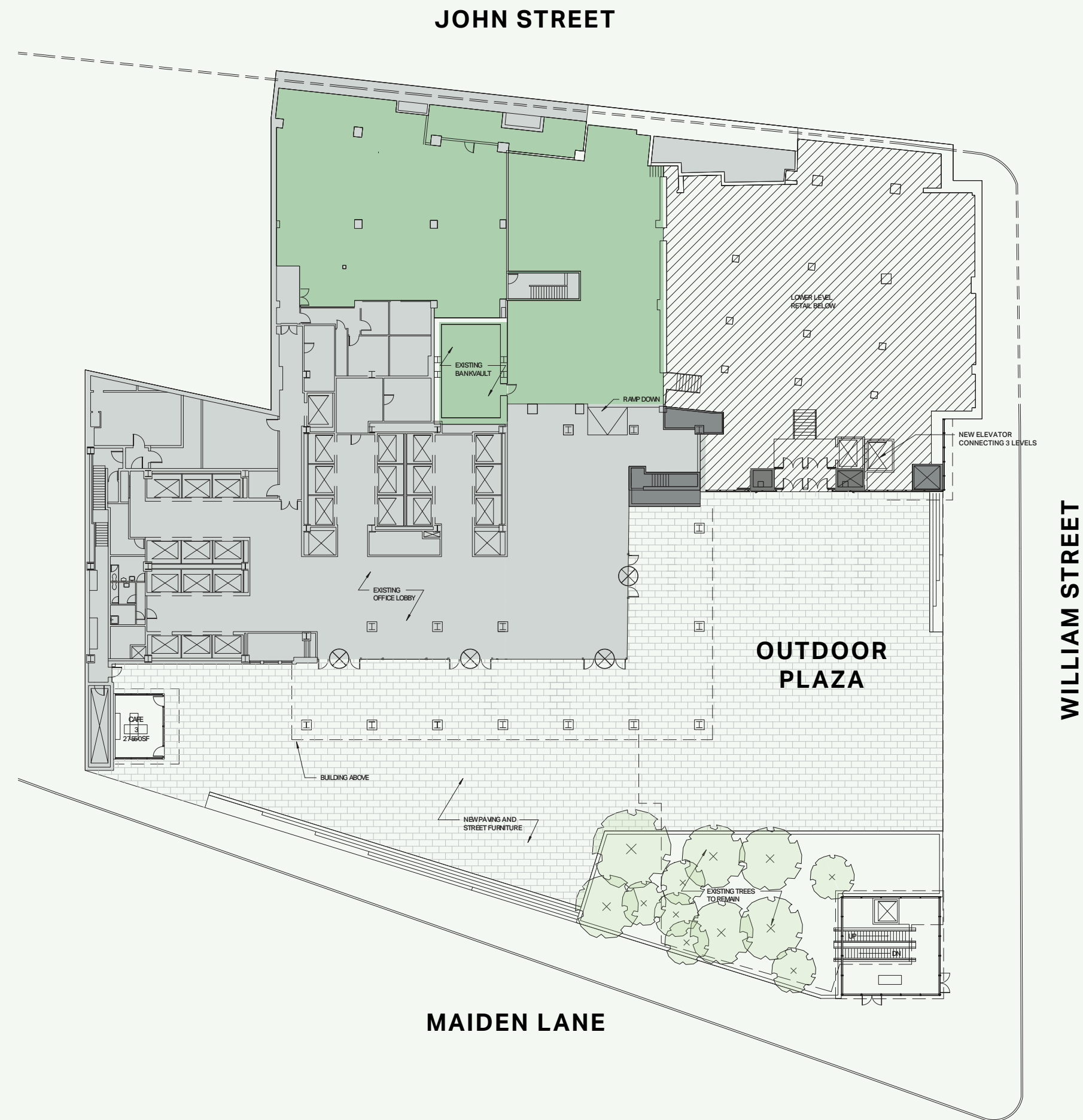
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# 101 William

## Plaza Retail

14,080 SF

Ceiling Height: 11'



# 59 Maiden

## Sub-Lower Plaza Entrance

570 SF

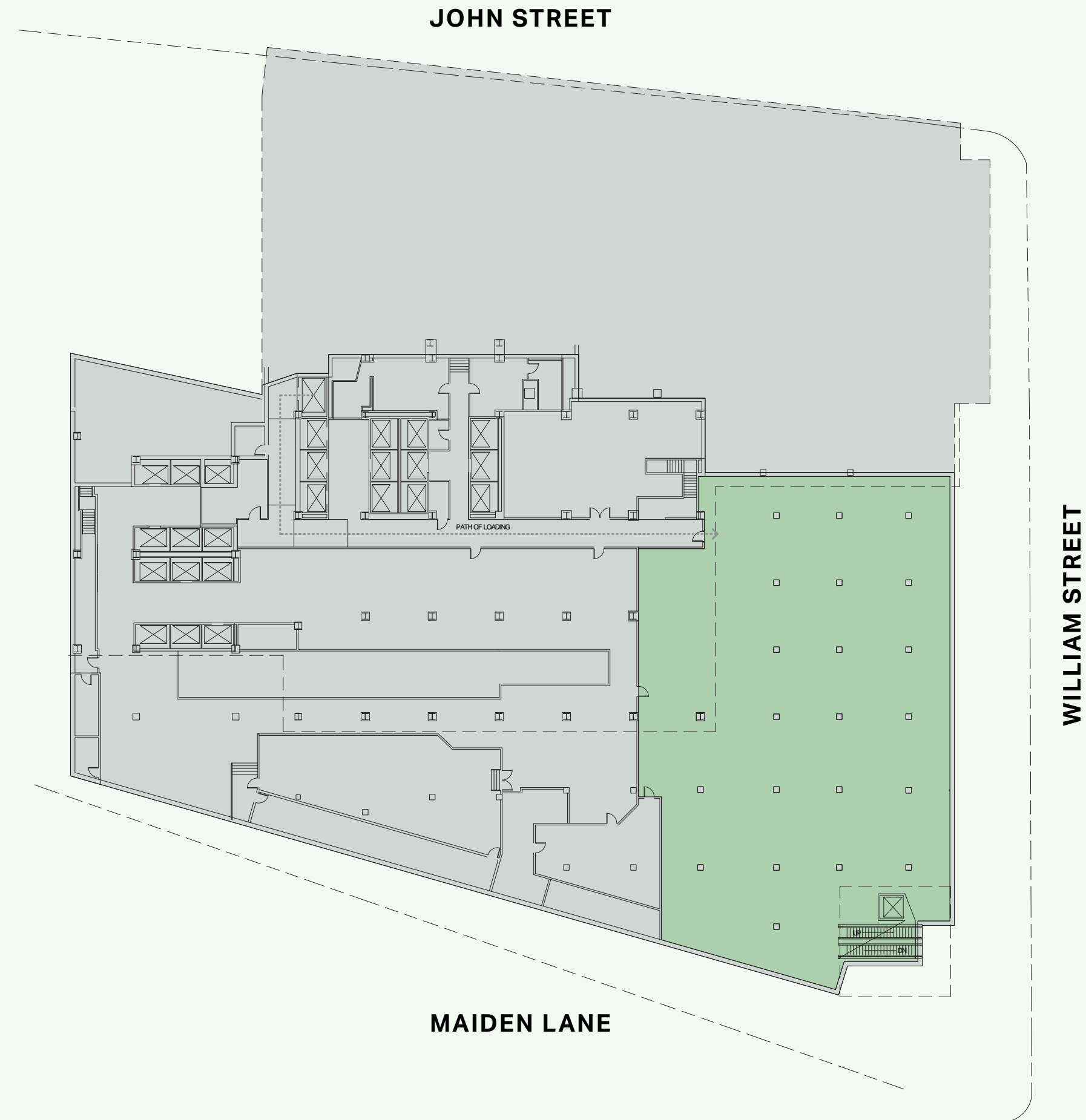
Ceiling Height: 14.5'



## Sub-Lower Retail

12,580 SF

Ceiling Height: 14.5'



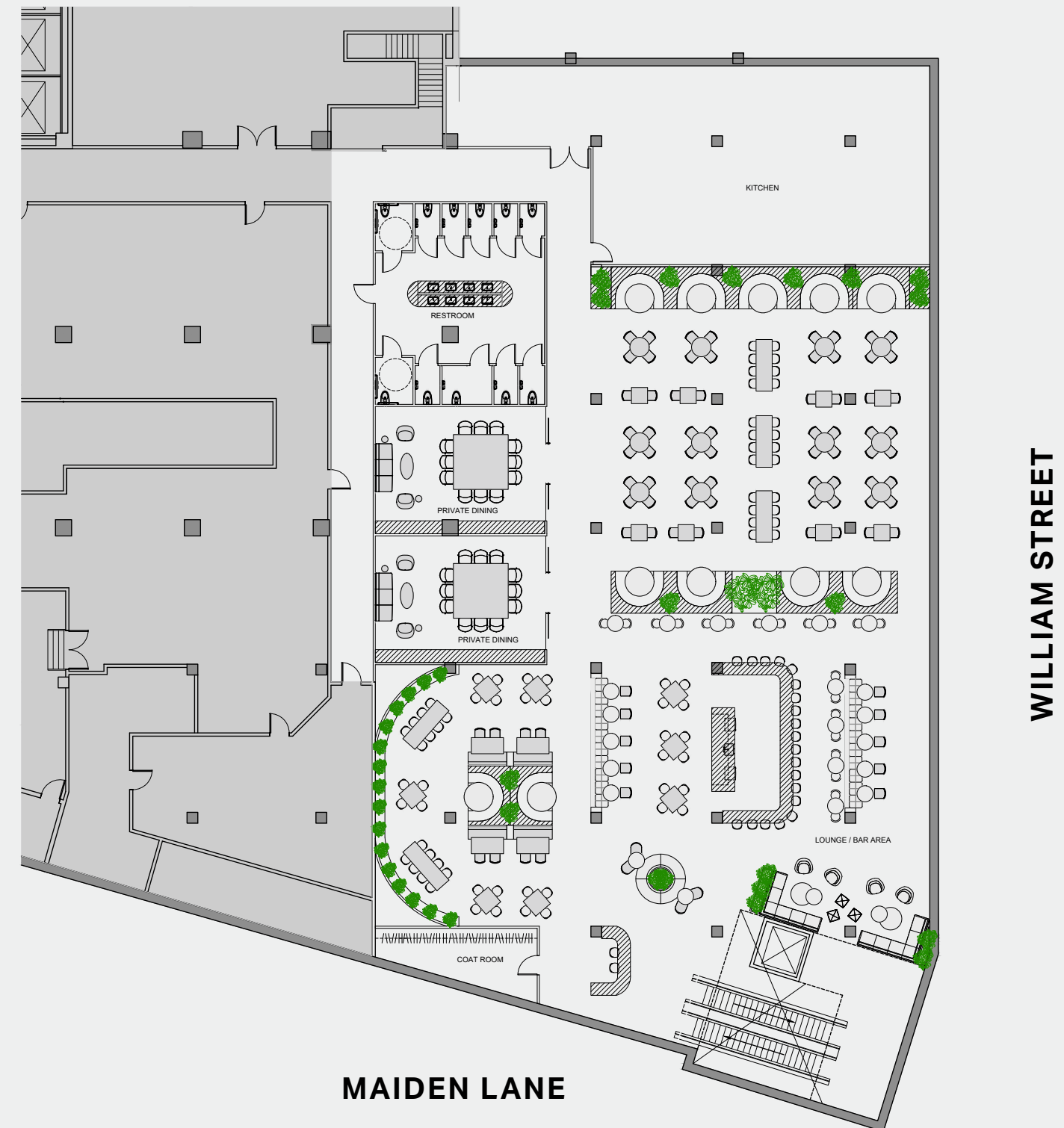
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# 59 Maiden Test-Fit Restaurant

## Sub-Lower Retail 12,580 SF

Ceiling Height: 14.5'

RESTAURANT	SEATS
HOST	2
DINING ROOM	124
PRIVATE DINING ROOM 3	48
BAR/LOUNGE SEATING	144
UNISEX RESTROOM	11



# 101 William Division Scenarios

**Ground Floor** C: 1,171 SF  
 A: 2,630 SF D: 1,516 SF  
 B: 1,460 SF E: 610 SF

Ceiling Height: 20.5'

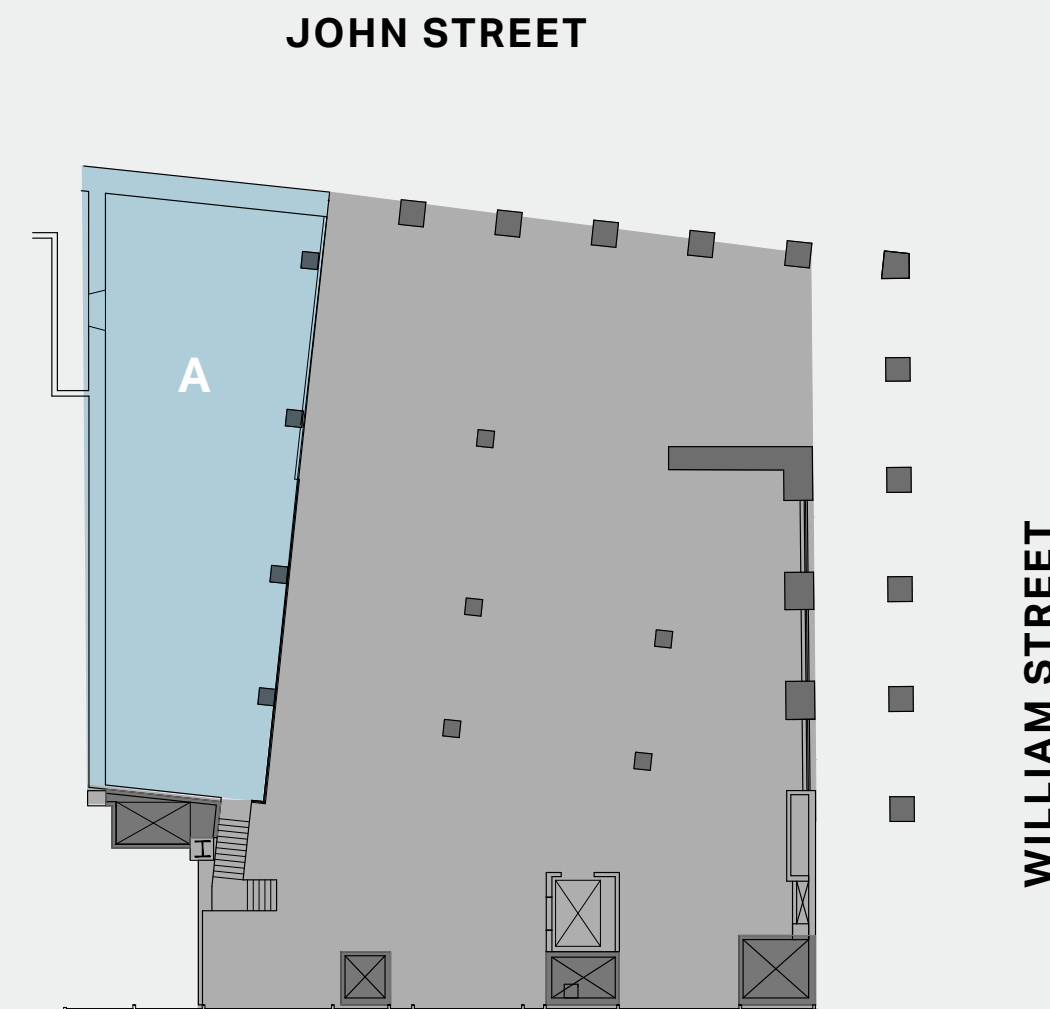
**Mezzanine**  
 A: 1,628 SF

Ceiling Height: 10'

**Lower Level**

A: 1,275 SF C: 611 SF **Plaza A:**  
 B: 2,450 SF D: 3,764 SF 4,235 SF

Ceiling Height: 12'



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# Test-Fit Division Scenarios

**Ground Floor** C: 1,171 SF  
 A: 2,630 SF D: 1,516 SF  
 B: 1,460 SF E: 610 SF

Ceiling Height: 20.5'

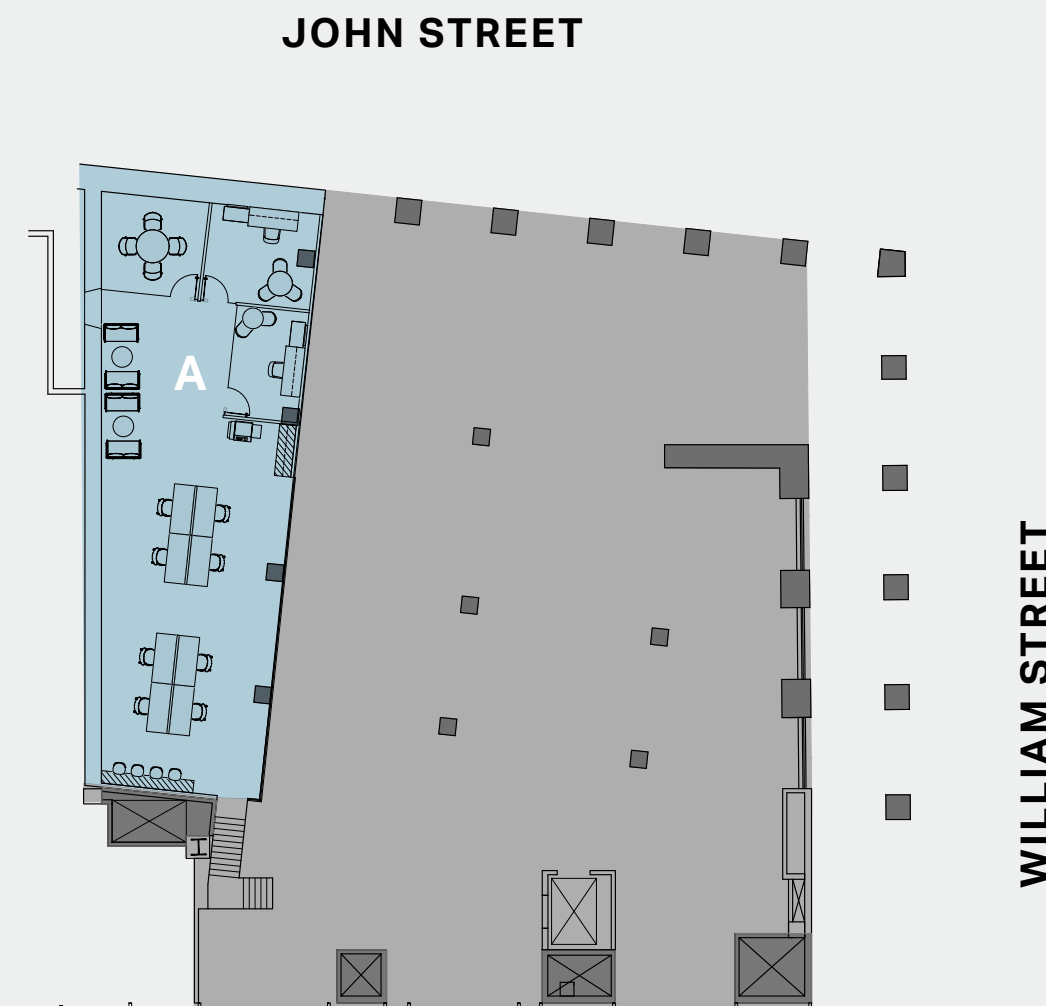
**Mezzanine**  
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**Lower Level**

A: 1,275 SF C: 611 SF **Plaza A:**  
 B: 2,450 SF D: 3,764 SF 4,235 SF

Ceiling Height: 12'



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# 101 William Test-Fit Restaurant

## Ground Floor 7,504 SF

Ceiling Height: 20.5'

MEZZANINE	SEATS
HOST	2
DINING ROOM	136
BAR SEATING	46
CAFE SEATING	15

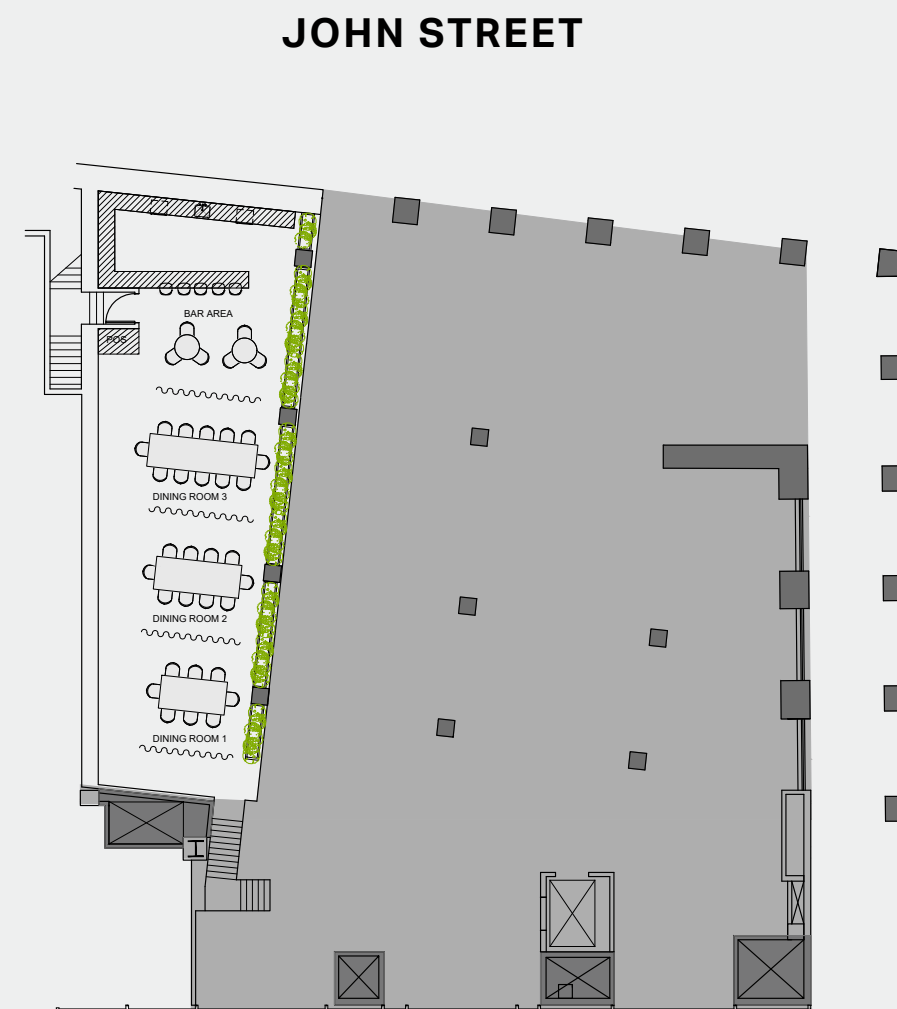


MAIDEN LANE

## Mezzanine 1,628 SF

Ceiling Height: 10'

MEZZANINE	SEATS
PRIVATE DINING ROOM 1	8
PRIVATE DINING ROOM 2	10
PRIVATE DINING ROOM 3	12
BAR AREA	11



MAIDEN LANE

## Lower Level + Plaza Retail 22,200 SF

Ceiling Height: 12'

BASEMENT	SEATS
BAR SEATING	186
TASTING ROOM	16
WINE CELLAR	
KITCHEN	
WOMEN'S RESTROOM	6
MEN'S RESTROOM	6



MAIDEN LANE

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# 101 William Test-Fit Fitness

## Ground Floor 7,504 SF

Ceiling Height: 20.5'

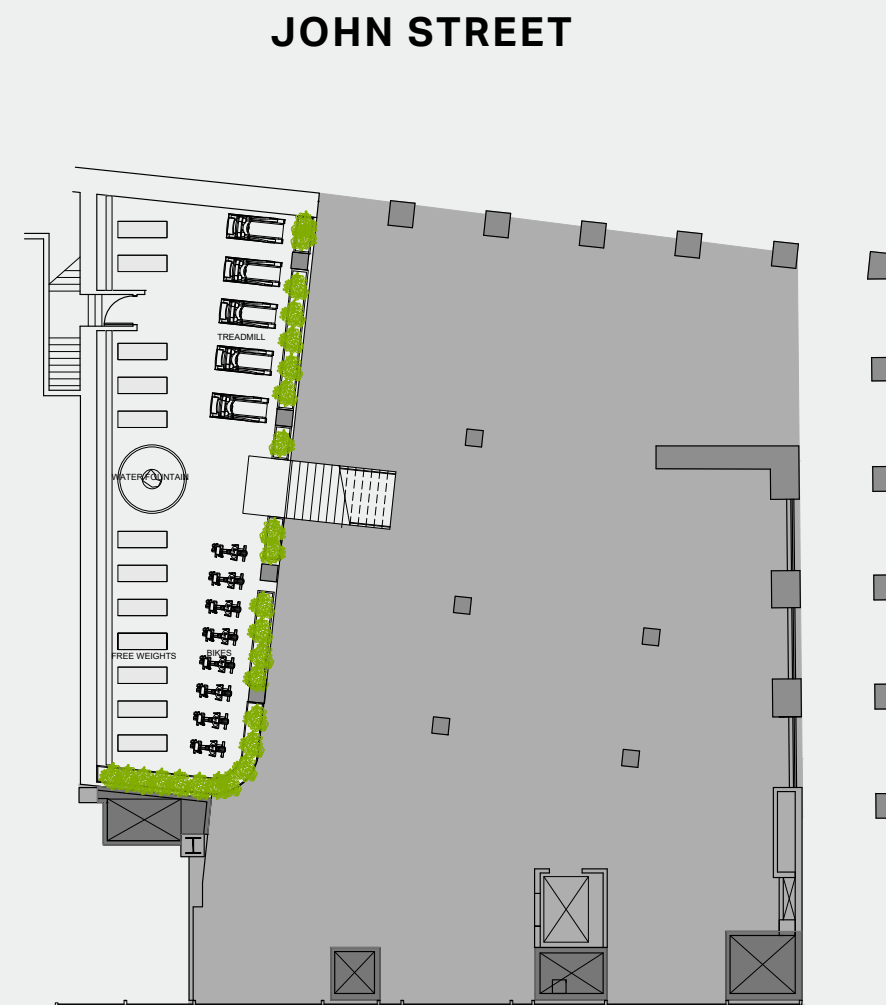
WORKSPACE	SEATS	QNTY
PRIVATE OFFICE	4	4
RECEPTION	2	1
TOTAL HEADCOUNT	6	5
COLLAB SPACE	SEATS	QNTY
MEETING ROOM	6	2
OPEN LOUNGE	13	4
TOTAL COLLAB	19	6
AMENITIES	SEATS	QNTY
JUICE BAR	21	1
EQUIPMENT AREA	21	1
CARDIO AREA	14	1



## Mezzanine 1,628 SF

Ceiling Height: 10'

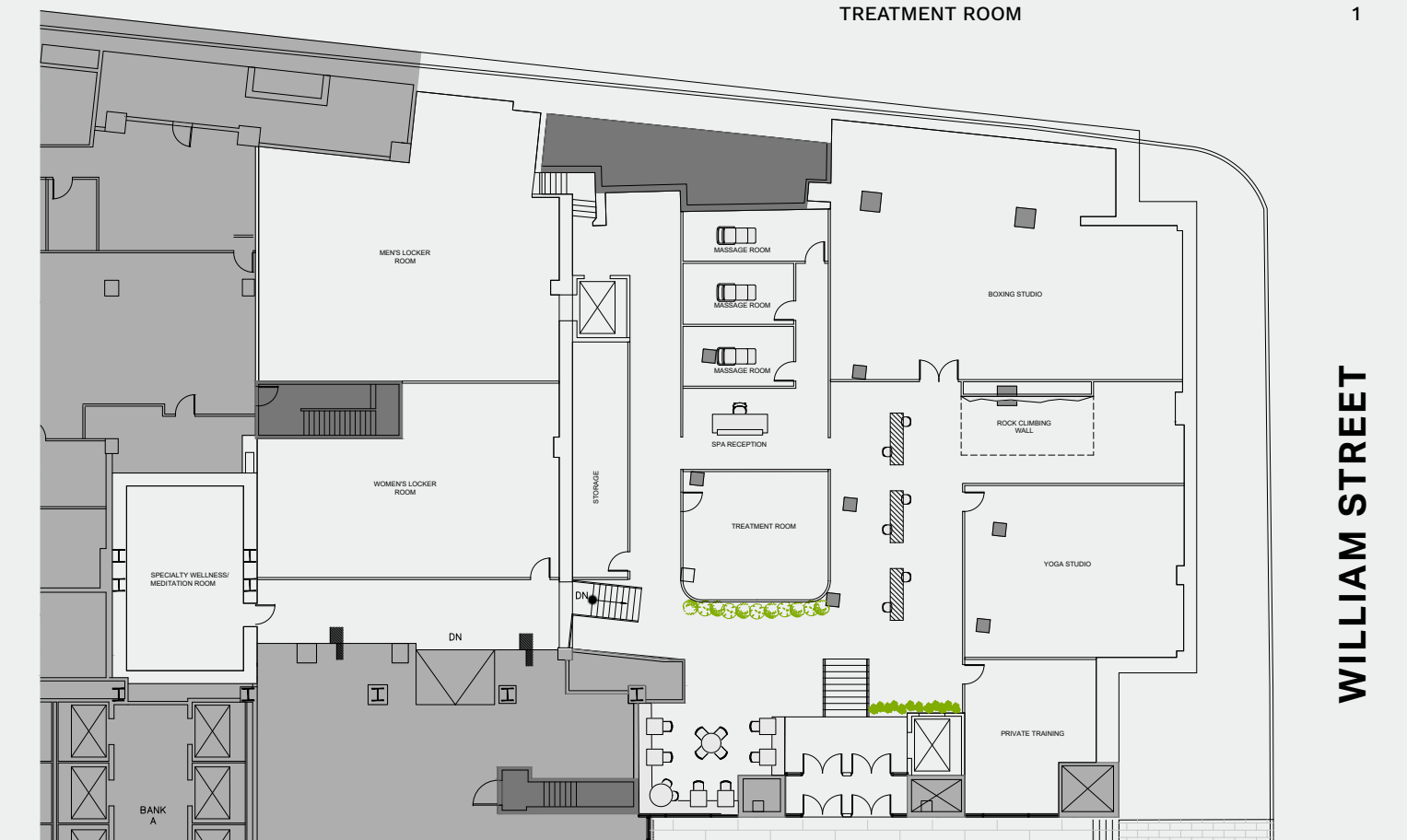
AMENITIES	SEATS	QNTY
CARDIO AREA	13	1
FREE WEIGHTS AREA	12	1



## Lower Level + Plaza Retail 22,200 SF

Ceiling Height: 12'

AMENITIES	SEATS	QNTY
PRIVATE TRAINING		1
YOGA STUDIO		1
LOUNGE	22	1
BOXING STUDIO		1
SUPPORT	SEATS	QNTY
SPECIALTY WELLNESS/ MEDITATION ROOM		1
WOMEN'S LOCKER ROOM		1
MEN'S LOCKER ROOM		1
STORAGE		1
MESSAGE ROOM	3	3
TREATMENT ROOM		1





# Take a Virtual Tour

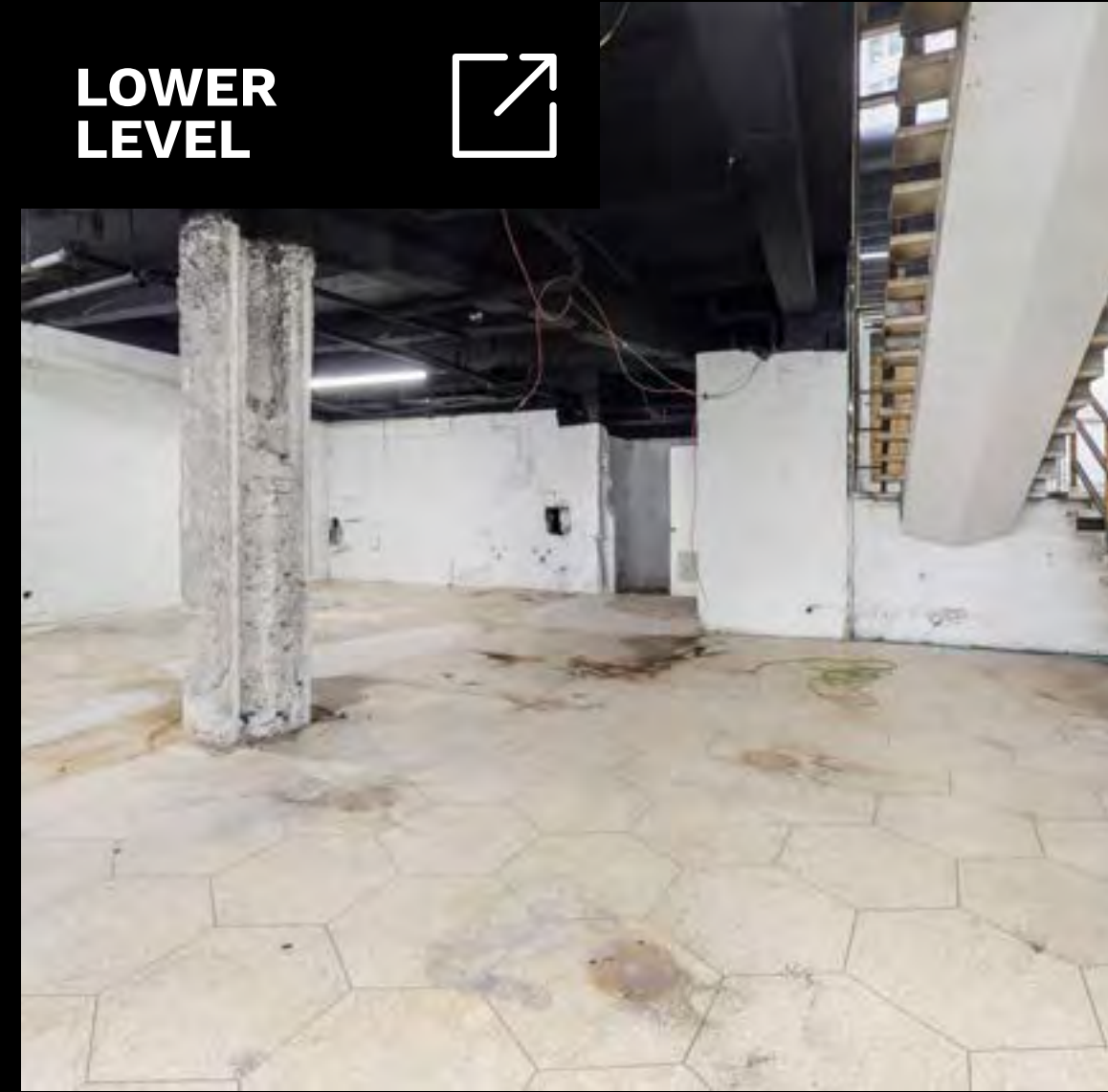
**GROUND FLOOR**



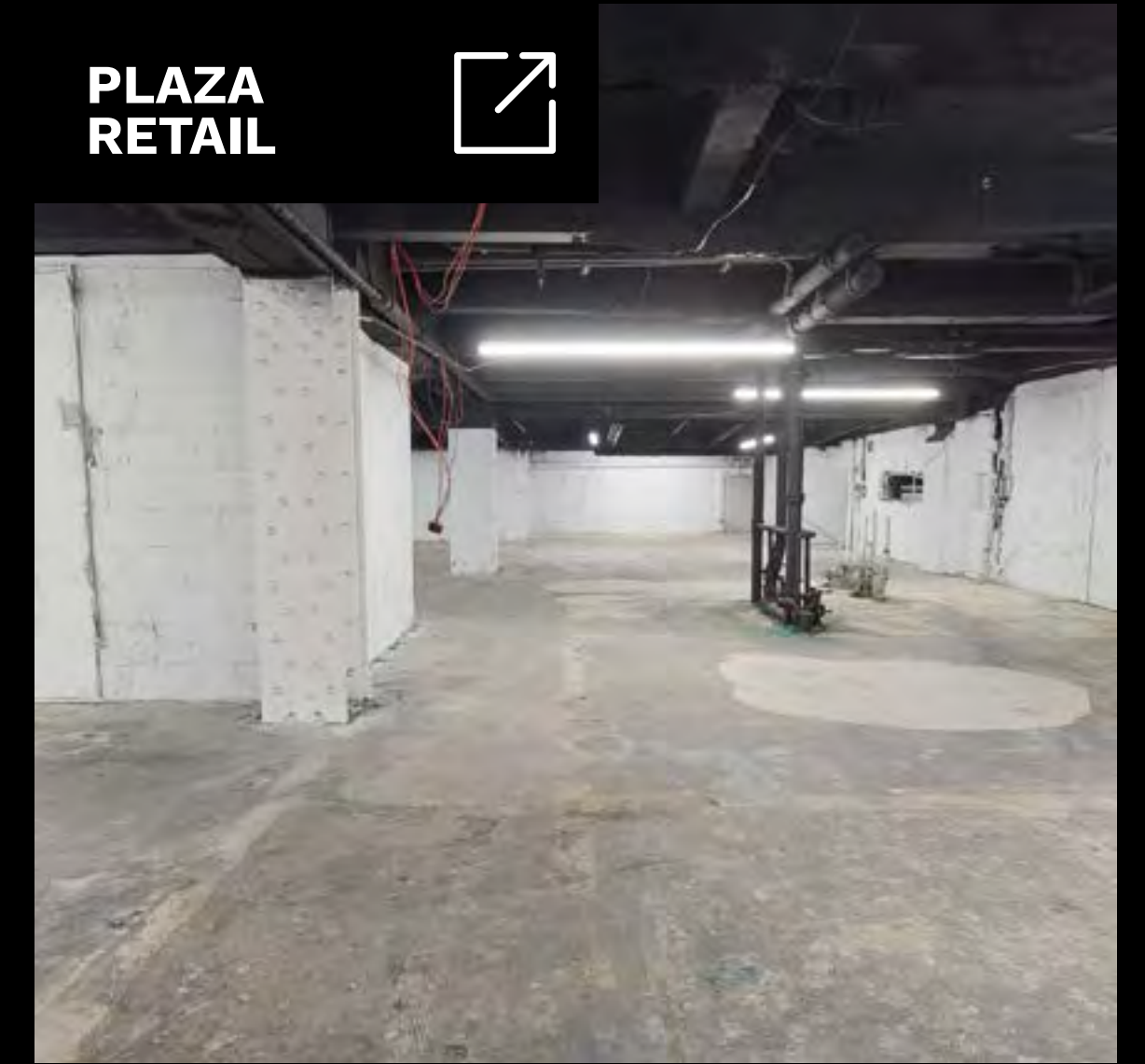
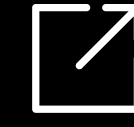
**MEZZANINE**



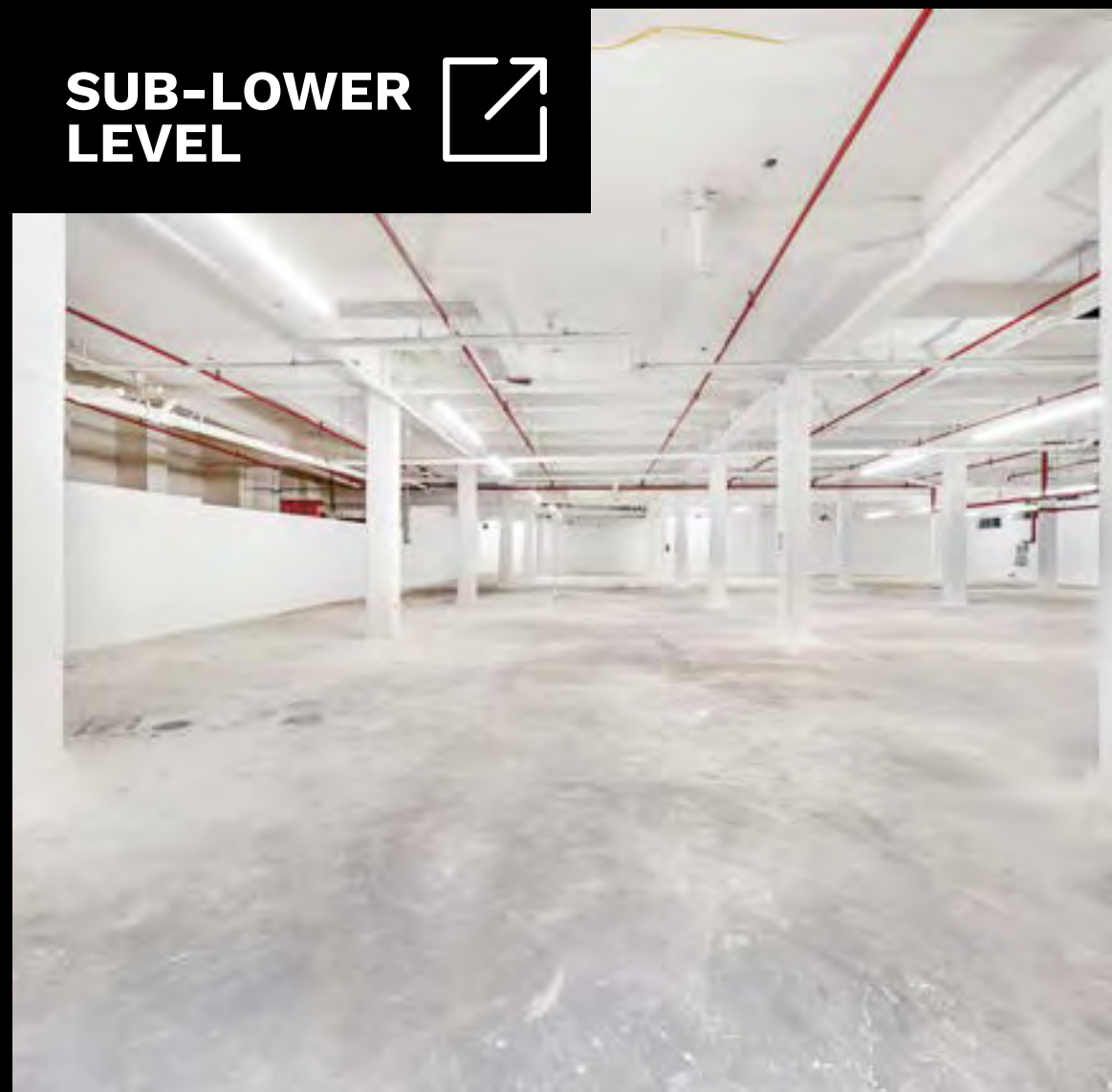
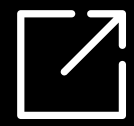
**LOWER LEVEL**



**PLAZA RETAIL**



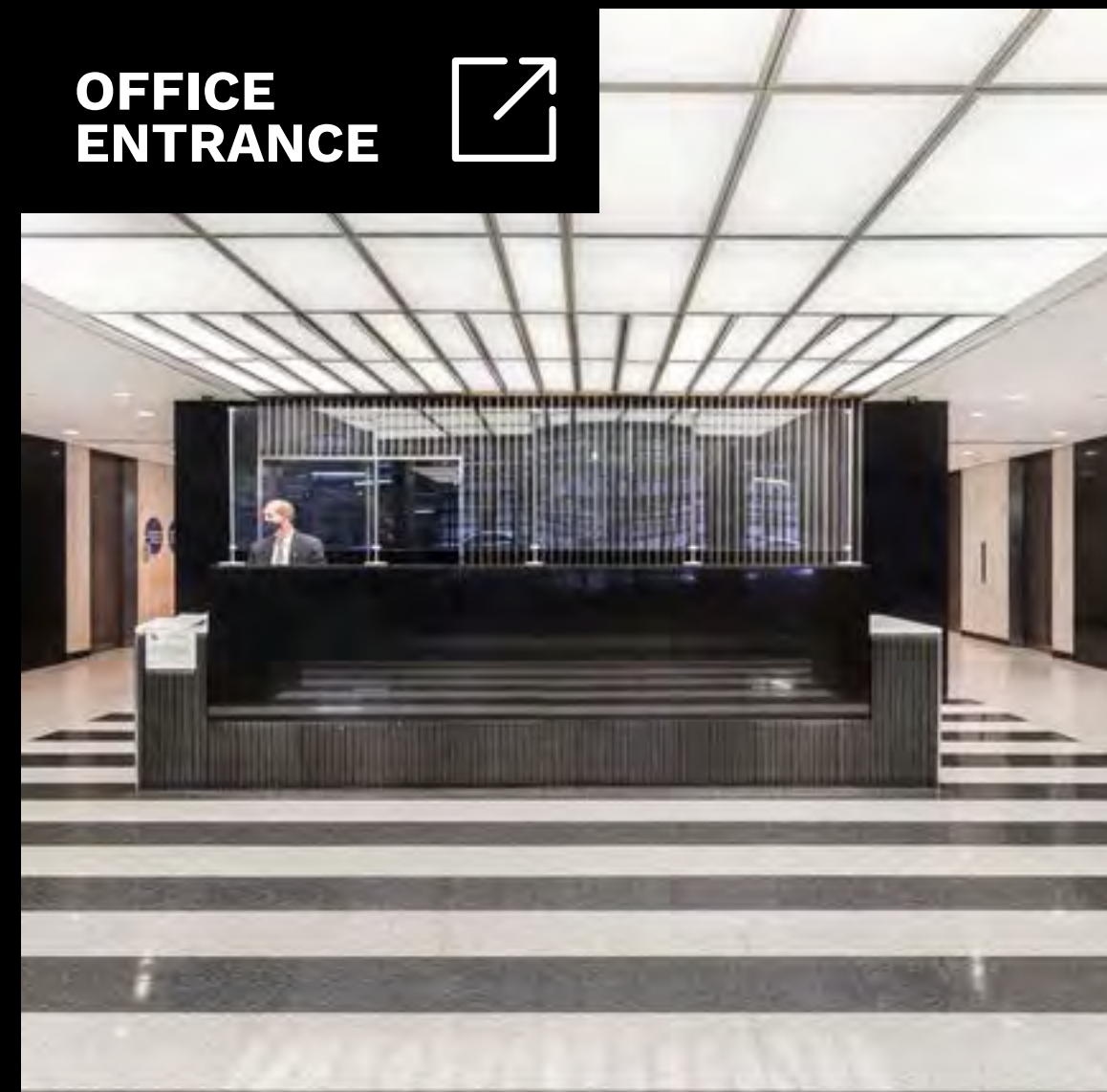
**SUB-LOWER LEVEL**



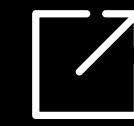
**OUTDOOR PLAZA**



**OFFICE ENTRANCE**

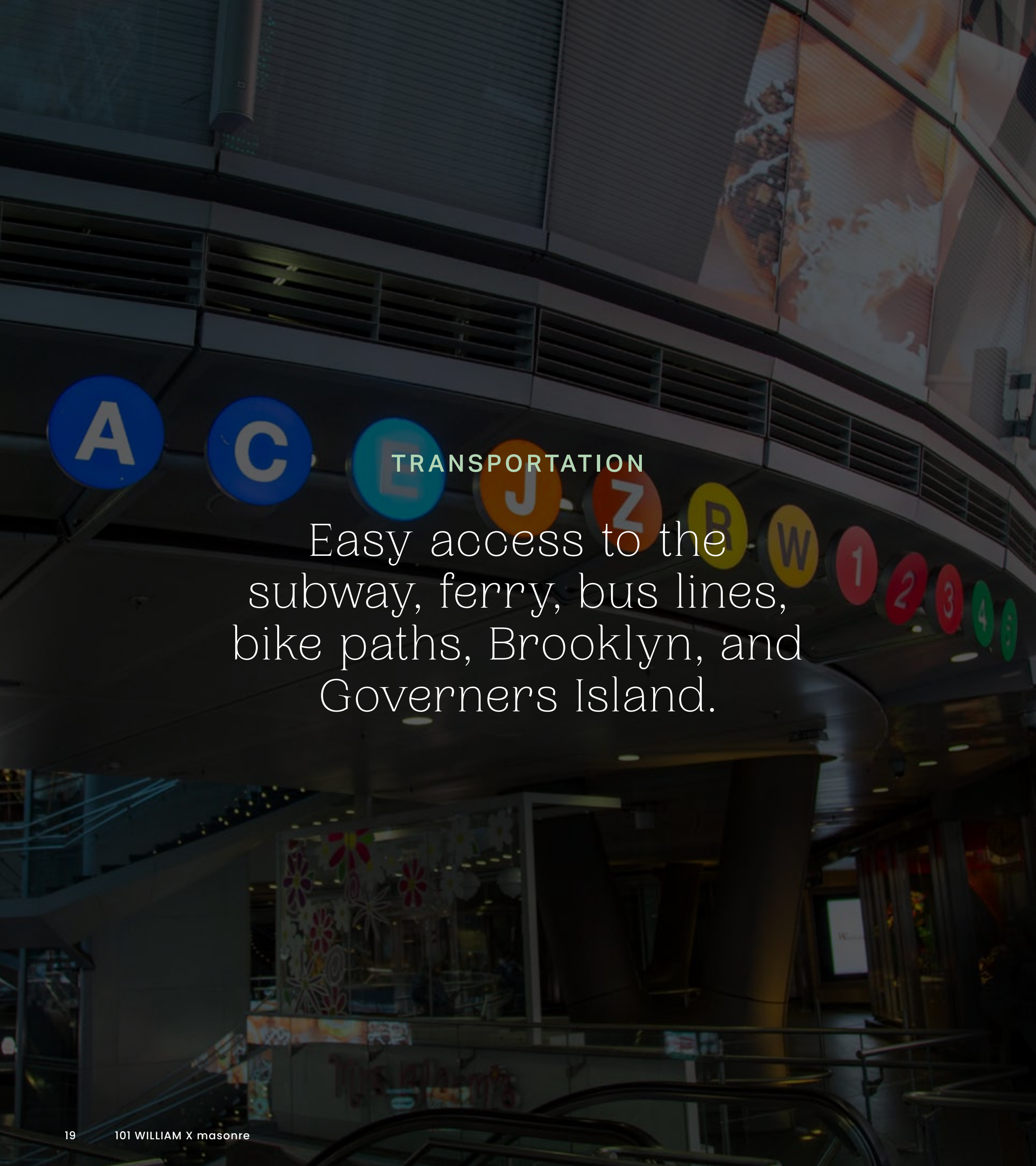


**LOADING DOCK**



# The Neighborhood

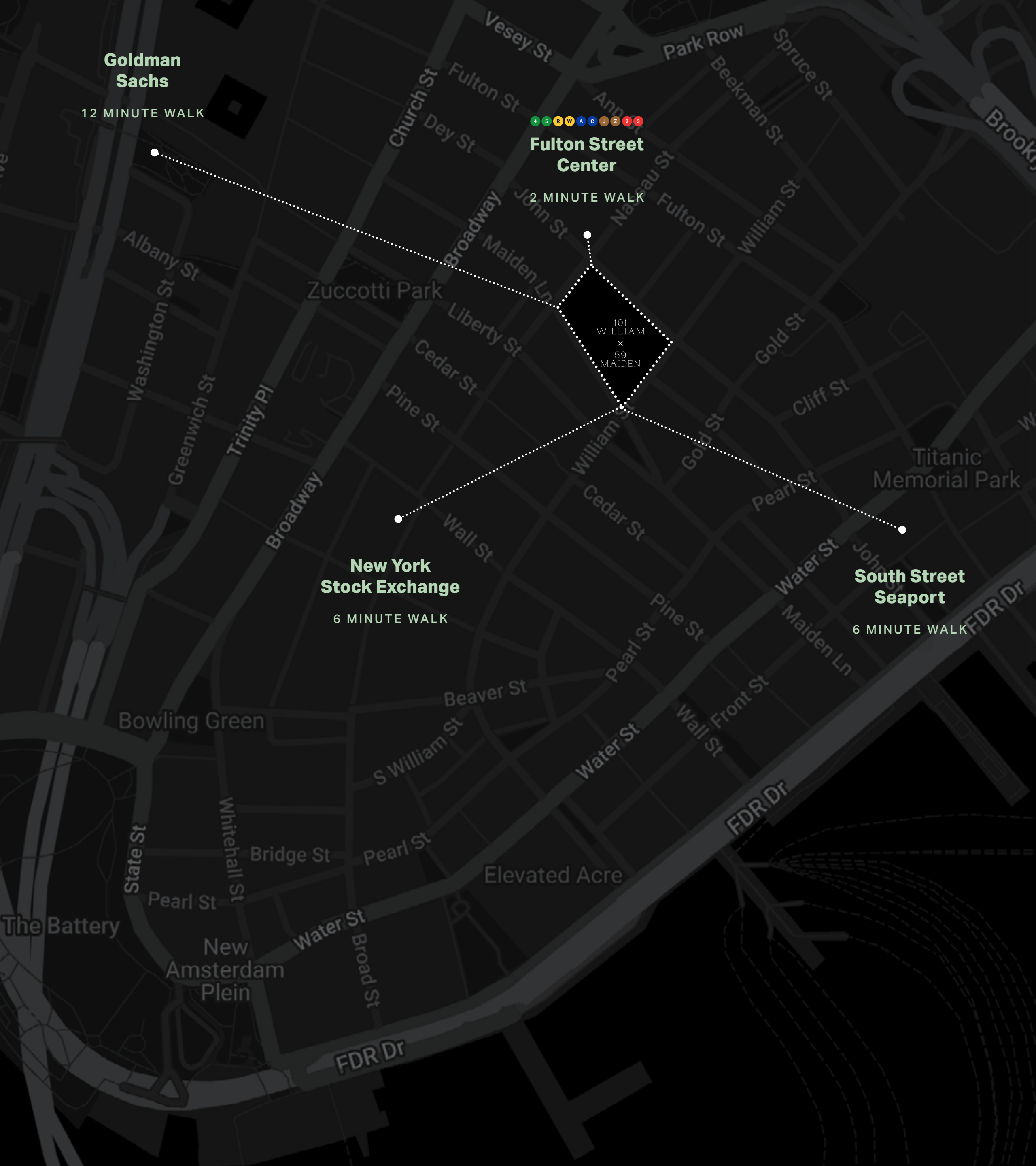




**A C E J Z R W 1 2 3 4 5**

**TRANSPORTATION**

Easy access to the subway, ferry, bus lines, bike paths, Brooklyn, and Governors Island.



# Recent Residential Developments



## 130 William

- 242 Luxury Residential Units
- Studios to 4 Bedrooms priced between \$895,000 - \$20,000,000
- High end new development in the Fulton/Seaport area of the Financial District
- Ranked by the Real Deal as one of the top selling new developments in 2021, with 81 signed contracts totaling \$218,202,658 in Sales volume



## 1 Wall Street

- 566 Residential Units, anchored by Whole Foods and Lifetime Fitness
- Studios to 5+ Bedrooms priced between \$990,000 - \$20,000,000 (there are plans for a massive penthouse which could ask upwards of \$40,000,000 + although very little info has been released)
- Largest office to condominium conversion in NYC history - 1.2 Million Square Feet



## 25 Park Row

- 110 Luxury Residential units
- 1 to 5 Bedrooms with prices ranging from approx. \$2,000,000-\$25,000,000
- Record Setting (FiDi) \$25,000,000 duplex PH entered into Contract in Nov, 2021.
- 53,000 sqft of available retail space



## 8 Spruce Street

- 899 Unit Luxury Rental Building
- Studios to 4 Bedrooms with prices ranging from approx. \$4,000/month to upwards of \$25,000/month
- 94% Occupancy
- Elementary/Middle School taking up the first 5 floors of the building
- Blackstone is set to acquire the building for \$930,000,000



## 19 Dutch Street

- 483 Unit Luxury Rental Building
- Studios to 2 Bedrooms with prices ranging from approx. \$3,500/month-\$12,000/month
- 98% Occupancy
- Carmel Partners is looking to sell the building for \$500,000,000+



## 20 Broad Street

- 533 Unit Luxury Rental Building
- Studios to 2 Bedrooms + Home Offices with prices ranging from approx. \$2,500/month-\$9,500/month
- Office to Residential conversion project
- 90,000 square feet of retail space

42 MILLION

Total Area  
Ridership

14.2 MILLION

Annual  
Tourists

88 MILLION

Square Feet  
of Office Space

\$8.4 BILLION

Annual  
Spending Power

6,100+

Hotel  
Rooms

\$1.4 MILLION

Median  
Home Value

33.9

Median  
Age

323,000

Area  
Employees

# Contact Exclusive Agents

## masonre

masonre is a real estate brokerage and advisory firm with a strong history of leading the growth of trophy retail assets and brands in New York City, Miami, and Los Angeles.

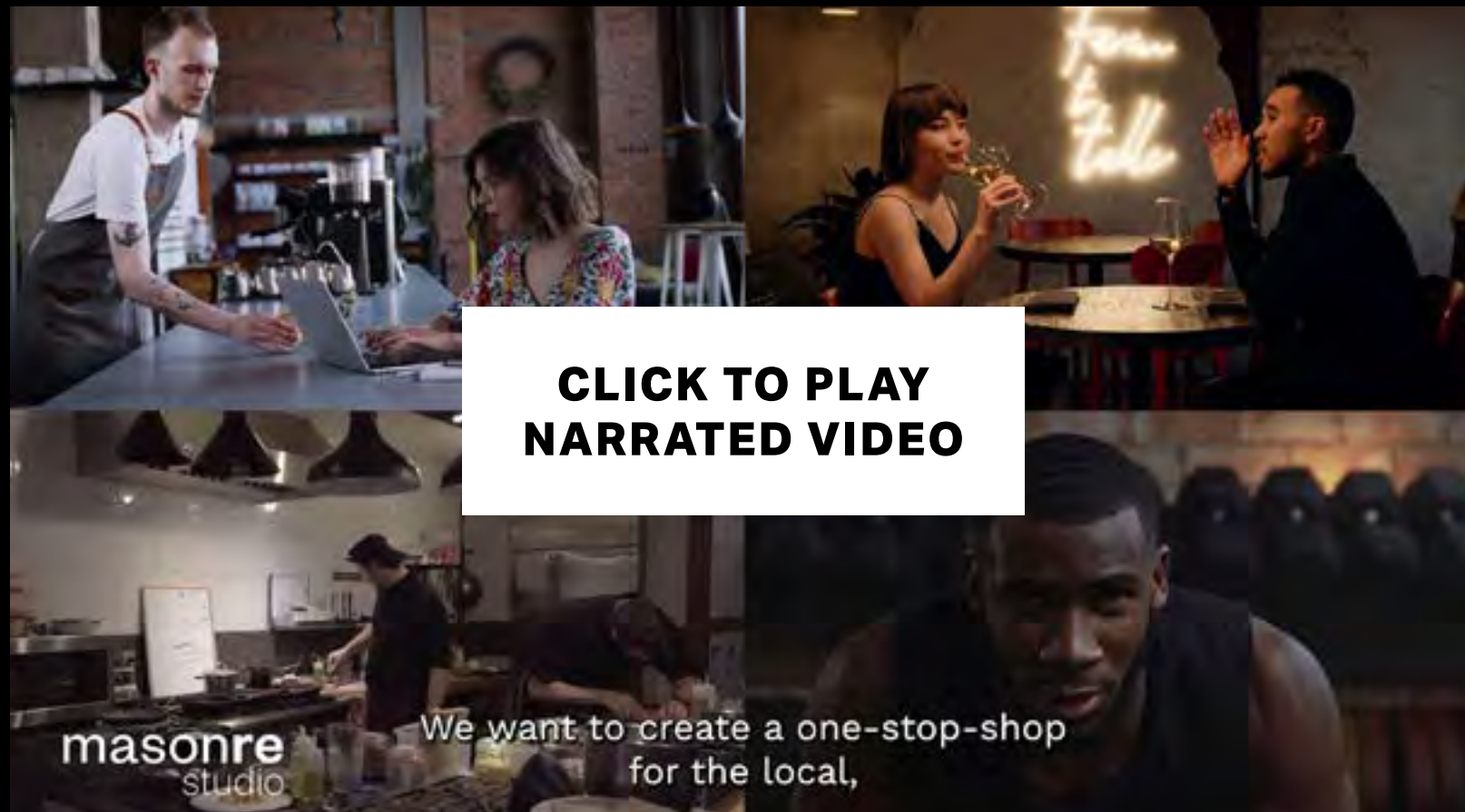
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**masonre studio** We want to create a one-stop-shop for the local,

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