

New York by the Numbers

Economic snapshots of the five boroughs

Center *for an*
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Future

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The Center for an Urban Future is New York City's home for independent research and innovative thinking about key issues affecting the five boroughs.

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Return of the Chains: This year's borough-by-borough analysis of New York City's largest retailers

Our second annual ranking of national retailers in New York City finds that some of the highest-profile chains from last year's study have been hit hard by the deep economic downturn and accompanying drop in consumer spending. Circuit City, Burritoville, Levitz, 1-800-Mattress and KB Toys are among a handful of large stores that have declared bankruptcy in the last year, while Rite Aid, Blimpie, AT&T Wireless and several others have considerably reduced their presence in the five boroughs over the same period.

These results are hardly shocking given the sour economic climate. But our new analysis also includes a surprising finding: dozens of chain stores actually have expanded their footprint in the five boroughs over the past year. Over 30 percent of the retailers from last year's report have opened more stores in the city in the past twelve months, and an equal share has held firm with the same number of stores as in 2008.

The chains with the largest presence in New York City as of July 2008, when we published our first list of national retailers in the five boroughs, retained that pre-eminence a year later. The top twelve chains in 2009 are unchanged from 2008, though the order has shifted slightly. Dunkin' Donuts, once again the most prevalent national retailer in New York, now has an incredible 429 stores across the five boroughs—68 more than second place Subway, with 361 outlets. McDonalds and Starbucks tied for third place with 258 stores each. All four were among the national chains that added stores in the city: Dunkin' Donuts, has 88 more stores in the city now than it did a year ago—and that's after 12 of its stores were converted into Tim Horton's franchises. The other biggest gainers over the last year have been Starbucks, which has a net of 23 more stores despite closing a handful of locations; Subway (which added 25 stores); Walgreens (16) and T-Mobile (14).

Overall, we found 277 national retailers with two or more outlets in New York City, up from 167 in our initial study. Twelve of these retailers have 100 or more locations in the city, while 31 have 50 or more locations and 65 have 20 or more. Not surprisingly Manhattan has more national retail stores than any other borough (2,552), followed by Queens (1,448), Brooklyn (1,256), the Bronx (705) and Staten Island (396). Although Starbucks has the most locations in Manhattan of any national retailer with 193, Dunkin Donuts comes in first in every other borough, with 132 outlets in Queens, 101 in Brooklyn, 60 in the Bronx and 31 in Staten Island.

Staten Island may have the smallest collection of national retailers in the city, but New York's least populous borough is also home to the zip code with the largest number of outlets. The borough's 10314 zip code, in New Springville, has 188 national retail stores. That's considerably more than the other top zip codes on our list, all in Manhattan: 10001 (West Midtown) with 160; 10003 (Union Square/East Village) with 151; and 10019 (West Midtown/Columbus Circle) with 148. Clearly one reason for the large concentration of retail outlets in Staten Island's 10314 zip code is the presence of the Staten Island Mall, but this zip code is also more than 18 times larger in area than the Manhattan zip code with the second largest concentration (10001).

Last year, the Center set out to develop the first comprehensive list of national retailers in New York to provide a statistical backdrop to the growing debate about whether the city's mom-and-pop stores are getting squeezed out by national chains. We decided to make this an annual publication, since doing so allows us to track ongoing changes and trends in the city's retail picture. The year-over-year comparison shows that, of the 167 retailers we previously identified with more than one location in the city, 53 have expanded their number of outlets in the city despite poor economic conditions. Another 52 have the same number of locations, and 62 now have fewer stores.

This year's list, however, is much more complete than last year's publication, thanks to the inclusion of several dozen retailers with only a small number of outlets in the city that were unintentionally left off of last year's list. We include 277 retailers this year, up from 167 a year ago. Our analysis has some new elements as well. One new feature shows how many national retailers are present in each and every zip code in New York City. The charts that follow also include a citywide ranking of the top 30 and bottom 30 zip codes for number of retail outlets, as well as a top and bottom ten list of zip codes for each borough. Lastly, we also include three maps: one charts the concentration of national chain stores by zip codes; one highlights the number of chains per acre; and one looks at the number of chain stores per 1,000 residents.

These numbers alone, of course, don't paint a complete picture of the state of retail in New York City. In theory, the disappearance of former powerhouses like Circuit City and the reduced presence of big chains like Pizza Hut and AT&T Wireless could create new opportunities for independent mom-and-pop retailers by freeing up space and easing upward pressure on prices. But the well-known difficulties of small businesses looking to access credit in this downturn might represent a stronger countervailing factor—and any independent retailers would face the same depressed market conditions as their larger competitors.

New York City's Largest National Retailers, 2009

Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
Dunkin' Donuts	429	341	105	101	132	60	31
Subway	361	335	151	61	81	46	22
McDonald's	258	248	81	59	62	45	11
Starbucks	258	235	193	19	33	5	8
Duane Reade	229	216	150	30	30	11	8
Baskin-Robbins	207	215	46	56	67	24	14
Rite Aid	195	209	35	50	63	43	4
Radio Shack	115	116	39	28	24	18	6
GNC	110	115	41	27	25	14	3
Sleepy's	108	105	34	24	27	14	9
CVS	107	108	28	21	32	11	15
Payless	106	109	22	35	25	19	5
T-Mobile	96	82	30	28	20	14	4
Burger King	94	92	20	23	27	16	8
Jackson Hewitt Tax Service	92	83	19	21	25	21	6
GameStop	75	69	18	20	18	13	6
Domino's Pizza	71	74	19	19	15	14	4
Golden Krust	70	72	10	27	16	17	0
KFC	69	70	9	24	21	11	4
Walgreen's	64	48	13	18	19	7	7
Staples	63	61	29	9	16	6	3
Carvel	62	62	6	13	24	10	9
FedEx Office	61	61	55	2	3	0	1
Petland Discounts	61	59	11	16	19	11	4
Popeye's	61	57	11	21	16	12	1
AT&T Wireless	59	85	31	10	8	8	2

Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
7-Eleven	59	57	4	13	31	6	5
Papa John's	58	55	13	17	18	8	2
Foot Locker (incl. Lady Foot Locker)	56	58	17	15	8	12	4
NY Sports Clubs	54	55	39	7	6	1	1
Liberty Tax Service	51	43	4	19	12	14	2
Wendy's	45	50	11	9	13	6	6
Blockbuster	45	46	10	10	14	6	5
Verizon Wireless	45	41	16	8	12	5	4
Cohen's Fashion Optical	45	40	24	6	10	3	2
Tasti D-Lite	41	53	35	5	1	0	0
Rent-A-Center	40	38	5	14	9	9	3
Blimpie	37	50	17	4	4	12	0
Curves	36	47	1	11	13	4	7
White Castle	35	36	3	10	9	10	3
The Vitamin Shoppe	35	32	27	4	3	0	1
Gap (incl. GapKids & BabyGap)	34	35	18	3	8	1	4
Modell's	34	33	9	9	9	4	3
Au Bon Pain	33	34	19	2	11	1	0
Jimmy Jazz	32	42	6	13	4	9	0
V.I.M.	27	27	6	14	3	4	0
Liberty Travel	27	27	10	5	7	2	3
Aerosoles	27	21	19	4	3	0	1
The Children's Place	26	21	9	7	5	3	2
H&R Block (year round stores only)	25	29	12	4	4	4	1
Chipotle	25	21	24	1	0	0	0
Sprint	24	25	9	5	7	2	1
Papyrus	23	19	17	2	2	1	1
Quizno's	21	27	10	4	5	1	1
Lucille Roberts	21	21	5	6	6	4	0
Home Depot	21	20	2	5	8	3	3
Famiglia	21	18	13	1	4	3	0
Pret A Manger	21	15	21	0	0	0	0
Pizza Hut	20	39	6	3	10	1	0
Mandee	20	21	2	5	7	3	3
Sunglass Hut	20	21	13	1	5	0	1
Häagen-Dazs	20	19	9	4	5	2	0
Jamba Juice	20	18	19	0	1	0	0
Ricky's	20	18	18	2	0	0	0
American Apparel	20	16	16	4	0	0	0
Nine West	19	24	6	6	4	3	0
Equinox	19	20	18	1	0	0	0
Hale & Hearty Soups	19	20	18	1	0	0	0
Taco Bell	19	19	4	4	6	3	2
P.C. Richard & Sons	19	19	4	5	7	2	1
Nathan's	19	19	3	8	6	1	1
Strawberry	19	18	13	2	4	0	0
Applebee's	19	16	3	4	5	3	4
Aldo	19	16	13	2	3	0	1
LensCrafters	18	22	14	2	1	0	1
Banana Republic	18	20	14	1	2	0	1
Victoria's Secret	18	16	10	3	4	0	1

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Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
Bally Total Fitness	17	17	5	4	4	3	1
Le Pain Quotidien	17	17	17	0	0	0	0
Bolton's	16	18	13	1	1	1	0
Body Shop	16	17	11	1	3	0	1
Cosi	16	16	15	0	1	0	0
Old Navy	16	16	4	4	5	2	1
Sephora	16	15	12	0	2	1	1
Ashley Stewart	16	N/A	6	5	2	3	0
Crown Fried Chicken	16	N/A	3	9	3	1	0
Avenue	15	N/A	2	5	3	4	1
Sbarro	15	18	8	2	5	0	0
Barnes and Noble	15	16	8	2	3	1	1
Godiva	15	16	13	1	1	0	0
Supercuts	15	16	10	1	3	0	1
Boston Market	15	15	2	1	8	1	3
Dr. Jay's	15	15	4	4	2	5	0
Toys "R" Us (incl. Babies "R" Us)	15	14	3	3	5	2	2
Pinkberry	15	12	14	0	1	0	0
New York & Company	14	16	3	3	5	1	2
Cold Stone Creamery	14	15	4	3	5	0	2
Dress Barn	13	13	3	1	5	3	1
H&M	13	12	10	1	1	0	1
Marshall's	13	11	1	3	4	4	1
Beach Bum Tanning	13	N/A	5	0	7	0	1
Sterling Optical	12	N/A	4	2	3	1	2
Tim Hortons	12	N/A	10	2	0	0	0
L'Occitane	12	13	11	0	1	0	0
Coach	12	12	10	0	1	0	1
Express	12	12	7	1	3	0	1
Bath & Body Works	12	12	5	2	4	0	1
Motherhood Maternity	12	12	2	5	3	1	1
Party City	12	12	1	3	3	2	3
Meineke	12	12	1	5	3	1	2
Perfumania	12	11	5	1	4	1	1
Tim Hortons	12	N/A	10	2	0	0	0
Lane Bryant	11	13	2	4	2	2	1
Lids	11	13	4	2	3	1	1
Ann Taylor	11	12	9	0	1	0	1
T.G.I. Friday's	11	12	8	1	1	0	1
Ben & Jerry's	11	12	5	1	2	2	1
Claire's Accessories	11	12	3	3	4	0	1
IHOP	11	10	1	2	4	3	1
Steve Madden	11	N/A	8	1	2	0	0
Brookstone	11	N/A	3	0	7	0	1
Auntie Anne's Pretzels	10	N/A	5	0	5	0	0
FootAction USA	10	N/A	2	3	0	4	1
Crumbs Cupcakes	10	N/A	10	0	0	0	0
Crunch	10	12	8	2	0	0	0
Benetton	10	10	6	2	2	0	0
Men's Warehouse	10	10	4	1	2	1	2

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Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
Mail Boxes Etc.	10	10	9	0	1	0	0
Pearle Vision	10	10	1	3	5	0	1
Best Buy	10	9	5	1	2	1	1
Uno Chicago Grill	9	9	4	1	3	1	0
Bed Bath & Beyond	9	9	4	1	2	0	2
Mrs. Fields	9	9	5	1	2	0	1
AAMCO Transmissions	9	9	1	2	4	1	1
Daffys	9	9	7	1	1	0	0
J Crew	9	6	9	0	0	0	0
Sears	9	N/A	0	4	3	1	1
Laila Rowe	9	N/A	8	0	1	0	0
Brooklyn Industries	9	N/A	4	5	0	0	0
Five Guys	8	N/A	3	3	2	0	0
Raymour & Flanigan Furniture	8	N/A	2	2	2	1	1
BCBGMAXAZRIA	8	N/A	7	0	0	0	1
Zeller Tuxedo	8	N/A	2	2	1	1	2
Tumi	8	N/A	8	0	0	0	0
Hollywood Tans	8	13	3	4	0	0	1
Macy's	8	7	1	2	3	1	1
Dallas BBQ	8	7	6	1	0	1	0
Borders	8	6	5	0	2	0	1
f.y.e.	7	9	0	1	2	4	0
Club Monaco	7	8	6	0	1	0	0
Target	7	7	0	3	2	1	1
Kmart	7	7	2	0	1	2	2
Easy Pickins'	7	7	0	0	1	6	0
Pep Boys	7	7	0	1	4	1	1
Lucky Brand Jeans	7	7	5	1	1	0	0
Easy Spirit	7	6	5	1	1	0	0
M·A·C Cosmetics	7	N/A	5	1	1	0	0
Pretzel Time	7	N/A	3	2	2	0	0
Piercing Pagoda	7	N/A	0	2	2	0	3
Urban Outfitters	7	N/A	6	1	0	0	0
Bakers Shoes	7	N/A	1	3	3	0	0
Diesel	7	N/A	7	0	0	0	0
Solstice Sunglass Boutique	7	N/A	5	0	1	0	1
Two boots	7	N/A	6	1	0	0	0
Tiger Schulmann's	7	N/A	1	2	3	0	1
MetroPCS	7	N/A	1	2	2	1	1
American Eagle Outfitters	6	N/A	3	1	2	0	0
Original SoupMan	6	N/A	4	0	1	0	1
Ranch1	6	N/A	5	0	1	0	0
Skechers	6	N/A	3	0	3	0	0
Joyce Leslie	6	N/A	1	2	2	0	1
A X Armani Exchange	6	N/A	4	1	1	0	0
Esprit	6	N/A	4	2	0	0	0
Zara	6	N/A	6	0	0	0	0
1-800-Mattress	6	16	3	1	2	0	0
Forever 21	6	6	3	1	1	0	1
Outback Steakhouse	6	6	2	1	2	0	1
Crabtree & Evelyn	6	6	4	0	1	0	1

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Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
Kenneth Cole	6	6	6	0	0	0	0
Eileen Fisher	6	6	6	0	0	0	0
Whole Foods	6	5	6	0	0	0	0
Panera Bread	6	4	0	0	3	1	2
Hollywood Video	5	6	0	2	2	1	0
Chuck E. Cheese	5	5	1	1	1	1	1
Michael's Stores	5	5	0	0	3	0	2
Kay Jewelers	5	5	1	2	1	0	1
Gymboree	5	4	3	0	1	0	1
Brooks Brothers	5	N/A	4	0	1	0	0
Bebe	5	N/A	3	0	1	0	1
Finish Line	5	N/A	0	2	1	1	1
Stride Rite	5	N/A	2	0	2	0	1
Juan Valdez	5	N/A	3	0	2	0	0
Justice	5	N/A	0	0	2	0	3
Guess	5	N/A	2	1	1	0	1
Hugo Boss	5	N/A	5	0	0	0	0
The Art of Shaving	5	N/A	5	0	0	0	0
Burlington Coat Factory	5	N/A	3	1	0	0	1
Ralph Lauren	5	N/A	5	0	0	0	0
Thomas Pink	4	N/A	4	0	0	0	0
Johnny Rockets	4	N/A	2	0	0	1	1
Famous Footwear	4	N/A	1	1	1	0	1
Fossil	4	N/A	3	0	1	0	0
Charlotte Russe	4	N/A	1	1	1	0	1
Chico's	4	N/A	1	0	2	0	1
Champs Sports	4	N/A	2	0	1	0	1
Stride Rite	4	N/A	1	0	2	0	1
Afaze	4	N/A	1	1	2	0	0
Journeys	4	N/A	1	1	1	0	1
Apple Store	4	N/A	3	0	0	0	1
Tourneau	4	N/A	4	0	0	0	0
Levi's	4	N/A	4	0	0	0	0
The Door Store	4	N/A	3	0	1	0	0
Betsey Johnson	4	N/A	4	0	0	0	0
Red Lobster	4	N/A	1	1	1	1	0
Filene's Basement	4	N/A	3	0	1	0	0
Pier 1	4	N/A	2	0	1	0	1
Gold's Gym	4	5	1	2	1	0	0
DSW	4	4	2	1	1	0	0
Williams Sonoma	4	4	4	0	0	0	0
JCPenney	4	N/A	1	0	1	1	1
Pottery Barn	3	4	3	0	0	0	0
Talbots	3	3	3	0	0	0	0
Olive Garden	3	3	2	1	0	0	0
Costco	3	3	0	1	1	0	1
BJ's Wholesale Club	3	3	0	1	2	0	0
Aeropostale	3	N/A	1	1	1	0	0
Bandolino	3	N/A	2	0	1	0	0
Sam Ash Music Stores	3	N/A	1	1	1	0	0
Underground Station	3	N/A	0	1	1	0	1

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Retailer	NYC Total		Boroughs 2009				
	2009	2008	Manhattan	Brooklyn	Queens	Bronx	Staten Island
White House Black Market	3	N/A	1	2	0	0	0
Coldwater Creek	3	N/A	1	0	1	0	1
Naturalizer	3	N/A	1	1	0	0	1
Oakley	3	N/A	1	0	1	0	1
Le Château	3	N/A	2	0	1	0	0
David Barton Gym	3	N/A	3	0	0	0	0
Epic	3	N/A	0	1	0	0	2
Gordon's Jewelers	3	N/A	0	1	1	0	1
Square One	3	N/A	1	1	1	0	0
Cache	3	N/A	2	0	0	0	1
Lacoste	3	N/A	3	0	0	0	0
Arden B.	3	N/A	3	0	0	0	0
Anthropologie	3	N/A	3	0	0	0	0
Puma	3	N/A	3	0	0	0	0
Juicy Couture	3	N/A	3	0	0	0	0
La Perla	3	N/A	3	0	0	0	0
Guitar Center	3	N/A	1	1	1	0	0
Bare Escentuals	3	N/A	2	0	1	0	0
1-800-Flowers	3	N/A	0	1	2	0	0
Abercrombie & Fitch	2	2	2	0	0	0	0
Crate and Barrel	2	2	2	0	0	0	0
Gloria Jean's Coffees	2	N/A	0	0	1	0	1
Ecko Unltd.	2	N/A	1	0	0	0	1
Disney Store	2	N/A	0	0	1	0	1
Frederick's of Hollywood	2	N/A	0	1	0	0	1
Helzberg's Diamonds	2	N/A	0	0	1	0	1
Arthur Treacher's	2	N/A	1	0	0	0	1
Hot Topic	2	N/A	0	0	1	0	1
J. Jill	2	N/A	0	0	1	0	1
Sarku	2	N/A	0	0	1	0	1
Spencer Gifts	2	N/A	0	0	1	0	1
Yankee Candle	2	N/A	0	0	1	0	1
Stuart Weitzman	2	N/A	2	0	0	0	0
The Container Store	2	N/A	2	0	0	0	0
Jos. A. Bank	2	N/A	1	0	1	0	0
Chevy's Fresh Mex	2	N/A	2	0	0	0	0
Build-A-Bear Workshop	2	N/A	1	0	0	0	1
DKNY	2	N/A	2	0	0	0	0
Bloomingdale's	2	N/A	2	0	0	0	0
Gucci	2	N/A	2	0	0	0	0
Johnston & Murphy	2	N/A	2	0	0	0	0
Hollister	2	N/A	1	0	0	0	1
French Connection	2	N/A	2	0	0	0	0
Montblanc	2	N/A	2	0	0	0	0
Billabong	2	N/A	2	0	0	0	0
Morton's The Steakhouse	2	N/A	1	1	0	0	0
The Athlete's Foot	1	6	0	1	0	0	0
Circuit City	0	11	0	0	0	0	0
Burritoville	0	11	0	0	0	0	0
Levitz	0	9	0	0	0	0	0
K.B. Toys	0	5	0	0	0	0	0
OfficeMax	0	2	0	0	0	0	0

Top 30 zip codes in NYC for number of national retailers

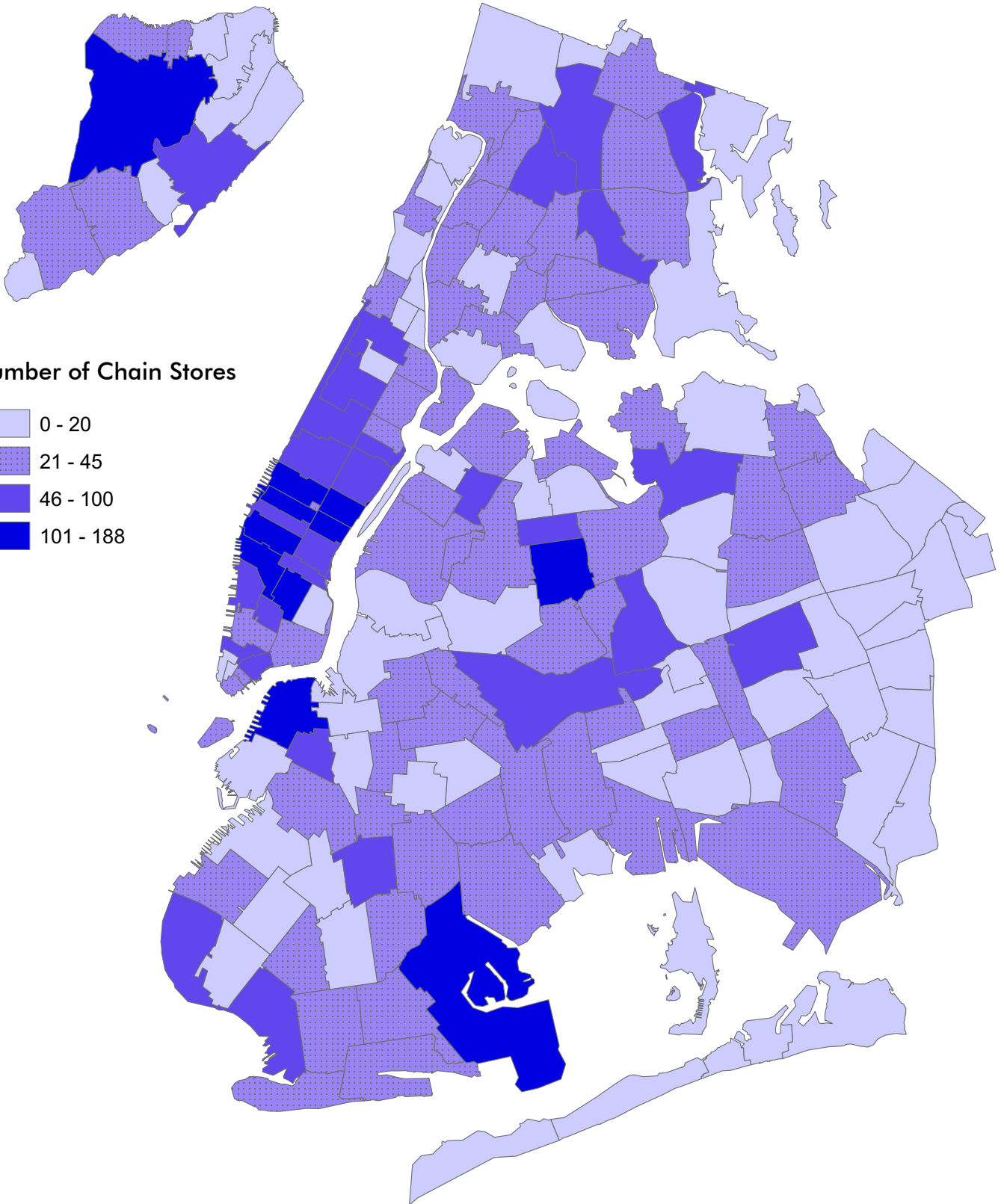
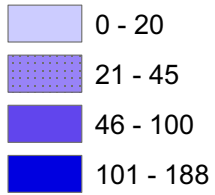
Rank	Area	Zip code	Number of Outlets
1	New Springville	10314	188
2	Garment district/Koreatown	10001	160
3	East Village	10003	151
4	Midtown West	10019	148
5	Corona/Elmhurst	11373	138
6	Midtown East	10017	138
7	Midtown East	10022	137
8	Flatlands	11234	132
9	Brooklyn Heights	11201	124
10	Chelsea	10011	120
11	Midtown West	10036	112
12	Greenwich Village/SoHo	10012	94
13	Murray Hill	10016	91
14	Gramercy Park	10010	87
15	Upper East Side	10021	85
16	Midtown West	10018	81
17	Lower Manhattan/Financial District	10038	80
18	Upper West Side	10023	79
19	Forest Hills	11375	78
20	Ridgewood	11385	78
21	Upper East Side	10028	72
22	Bay Ridge	11209	70
23	Upper West Side/Morningside Heights	10025	68
24	Parkchester	10462	68
25	East Flatbush - Flatbush	11226	66
26	Upper West Side	10024	63
27	Jamaica	11432	62
28	Central Harlem/Morningside Heights	10027	60
29	Fordham - Bronx Park	10458	56
30	Astoria	11103	55

Bottom 30 zip codes in NYC for number of national retailers

Rank	Area	Zip code	Number of Outlets
1	Navy Yard	11251	0
2	Far Rockaway/Arverne	11692	0
3	Far Rockaway/Broad Channel	11693	0
4	Breezy Point	11697	0
5	Pelham Bay Park/City Island	10464	1
6	Jamaica	11439	1
7	Hunts Point	10474	2
8	Fort Hamilton	11252	2
9	Downtown Brooklyn	11241	3
10	Rockaway Park	11694	3
11	Roosevelt Island	10044	4
12	Tottenville	10307	4
13	Riverdale	10471	4
14	Harlem	10037	5
15	Cambria Heights	11411	5
16	Kew Gardens/Richmond Hill	11418	5
17	Jamaica	11436	5
18	Little Neck/Douglaston	11363	6
19	St. Albans	11412	6
20	Financial District	10006	7
21	Central Harlem/Morningside Heights	10030	7
22	Woodlawn	10470	7
23	South Ozone Park	11420	7
24	Upper Harlem	10039	8
25	Stapleton/Emerson Hill	10304	8
26	West New Brighton	10310	8
27	Flushing	11355	8
28	East Elmhurst	11370	8
29	Queens Village	11428	8

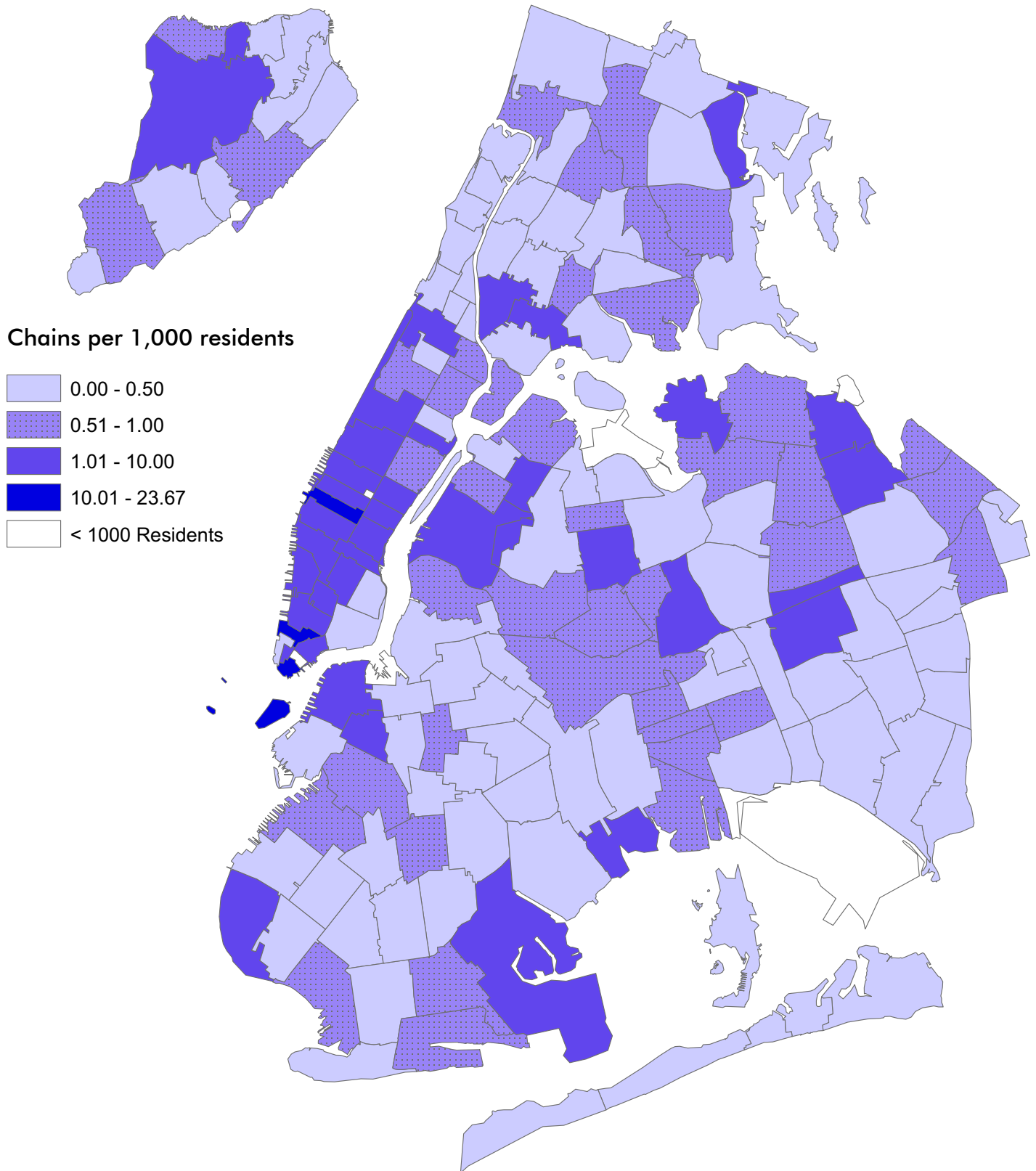
Chains Stores in 2009 by Zip Code

Number of Chain Stores



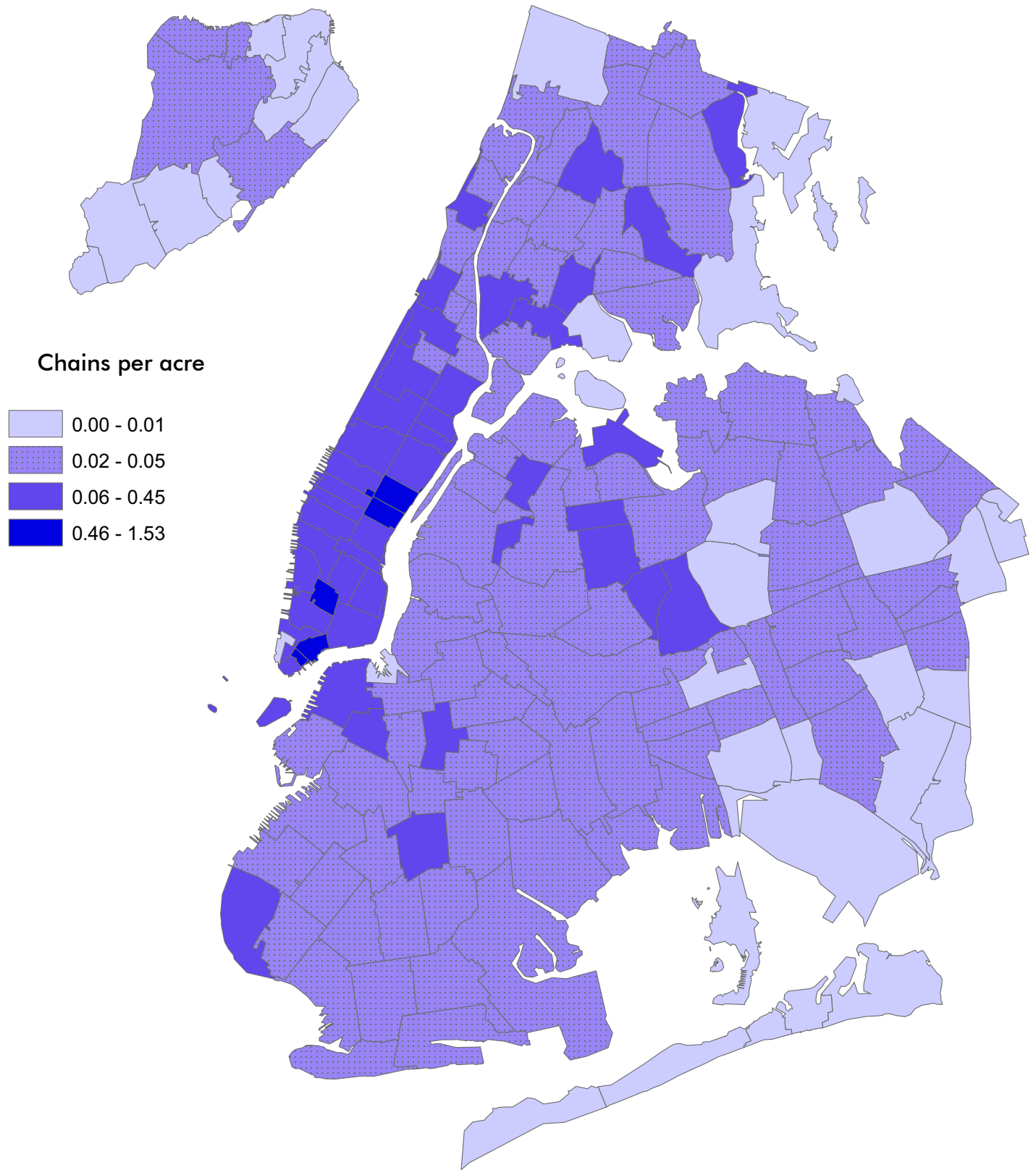
Chain Stores in 2009 by Zip Code

per 1,000 residents



Chain Stores in 2009 by Zip Code

per acre



Manhattan

Top 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Garment district/Koreatown	10001	160
2	East Village	10003	151
3	Midtown West	10019	148
4	Midtown East	10017	138
5	Midtown East	10022	137
6	Chelsea	10011	120
7	Midtown West	10036	112
8	Greenwich Village/SoHo	10012	94
9	Murray Hill	10016	91
10	Gramercy Park	10010	87

Bottom 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Roosevelt Island	10044	4
2	Harlem	10037	5
3	Financial District	10006	7
4	Central Harlem/Morningside Heights	10030	7
5	Upper Harlem	10039	8
6	Fort George/Inwood	10040	10
7	Central Harlem/Morningside Heights	10026	11
8	Inwood	10034	11
9	Washington Heights	10032	19
10	East Village/Alphabet City	10009	20

Brooklyn

Top 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Flatlands	11234	132
2	Brooklyn Heights	11201	124
3	Bay Ridge	11209	70
4	East Flatbush - Flatbush	11226	66
5	Park Slope	11217	52
6	Bensonhurst	11214	51
7	Sheepshead Bay	11229	45
8	Canarsie	11236	45
9	Sheepshead Bay	11235	42
10	Brownsville	11212	40

Bottom 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Navy Yard	11251	0
2	Fort Hamilton	11252	2
3	Downtown Brooklyn	11241	3
4	Red Hook	11231	11
5	Bedford Stuyvesant - Crown Heights	11233	12
6	Adelphi	11238	12
7	Clinton Hill	11205	13
8	Dyker Heights	11228	13
9	Kensington	11218	14
10	Sunset Park	11232	15
10	Bedford Stuyvesant - Crown Heights	11213	15

Queens

Top 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Corona/Elmhurst	11373	138
2	Forest Hills	11375	78
3	Ridgewood	11385	78
4	Jamaica	11432	62
5	Astoria	11103	55
6	Jackson Heights	11372	52
7	Flushing	11354	49
8	JFK Airport	11430	45
9	Corona	11368	39
10	Rego Park	11374	39

Bottom 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Far Rockaway/Arverne	11692	0
2	Far Rockaway/Broad Channel	11693	0
3	Breezy Point	11697	0
4	Jamaica	11439	1
5	Rockaway Park	11694	3
6	Cambria Heights	11411	5
7	Kew Gardens/Richmond Hill	11418	5
8	Jamaica	11436	5
9	Little Neck/Douglaston	11363	6
10	St. Albans	11412	6

Bronx

Top 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Parkchester	10462	68
2	Fordham - Bronx Park	10458	56
3	Baychester/Co-op city	10475	53
4	Williamsbridge	10467	50
5	High Bridge - Morrisania	10451	45
6	Westchester	10461	45
7	Kingsbridge	10463	42
8	Hunts Point - Mott Haven	10455	38
9	Kingsbridge	10468	36
10	Soundview/Unionport	10473	29

Bottom 10 zip codes for national chain stores

Rank	Area	Zip code	Number of Outlets
1	Pelham Bay Park/City Island	10464	1
2	Hunts Point	10474	2
3	Riverdale	10471	4
4	Woodlawn	10470	7
5	Mott Haven	10454	9
6	High Bridge - Morrisania	10456	9
7	Pelham - Throgs Neck	10465	15
8	Tremont	10457	21
9	West Farms	10460	21
10	Soundview/Unionport	10472	23

Staten Island

All 12 zip codes with number of chain stores

Rank	Area	Zip code	Number of Outlets
1	New Springville	10314	188
2	Garment district/Koreatown	10001	159
3	East Village	10003	151
4	Midtown West	10019	148
5	Corona/Elmhurst	11373	138
6	Midtown East	10017	138
7	Midtown East	10022	137
8	Flatlands	11234	132
9	Brooklyn Heights	11201	124
10	Chelsea	10011	120
11	Midtown West	10036	112
12	Greenwich Village/SoHo	10012	94

Number of National Retail Outlets by Zip Code

Area	Zip code	Number of Outlets
Manhattan		
Garment district/Koreatown	10001	160
East Village	10003	151
Midtown West	10019	148
Midtown East	10017	138
Midtown East	10022	137
Chelsea	10011	120
Midtown West	10036	112
Greenwich Village/SoHo	10012	94
Murray Hill	10016	91
Gramercy Park	10010	87
Upper East Side	10021	85
Midtown West	10018	81
Lower Manhattan/Financial District	10038	80
Upper West Side	10023	79
Upper East Side	10028	72
Upper West Side/Morningside Heights	10025	68
Upper West Side	10024	63
Central Harlem/Morningside Heights	10027	60
West Village	10014	49
Lower Manhattan/TriBeCa	10007	46
TriBeCa/Chinatown	10013	42
Spanish Harlem/East Harlem	10029	38
Chinatown/Lower East Side	10002	32
Financial District/Battery Park City	10004	29
Washington Heights	10033	29
Upper East Side	10128	29
Midtown	10020	28
East Harlem	10035	27
Washington Heights	10031	24
Financial District	10005	22
East Village/Alphabet City	10009	20
Washington Heights	10032	19
Central Harlem/Morningside Heights	10026	11
Inwood	10034	11
Fort George/Inwood	10040	10
Upper Harlem	10039	8
Financial District	10006	7
Central Harlem/Morningside Heights	10030	7
Harlem	10037	5
Roosevelt Island	10044	4
Brooklyn		
Brooklyn Heights	11201	124
Flatbush/East Flatbush	11203	28
Borough Park	11204	24
Clinton Hill	11205	13
Williamsburg/Bushwick	11206	28

Continued on next page

Area	Zip code	Number of Outlets
East New York	11207	35
East New York	11208	23
Bay Ridge	11209	70
Flatbush/East Flatbush	11210	30
Williamsburg	11211	20
Bronxville	11212	40
Bedford Stuyvesant - Crown Heights	11213	15
Bensonhurst	11214	51
Park Slope	11215	37
Bedford Stuyvesant - Crown Heights	11216	33
Park Slope	11217	52
Kensington	11218	14
Borough Park	11219	16
Bay Ridge	11220	31
Bushwick	11221	21
Greenpoint	11222	20
Gravesend	11223	30
Coney Island/Sheepshead Bay	11224	23
Prospect Lefferts Gardens	11225	23
East Flatbush - Flatbush	11226	66
Dyker Heights	11228	13
Sheepshead Bay	11229	45
Midwood	11230	20
Red Hook	11231	11
Sunset Park	11232	15
Bedford Stuyvesant - Crown Heights	11233	12
Flatlands	11234	132
Sheepshead Bay	11235	42
Canarsie	11236	45
Bushwick	11237	22
Adelphi	11238	12
Canarsie	11239	17
Downtown Brooklyn	11241	3
Navy Yard	11251	0
Fort Hamilton	11252	2
Queens		
Long Island City	11101	31
Astoria	11102	13
Astoria	11103	55
Sunnyside	11104	31
Astoria	11105	27
Long Island City - Astoria	11106	22
Flushing	11354	49
Flushing	11355	8
Flushing	11356	26
Flushing	11357	20
Flushing	11358	25
Bayside	11360	32
Bayside	11361	38

Continued on next page

Area	Zip code	Number of Outlets
Little Neck	11362	13
Little Neck/Douglaston	11363	6
Oakland Gardens	11364	11
Fresh Meadows	11365	21
Fresh Meadows	11366	18
Fresh Meadows	11367	14
Corona	11368	39
East Elmhurst	11369	11
East Elmhurst	11370	8
LaGuardia Airport	11371	35
Jackson Heights	11372	52
Corona/Elmhurst	11373	138
Rego Park	11374	39
Forest Hills	11375	78
Woodside	11377	30
Maspeth	11378	18
Middle Village	11379	25
Ridgewood	11385	78
Cambria Heights	11411	5
St. Albans	11412	6
Springfield Gardens	11413	17
Howard Beach	11414	24
Kew Gardens	11415	9
Ozone Park	11416	17
Ozone Park	11417	20
Kew Gardens/Richmond Hill	11418	5
South Richmond Hill	11419	26
South Ozone Park	11420	7
Woodhaven	11421	21
Rosedale	11422	9
Hollis	11423	14
Bellerose	11426	10
Queens Village	11427	10
Queens Village	11428	8
Queens Village	11429	11
JFK Airport	11430	45
Jamaica	11432	62
Jamaica	11433	12
Rochdale Village/Jamaica	11434	27
Jamaica	11435	26
Jamaica	11436	5
Jamaica	11439	1
Far Rockaway	11691	8
Far Rockaway/Arverne	11692	0
Far Rockaway/Broad Channel	11693	0
Rockaway Park	11694	3
Breezy Point	11697	0

Continued on next page

Area	Zip code	Number of Outlets
Bronx		
High Bridge - Morrisania	10451	45
High Bridge - Morrisania	10452	25
Morris Heights	10453	25
Mott Haven	10454	9
Hunts Point - Mott Haven	10455	38
High Bridge - Morrisania	10456	9
Tremont	10457	21
Fordham - Bronx Park	10458	56
Hunts Point - Mott Haven	10459	27
West Farms	10460	21
Westchester	10461	45
Parkchester	10462	68
Kingsbridge	10463	42
Pelham Bay Park/City Island	10464	1
Pelham - Throgs Neck	10465	15
Wakefield	10466	24
Williamsbridge	10467	50
Kingsbridge	10468	36
Baychester	10469	28
Woodlawn	10470	7
Riverdale	10471	4
Soundview/Unionport	10472	23
Soundview/Unionport	10473	29
Hunts Point	10474	2
Baychester/Co-op city	10475	53
Staten Island		
Tompkinsville/New Brighton/Saint George	10301	11
Port Richmond	10302	25
Mariners Harbor	10303	21
Stapleton/Emerson Hill	10304	8
South Beach, Linden-Park, Rosebank	10305	18
Oakwood/New Dorp	10306	50
Tottenville	10307	4
Great Kills	10308	9
Pleasant Plains/Princess Bay	10309	22
West New Brighton	10310	8
Eltingville	10312	21
New Springville	10314	188

Methodology:

All information presented in these charts was gathered by the Center for an Urban Future in July 2009 by using each firm's online store locator or by speaking with company representatives. We included any national retailer with two or more stores located in New York City. National chains with less than two stores in the city were only counted if they were included in the 2008 listing. We included New York City-based chains if they also have stores located outside of the city limits. If a store happens to have multiple locations inside the same large structure, such as airports or malls, each store was counted individually.

This report was researched and written by Jonathan Bowles, Joshua Rinaldi and Marc Shavitz. It was edited by David Jason Fischer and designed by David Giles. Mapping by Ben Winter.