



Clean Market to open 2,748 s/f at Brookfield Place

February 19, 2019 - Shopping Centers

Manhattan, NY Brookfield Place has signed a 10-year, 2,748 s/f lease with Clean Market, a modern wellness hub. Set to open in the fall at Brookfield Places' 230 Vesey St. Shops, this will be Clean Market's second NYC location. The broker on the lease was Jack Terzi of JTRE.

The new location, located off the Winter Garden stairs and across from Hudson Eats, will offer the full suite of services, including a Vitamin IV Drip Lounge, full-spectrum infrared saunas, whole-body cryotherapy, and a functional food and tonic bar with a Vitality Supplement Market.

"As we continue to seek out a new generation of retailers addressing voids in the marketplace with innovative ideas, Clean Market stood out to us as a differentiator really addressing the demands of consumers searching for fulfilling wellness experiences," said Michael Goldban, SVP retail leasing at Brookfield Properties. "We're proud to welcome them to Brookfield Place, and we look forward to them adding an increasingly sought-after amenity to the complex."

"We're thrilled to be part of this amazing project as it represents a huge opportunity for Clean Market and a means to connect with the Brookfield community, both corporate and residential. We are looking forward to bringing the first authentic wellness destination to the Financial District," said Lily Kunin, founder of Clean Market.

Founder Kunin, author of Good Clean Food and founder of Clean Food Dirty City, has worked closely with a team of top medical staff to curate a selection of wellness retail and treatments. Her approach to wellness is rooted in the principles of functional medicine and Clean Market's offerings trace back to the seven pillars of functional medicine, including energy, flow, detox, brain, community, beauty, and gut health.

Clean Market will be amidst a diverse portfolio of retailers that call Brookfield Place home, ranging from luxury fashion, high-end culinary experiences, and health and wellness, including Gucci, Equinox, lululemon, Le District, and many more. One of the most enlivened spaces in New York, Brookfield Place is known for delivering innovative retail experiences, including recent collaborations with Johnnie Walker and Wired, as well as the addition of b8ta. Always awash in activity, Brookfield Place also offers a variety of visual art installations and public programming, such as Luminaries, the beloved holiday favorite created by the LAB at Rockwell Group.

In the second deal, Setagaya signed a 2,400 s/f, 10-year lease at 666 6th Ave. in Chelsea. The space features 1,100 s/f ground floor and a 1,300 s/f cellar. Abramson and Matthew Olden of

Buchbinder & Warren represented the landlord, 666 Owners LLC.

William McCollum of Prime Manhattan Realty represented the tenant. Setagaya is a ramen noodle restaurant and ramen noodle food product brand, with 16 locations in Japan. This will be Setagaya's fourth location in New York City. The founder, Tsukasa Maejima, known publicly as "Mr. Ramen," opened two restaurants, Ramen Setagaya in 2000, and Hirugao in 2001, before incorporating the restaurants as Setagaya Co., Ltd. in 2006. Maejima also has collaborated with other companies to create a string of popular Ramen products sold worldwide. After opening a restaurant in New York in 2007, Maejima began actively working to expand Setagaya overseas, particularly in the USA and Asia. Within one year of opening, the first New York location placed in the restaurant section of New York Magazine's Best of New York awards.

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