

# STATE OF THE CHAINS, 2016

Our ninth annual ranking of national retailers in New York City shows that the number of chain store locations across the city increased for the eighth year in a row, driven by growth in the Bronx, Brooklyn, Queens, and Staten Island, but slowed by a shrinking footprint in Manhattan.



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The Center for an Urban Future is a catalyst for smart and sustainable policies that reduce inequality, increase economic mobility, and grow the economy in New York City. An independent, nonpartisan policy organization, CUF uses fact-based research to elevate important and often overlooked issues onto the radar of policymakers and advance practical solutions that strengthen New York and help all New Yorkers participate in the city's rising prosperity.

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# STATE OF THE CHAINS, 2016

The ninth annual ranking of national retailers in New York City by the Center for an Urban Future (CUF) shows a 1.2 percent increase in the number of store locations over last year, an uptick from the 1 percent gain between 2014 and 2015. This is the eighth consecutive year with a net increase in national chain stores in the five boroughs.

CUF's analysis shows that the 303 retailers listed in last year's ranking expanded their footprint in New York City by 89 store locations, growing from a total of 7,154 stores in 2015 to 7,243 stores in 2016—an increase of 1.2 percent.<sup>1</sup> Chains gained locations in the Bronx, Brooklyn, Queens, and Staten Island, while reducing their presence in Manhattan.

For the eighth consecutive year, Dunkin Donuts tops our list as the largest national retailer in New York City, with a total of 596 stores, a net increase of 24 stores in 2015. Subway is still the second largest national retailer in the city with 433 stores, but it has 12 fewer locations than last year. Rounding out the top ten national retailers in New York are MetroPCS (with 326 stores), Starbucks (317), Duane Reade / Walgreens (303), T-Mobile (223), Baskin-Robbins and McDonald's (217 each), Rite Aid (185), and CVS (153).<sup>2</sup> There are 12 retailers with more than 100 stores across the city, down from 13 last year. Walgreens Boots Alliance, which owns both the Walgreens and Duane Reade pharmacy chains, is seeking approval of its acquisition of Rite Aid. The combined company would likely become the second-largest national retailer in the city.

Only one out of every five national retailers on this year's list increased their footprint in the city by at least one store over the past year, compared to one out of three last year. About a third closed locations in the past year, and the remaining third held the same number of stores as last year. Eleven national retailers closed all of their New York City locations since last year: Hollywood Tans, Arthur Treacher's, Gordon's Jewelers, Bakers Shoes, OfficeMax, Naturalizer, Square One, Ranch One, Cache, Joyce Leslie, and Benetton.

Although Manhattan still has more national retailer store locations than the other boroughs, the number of locations fell 0.9 percent in the past year from 2,739 locations in 2015 to 2,715 this year.

The other boroughs all registered a net increase in 2016. The Bronx saw the biggest percentage increase in the number of chain store locations, growing 4.2 percent from 857 locations in 2015 to 893 locations in 2016. On Staten Island the number of locations increased 3.7 percent (from 406 locations in 2015 to 421 locations in 2016), in Brooklyn the number increased 2.3 percent (from 1,509 to 1,544 locations), and in Queens the number increased 1.6 percent (from 1,643 to 1,670).

### Number of Chain Stores by Borough, 2015 and 2016

	2016	2015	Pct. Change
Bronx	893	857	+4.2%
Brooklyn	1,544	1,509	+2.3%
Queens	1,670	1,643	+1.6%
Manhattan	2,715	2,739	-0.9%
Staten Island	421	406	+3.7%
<b>NYC</b>	<b>7,243</b>	<b>7,154</b>	<b>+1.2%</b>

Starbucks has more stores in Manhattan than any other national retailer, with 223 locations. In each of the other boroughs, Dunkin Donuts tops the list—it has 179 stores in Queens, 157 in Manhattan, 138 in Brooklyn, 85 in the Bronx, and 37 on Staten Island.

The following retailers experienced significant store growth over the past year:

- Dollar Tree: 73 locations, up from 10 last year
- Crunch: 23 locations, up from 16 in 2015 and 12 in 2008
- Sprint: 89 locations, up from 70 in 2015 and 25 in 2008
- Family Dollar: 79 locations, up from 67 in 2015 and 5 in 2009
- CVS: 153 locations, up from 137 in 2015 and 108 in 2008
- Popeye's: 90 locations, up from 82 in 2015 and 57 in 2008
- Domino's Pizza: 79 locations, up from 73 in 2015 and 74 in 2008
- Dunkin Donuts: 596 locations, up from 572 in 2015 and 341 in 2008
- Starbucks: 317 locations, up from 305 in 2015 and 235 in 2008
- 7-Eleven: 142 locations, up from 137 in 2015 and 57 in 2008

The following retailers downsized significantly over the past year, but still have a presence in the city:

- Tim Horton's: 5 locations, down from 10 in 2015
- Nine West: 6 locations, down from 11 in 2015
- Aerosoles: 14 locations, down from 23 in 2015
- The Children's Place: 30 locations, down from 38 in 2015
- FedEx Office: 60 locations, down from 67 in 2015
- Staples: 44 locations, down from 49 in 2015
- Foot Locker: 45 locations, down from 50 in 2015
- GameStop: 70 locations, down from 76 in 2015
- McDonald's: 217 locations, down from 232 in 2015
- Subway: 433 locations, down from 445 in 2015

Our report also charts retailer trends within the boroughs. We discovered several interesting trends this year:

- Dollar Tree experienced the most growth of any company on the list, opening 63 stores over the past year.
- Dollar Tree's 22-store expansion in Brooklyn was the largest of any retailer in any borough. The retailer also opened 16 locations in the Bronx, 6 in Manhattan, 17 in Queens, and 2 on Staten Island.
- Almost all of CVS's citywide expansion was in Queens. In total, 13 out of 16 new CVS stores opened there.
- Subway closed 15 locations in Manhattan, the largest drop for any national retailer in any borough.
- Overall, 166 retailers have more of their stores in Manhattan than any other borough, 60 retailers have more of their stores in Queens than any other borough, 44 have the most stores in Brooklyn, 15 have the most in the Bronx, and three have the most on Staten Island.
- Only 136 out of the 303 retailers (45 percent) have any locations in the Bronx, compared to 255 (84 percent) in Manhattan, 200 (66 percent) in Queens, 183 (60 percent) in Brooklyn, and 157 (52 percent) on Staten Island.
- A total of 48 retailers have no locations outside Manhattan, most notably Pret A Manger, which has all 42 New York City locations in Manhattan, Papyrus with 22, and Chop't with 17.

## Top 10 Chain Retailers in Each Borough

Bronx	Brooklyn	Manhattan	Queens	Staten Island
Dunkin Donuts (85)	Dunkin Donuts (138)	Starbucks (223)	Dunkin Donuts (179)	Dunkin Donuts (37)
Metro PCS (65)	MetroPCS (111)	Duane Reade / Walgreens (160)	Subway (118)	Subway (25)
Subway (58)	Subway (91)	Dunkin Donuts (157)	Metro PCS (88)	CVS (18)
McDonald's (42)	T-Mobile (59)	Subway (141)	Baskin-Robbins (75)	Duane Reade / Walgreens (17)
Rite Aid (38)	Baskin-Robbins (57)	McDonald's (62)	T-Mobile (72)	Metro PCS (14)
T-Mobile (37)	Rite Aid and Duane Reade / Walgreens (54 each)	FedEx Office (53)	Rite Aid (58)	Baskin-Robbins (13)
Family Dollar (23)	McDonald's (50)	GNC (52)	McDonald's (55)	7-Eleven (10)
Baskin-Robbins and Duane Reade / Walgreens (21 each)	Payless (35)	Baskin-Robbins and Chipotle (51 each)	CVS (52)	Starbucks (9)
Popeye's (19)	Starbucks (34)	T-Mobile (49)	Duane Reade / Walgreens (51)	McDonald's Sleepy's, and Carvel (8 each)
Payless, Burger King, and Dollar Tree (18 each)	Popeye's (33)	Metro PCS (48)	7-Eleven (47)	Burger King (7)

- Four retailers have their only locations in Queens: Gold's Gym, Bare Escentuals, Puma, and Easy Spirit.
- Two retailers have their only locations on Staten Island: Stride Rite and Build-A-Bear Workshop.

Every year, we add new national retailers to our ranking. This year, we added nine new retailers: Vivi's Bubble Tea, Kung Fu Tea, Aroma Espresso Bar, Gong Cha, Tutto Ramen, Liquiteria, Sweetgreen, Chick-fil-A, and DAVIDs TEA. Including these new retailers, our complete list of 308 retailers has 7,243 store locations across the five boroughs.<sup>3</sup>

### Trends by Zip Code

This year the 10314 zip code, home to the Staten Island Mall, took the top place for highest number of national retailer locations at 183, up from 176 last year. Manhattan's 10001 zip code in Midtown/Koreatown that is home to the Manhattan Mall and the Herald Square shopping areas has the second highest number of loca-

tions at 169, down from 172 last year; it is followed by 10003 in Manhattan's East Village (161 locations). Zip code 11201 in Brooklyn Heights / Downtown Brooklyn has the largest number of national retailer locations in that borough at 139; zip code 11234, home to Kings Plaza Shopping Center in Flatlands, is a close second at 133 locations. In Queens, zip code 11373 in Corona/Elmhurst, home to the Queens Center Mall, has the highest number of chain stores in that borough (129). In the Bronx, zip code 10475 in Baychester / Co-op City has the highest number of chain stores of any zip code in that borough (86).

Increases in retailer locations by zip code were modest this year. The biggest increase was in the 10475 zip code in Baychester / Co-op City in the Bronx, which saw an increase of nine locations, followed by seven-location increases in 10018 (Manhattan Midtown West), 10314 (New Springville, Staten Island), 10451 (High Bridge / Morrisania in the Bronx), 11372 (Jackson Heights, Queens), 11212 (Brownsville, Brooklyn), and 11430 (JFK Airport).

Manhattan still has the largest number share of national retailer locations in the city at 37 percent of all locations, followed by Queens at 23 percent, Brooklyn at 21 percent, the Bronx at 12 percent, and Staten Island at 6 percent. Manhattan also has the highest concentration of chain stores at 115 locations per square mile. The remaining boroughs have significantly fewer chain stores per square mile: Brooklyn (35), Queens (15), the Bronx (11), and Staten Island (7). Overall there are 24 chain stores per square mile and 1,181 New York City residents for every chain store location in the city.

The remainder of this report details a comprehensive ranking of national chains in New York city by their number of store locations, the number of store

locations in each zip code, zip codes with the most and least number of chains, and zip codes with the most and least number of chains by borough.

<sup>1</sup> This year's report eliminates tax preparation retailers from the analysis, which formerly included H&R Block, Liberty Tax Service, and Jackson Hewitt. Inclusion of these companies caused undue aberrations in the data, due to seasonal fluctuations and discrepancies in how stores are categorized by each retailer. Last year's totals have been adjusted to reflect this change, in order to make accurate year-over-year calculations.

<sup>2</sup> Duane Reade was acquired by Walgreens in 2010. Although there are still Duane Reade and Walgreens stores throughout the city, we counted all of these stores together.

<sup>3</sup> Last year, there were 303 retailers on the list, not counting the tax preparation retailers removed from this year's analysis. Four retailers from last year's list were removed this year because they closed all of their stores. But nine new retailers were added.

## WHERE THE GROWTH IS OCCURRING

The largest national retailers are expanding all over the city. The following shows where the ten largest retailers added locations or contracted over the past year. For example, the number of Dunkin Donuts locations increased by 24 stores citywide since last year, including an increase of three stores each in Brooklyn and the Bronx, eight in Queens, seven in Manhattan, and four on Staten Island.

Retailer	Number of Stores, 2016	Difference 2015–2016	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Dunkin Donuts	596	24	+3	+3	+8	+7	+4
Subway	433	-12	+4	-1	+3	-15	-2
Metro PCS	326	3	-6	+3	0	+5	+1
Starbucks	317	12	+2	+1	+4	+5	0
Duane Reade / Walgreens	303	-4	0	-1	-1	-2	0
T-Mobile	223	-2	-2	+3	+2	-6	+1
Baskin-Robbins	217	3	+2	0	+2	-2	+1
McDonald's	217	-15	-3	-1	-5	-4	-2
Rite Aid	185	-3	-1	-1	-1	0	0
CVS	153	16	+1	0	+13	+1	+1

## METHODOLOGY

Every year since 2008 the Center for an Urban Future has released a report that analyzes the change in the number and distribution of national retailers in the five boroughs of New York City. The report tallies the number of national retailer store locations throughout the city and records trends by retailer, borough, and zip code, and makes comparisons across years.

CUF defines a “national retailer” as one that has at least two locations in New York City and at least one location outside the city limits. Every year we add new retailers to our list, and all of the retailers met these criteria the year they were added. Some have reduced their footprint in New York City over the years and are now down to one location, and although such retailers would no longer meet the criteria for inclusion, we grandfather them into the analysis for the sake of continuity. We only remove a retailer from the list on the year after the one in which it closed all locations in New York City.

We obtain the data on the number of locations for each retailer exclusively from the store locators on each retailer’s website.

For mobile communications retailers we count only store locations that are both branded and named with the name of the retailer, and we do not count authorized retailers that have a name other than the name of the retailer.

This data for this report was compiled in July 2016.

Year-over-year growth in chains is calculated based on the national retailers we included in last year’s report; new retailers added this year are not included.

# NEW YORK CITY’S LARGEST NATIONAL RETAILERS, 2016

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Dunkin Donuts	596	572	536	515	476	138	85	179	157	37
Subway	433	445	462	461	439	91	58	118	141	25
Metro PCS	326	323	290	257	253	111	65	88	48	14
Starbucks	317	305	280	283	272	34	11	40	223	9
Duane Reade / Walgreens	303	307	318	318	323	54	21	51	160	17
T-Mobile	223	225	181	158	173	59	37	72	49	6
Baskin-Robbins	217	214	209	202	200	57	21	75	51	13
McDonald’s	217	232	243	240	241	50	42	55	62	8

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Rite Aid	185	188	200	190	195	54	38	58	32	3
CVS	153	137	138	118	117	26	13	52	44	18
7-Eleven	142	137	135	123	97	29	10	47	46	10
GNC	110	112	156	138	143	15	14	25	52	4
Sleepy's	96	95	91	93	97	19	11	23	35	8
Payless	95	98	102	102	103	35	18	24	13	5
Popeye's	90	82	78	80	78	33	19	25	12	1
Burger King	89	85	81	83	89	23	18	27	14	7
Sprint	89	70	28	28	29	30	15	23	18	3
Family Dollar	79	67	66	60	53	30	23	19	1	6
Domino's Pizza	79	73	72	70	70	21	14	18	21	5
Dollar Tree	73	10	N/A	N/A	N/A	26	18	19	6	4
GameStop	70	76	73	79	82	19	14	17	14	6
Chipotle	67	58	50	43	37	8	3	4	51	1
Petland Discounts	63	63	64	61	63	18	10	20	11	4
AT&T Wireless	62	62	60	61	62	12	9	11	27	3
Golden Krust	61	61	69	63	66	29	13	12	6	1
FedEx Office	60	67	66	65	58	4	0	2	53	1
Papa John's	57	55	61	65	64	17	10	18	10	2
Carvel	54	51	58	56	54	14	8	22	2	8
Cohen's Fashion Optical	54	54	58	51	48	10	6	8	27	3
NY Sports Clubs	51	54	55	55	53	8	1	6	35	1
KFC	47	47	54	53	58	17	6	14	7	3
Foot Locker	45	50	48	42	47	12	10	8	13	2
Wendy's	44	44	47	43	47	11	6	13	9	5
Staples	44	49	50	51	58	9	3	10	19	3
Pret A Manger	42	39	39	34	32	0	0	0	42	0
Modell's	41	38	43	39	36	10	6	10	12	3
Le Pain Quotidien	39	36	30	30	28	2	0	0	37	0
Vitamin Shoppe, The	38	36	33	33	35	9	2	5	20	2
Checkers	37	35	28	18	17	13	9	9	5	1
Verizon Wireless	36	36	35	42	44	6	4	5	17	4
Rent-A-Center	35	38	38	38	36	11	8	8	5	3
Radio Shack	35	38	113	118	123	10	4	14	5	2
Au Bon Pain	33	30	43	40	36	2	2	9	19	1
Nathan's	31	25	17	24	24	10	3	7	7	4
Hale & Hearty Soups	31	32	30	28	27	2	0	0	29	0



Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Gap (incl. GapKids & BabyGap)	30	31	31	30	32	5	3	6	14	2
Children's Place, The	30	38	39	38	36	7	7	5	9	2
Applebee's	29	30	29	26	23	7	7	7	4	4
Red Mango	29	29	27	24	21	4	0	8	16	1
V.I.M.	28	27	26	24	27	14	7	3	4	0
Taco Bell	26	29	24	24	22	5	3	8	9	1
Equinox	26	25	20	20	20	1	0	0	25	0
Sephora	24	24	22	20	21	2	1	3	16	2
Auntie Anne's	24	25	20	21	16	5	2	9	6	2
White Castle	24	24	27	29	29	5	7	7	3	2
Jimmy Jazz	24	25	23	24	26	10	7	2	3	2
Aldo	23	24	21	23	22	5	1	3	12	2
Crunch	23	16	12	12	12	5	2	1	14	1
Five Guys	22	23	21	20	25	5	1	6	9	1
Papyrus	22	18	17	17	13	0	0	0	22	0
Home Depot	21	21	21	21	21	5	3	8	2	3
Lids	20	20	18	19	15	1	2	1	13	3
M·A·C Cosmetics	20	18	16	12	12	3	0	3	13	1
Häagen-Dazs	20	20	21	17	21	3	2	4	10	1
Victoria's Secret	20	19	19	17	19	4	1	5	9	1
P.C. Richard & Son	20	20	20	20	20	6	2	7	4	1
Ricky's	20	24	27	25	25	1	0	1	18	0
Marshall's	20	18	17	17	17	4	7	5	4	0
Sunglass Hut	19	19	23	25	32	0	0	2	16	1
LensCrafters	19	19	20	22	24	2	0	0	16	1
Best Buy	19	19	19	19	17	4	2	4	8	1
IHOP	19	18	17	20	18	5	5	5	3	1
Just Salad	19	20	14	11	6	1	0	0	18	0
Pizza Hut	19	19	20	16	16	4	4	10	1	0
Party City	18	18	17	16	14	3	4	4	4	3
Boston Market	18	15	15	15	13	2	2	8	3	3
Panera Bread	18	18	15	13	13	3	1	5	7	2
Bolton's	18	18	15	17	19	1	2	2	13	0
Liberty Travel	17	19	19	19	22	5	1	2	7	2
Old Navy	17	17	17	17	17	5	2	5	4	1
Chop't	17	15	14	11	8	0	0	0	17	0
Potbelly Sandwich Shop	17	17	17	15	12	1	0	0	16	0

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Soul Cycle	17	15	N/A	N/A	N/A	2	0	0	15	0
Famiglia	17	18	18	21	23	2	1	4	10	0
L'OCCITANE	16	19	23	14	9	0	0	2	13	1
H&M	16	16	17	15	13	2	0	1	12	1
Claire's Accessories	16	17	16	15	11	3	2	5	5	1
American Apparel	16	19	20	21	21	4	0	0	12	0
Crown Fried Chicken	16	16	16	16	16	9	1	3	3	0
Dr. Jay's	16	16	17	17	16	5	7	1	3	0
Dress Barn	15	15	14	14	14	3	3	5	2	2
New York & Company	15	15	15	14	14	4	2	5	2	2
Skechers	15	11	7	7	9	2	3	3	6	1
J.Crew	15	15	14	14	13	1	0	0	14	0
Banana Republic	15	15	15	15	16	2	0	3	10	0
Aerosoles	14	23	23	23	25	2	0	4	7	1
Raymour & Flanigan Furniture	14	14	14	12	11	4	2	4	3	1
American Eagle Outfitters	13	12	10	8	8	2	2	2	5	2
Toys "R" Us	13	14	18	18	18	2	3	5	1	2
Pep Boys	13	13	12	8	7	2	2	7	0	2
16 Handles	13	13	15	16	15	3	0	2	8	0
Tiger Schulmann's	12	12	11	6	7	3	0	5	2	2
Target	12	11	11	10	10	3	3	3	1	2
TGI Fridays	12	12	13	12	14	1	1	1	8	1
Men's Warehouse	12	12	14	13	12	2	1	2	6	1
Express	12	13	12	11	11	2	1	3	5	1
Joe Coffee	12	10	N/A	N/A	N/A	1	0	0	11	0
Tumi	12	9	9	9	9	0	0	3	9	0
Lucille Roberts	12	15	20	21	21	3	2	4	3	0
BCBGMAXAZRIA	11	11	11	10	8	0	0	0	9	2
Bed Bath & Beyond	11	11	10	11	11	1	1	3	4	2
Michael's Stores	11	9	4	5	6	2	1	3	3	2
Macy's	11	10	10	10	10	2	2	4	1	2
Burlington Coat Factory	11	10	8	6	5	2	2	2	4	1
Bath & Body Works	11	10	9	10	11	3	1	4	2	1
Zales	11	11	12	12	12	2	3	3	2	1
Second Time Around	11	11	11	5	N/A	0	0	0	11	0
Ralph Lauren	11	10	10	11	13	1	0	0	10	0
Pinkberry	11	11	15	16	14	1	0	0	10	0

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Lululemon Athletica	11	11	8	7	7	1	0	0	10	0
Urban Outfitters	11	12	14	10	11	2	0	0	9	0
Sterling Optical	10	10	10	10	10	3	1	2	2	2
Tasti D-Lite	10	12	14	18	25	0	0	0	9	1
Steve Madden	10	10	14	15	13	1	0	0	8	1
Mandee	10	11	16	14	16	4	0	4	1	1
wichcraft	10	10	15	15	13	0	0	0	10	0
Crumbs Bake Shop	10	11	16	23	22	0	0	0	10	0
Blue Mercury	10	7	N/A	N/A	N/A	0	0	0	10	0
Club Monaco	10	8	8	8	7	0	0	1	9	0
Cosi	10	11	12	12	15	0	1	0	9	0
Dallas BBQ	10	10	10	10	9	2	2	1	5	0
Brooklyn Industries	10	14	14	14	13	8	0	0	2	0
Meineke	9	9	9	10	11	4	1	2	0	2
Lot Less Closeouts	9	9	8	9	7	0	1	1	6	1
Solstice Sunglass Boutique	9	10	8	8	7	1	0	2	5	1
Barnes & Noble	9	12	13	13	14	2	1	0	5	1
Forever 21	9	10	8	7	7	1	0	3	4	1
DSW	9	9	8	6	6	2	1	1	4	1
Footaction	9	8	8	10	9	3	2	0	3	1
Buffalo Wild Wings	9	8	5	4	N/A	2	1	3	2	1
Famous Footwear	9	8	6	5	6	2	3	1	2	1
Perfumania	9	9	8	8	10	2	2	3	1	1
Whole Foods	9	9	8	7	7	1	0	0	8	0
Coach	9	12	13	13	13	0	0	2	7	0
Two Boots Pizza	9	9	9	7	8	2	0	1	6	0
Apple Store	8	8	7	6	6	0	0	1	6	1
Journeys	8	8	6	6	6	2	1	1	3	1
Lane Bryant	8	6	8	8	8	2	1	2	2	1
Aeropostale	8	9	10	12	11	2	1	2	2	1
Cold Stone Creamery	8	6	4	15	14	1	0	5	1	1
Sears	8	9	11	10	10	3	1	3	0	1
Hugo Boss	8	5	3	5	4	0	0	0	8	0
Zara	8	7	7	6	6	0	0	0	8	0
Brooks Brothers	8	9	9	9	9	0	0	1	7	0
Godiva	8	10	10	11	11	1	0	1	6	0
Ben & Jerry's	8	8	8	9	9	1	0	3	4	0

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Beach Bum Tanning	8	12	10	11	11	0	0	5	3	0
Blimpie	8	12	14	20	19	2	3	0	3	0
Ashley Stewart	8	8	8	16	15	3	3	1	1	0
BJ's Wholesale Club	8	8	8	6	6	3	2	3	0	0
Easy Pickins	8	7	8	8	8	0	7	1	0	0
Lowe's	7	5	5	4	3	2	0	1	2	2
Trader Joe's	7	7	7	7	5	1	0	1	4	1
Kmart	7	7	6	5	6	0	2	2	2	1
Pier 1	7	7	6	5	4	1	1	2	2	1
Chuck E. Cheese	7	7	7	6	6	1	2	2	1	1
Outback Steakhouse	7	6	5	5	6	2	1	2	1	1
Sarku	7	9	5	3	2	1	2	3	0	1
Art of Shaving, The	7	8	8	6	7	0	0	0	7	0
Dashing Diva	7	7	7	8	10	4	0	0	3	0
Pearle Vision	7	8	8	9	8	3	0	4	0	0
Dante Zeller Tuxedo	6	8	8	9	9	1	2	1	0	2
AAMCO Transmissions	6	7	7	7	7	2	1	1	0	2
Fossil	6	7	4	4	4	0	0	1	4	1
Ann Taylor	6	7	6	7	10	0	0	1	4	1
Guess	6	6	7	7	8	1	0	1	3	1
Armani Exchange	6	8	8	7	7	1	0	1	3	1
Champs Sports	6	6	5	4	4	1	1	1	2	1
Kay Jewelers	6	6	5	5	5	2	1	1	1	1
Avenue	6	7	7	8	9	1	2	2	0	1
Eileen Fisher	6	6	6	6	6	0	0	0	6	0
Pax Wholesome Foods	6	6	7	11	12	0	0	0	6	0
Levi's	6	5	5	6	6	1	0	0	5	0
Jamba Juice	6	10	17	17	16	0	0	2	4	0
Strawberry	6	7	18	15	13	0	1	1	4	0
True Religion	6	7	6	5	5	1	0	1	4	0
Sbarro	6	6	5	8	11	1	1	1	3	0
Century 21	6	5	4	4	4	2	0	1	3	0
Nine West	6	11	11	13	13	1	2	0	3	0
Johnny Rockets	6	6	6	6	9	0	4	1	1	0
Justice	5	5	4	5	5	0	0	2	0	3
Moe's Southwest Grill	5	6	7	5	N/A	0	0	0	3	2
Tim Hortons	5	10	15	15	17	0	0	1	3	1

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Costco	5	5	5	5	5	1	0	2	1	1
JCPenney	5	5	4	4	4	1	1	1	1	1
Charlotte Russe	5	5	4	3	3	1	1	2	0	1
Motherhood Maternity	5	6	14	12	12	2	1	1	0	1
Stuart Weitzman	5	5	5	5	4	0	0	0	5	0
Free People	5	5	5	5	5	1	0	0	4	0
Thomas Pink	5	8	5	4	4	0	0	2	3	0
Uniqlo	5	5	5	3	3	1	0	1	3	0
Body Shop, The	5	5	6	8	11	1	0	1	3	0
Panda Express	5	2	2	N/A	N/A	0	1	2	2	0
Uno Chicago Grill	5	5	6	6	7	1	0	2	2	0
Supercuts	5	5	8	9	12	1	0	2	2	0
Olive Garden	5	5	3	3	2	1	1	1	2	0
Red Lobster	5	5	5	4	4	1	1	1	2	0
Buffalo Exchange	5	5	5	5	N/A	2	0	1	2	0
Pretzel Time	5	5	4	5	5	1	1	3	0	0
Curves	5	9	11	12	15	1	1	3	0	0
Qdoba	4	4	3	2	9	0	0	2	0	2
Lego	4	3	2	2	2	0	0	1	2	1
White House   Black Market	4	4	4	3	3	0	0	1	2	1
Chico's	4	4	5	5	5	0	0	1	2	1
Bebe	4	5	7	7	7	0	0	1	2	1
Spencer Gifts	4	4	3	4	3	1	1	0	1	1
Kohl's	4	4	4	4	4	1	0	2	0	1
Hot Topic	4	3	2	2	2	1	1	1	0	1
Finish Line	4	4	4	4	4	1	1	1	0	1
Gucci	4	2	2	2	2	0	0	0	4	0
David Barton Gym	4	4	3	3	3	0	0	0	4	0
5 Napkin Burger	4	4	3	N/A	N/A	0	0	0	4	0
Anthropologie	4	5	5	5	5	0	0	0	4	0
Geox	4	5	5	5	4	0	0	0	4	0
Paul Smith	4	3	2	2	3	1	0	0	3	0
Guitar Center	4	4	3	3	3	1	0	1	2	0
West Elm	4	4	4	4	3	2	0	0	2	0
Hollister	3	3	3	3	3	0	0	0	2	1
Original SoupMan	3	4	5	5	7	0	0	0	2	1
Disney Store	3	3	3	3	3	0	0	1	1	1

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Gymboree	3	4	4	4	5	0	0	1	1	1
Yankee Candle	3	3	2	3	3	0	0	2	0	1
Bloomingdale's	3	2	2	2	2	0	0	0	3	0
Tourneau	3	3	2	3	3	0	0	0	3	0
7 for all Mankind	3	3	3	3	3	0	0	0	3	0
Bose	3	3	3	3	3	0	0	0	3	0
Capital Grill	3	3	3	3	3	0	0	0	3	0
Lacoste	3	3	3	4	5	0	0	0	3	0
Sur La Table	3	3	3	3	3	0	0	0	3	0
Tiffany's	3	3	3	3	3	0	0	0	3	0
Diesel	3	3	7	8	7	0	0	0	3	0
Bally Total Fitness	3	3	15	15	16	0	0	0	3	0
Willams Sonoma	3	4	4	4	4	0	0	0	3	0
Laila Rowe	3	4	6	8	9	0	0	0	3	0
Mrs. Fields	3	3	4	5	7	0	0	1	2	0
Quiznos	3	4	6	7	9	0	0	1	2	0
Umami Burger	3	3	1	N/A	N/A	1	0	0	2	0
Lucky Brand Jeans	3	4	6	7	6	1	0	0	2	0
Arby's	3	2	2	2	2	0	0	2	1	0
Juan Valdez	3	3	3	3	3	0	0	2	1	0
Brookstone	3	3	4	6	11	0	0	2	1	0
Sam Ash Music Stores	3	3	3	3	3	1	0	1	1	0
Gloria Jean's Coffees	2	0	0	2	2	0	0	1	0	1
Chili's	2	2	1	N/A	N/A	0	0	1	0	1
Helzberg's Diamonds	2	2	2	2	2	0	0	1	0	1
Traffic Shoes	2	2	3	3	3	0	0	1	0	1
Rockport	2	2	2	2	2	0	0	1	0	1
Red Robin	2	2	1	N/A	N/A	0	1	0	0	1
J. Jill	2	1	1	1	1	0	0	0	2	0
Abercrombie & Fitch	2	2	2	2	2	0	0	0	2	0
Container Store, The	2	2	2	2	2	0	0	0	2	0
Crabtree & Evelyn	2	2	2	2	2	0	0	0	2	0
Houston's/Hillstone	2	2	2	2	2	0	0	0	2	0
Jos. A. Bank	2	2	2	3	3	0	0	0	2	0
La Perla	2	3	1	3	3	0	0	0	2	0
Morton's Steakhouse	2	3	2	2	1	0	0	0	2	0
Oakley	2	3	3	3	4	0	0	0	2	0

Retail Chain	2016	2015	2014	2013	2012	Brooklyn	Bronx	Queens	Manhattan	Staten Island
Pottery Barn	2	3	3	3	3	0	0	0	2	0
Talbots	2	3	3	3	3	0	0	0	2	0
Kenneth Cole	2	3	4	4	4	0	0	0	2	0
Maoz Vegetarian	2	4	N/A	N/A	N/A	0	0	0	2	0
Montblanc	2	1	1	1	2	0	0	1	1	0
Kyo Chon	2	2	2	1	2	0	0	1	1	0
f.y.e.	2	2	3	3	4	0	1	1	0	0
Stride Rite	1	2	2	3	3	0	0	0	0	1
Build-A-Bear Workshop	1	2	2	2	2	0	0	0	0	1
Chevy's Fresh Mex	1	1	1	1	1	0	0	0	1	0
Billabong	1	1	2	3	3	0	0	0	1	0
Crate and Barrel	1	2	2	2	2	0	0	0	1	0
French Connection	1	2	2	2	2	0	0	0	1	0
Johnston & Murphy	1	2	2	2	2	0	0	0	1	0
DKNY	1	2	3	3	2	0	0	0	1	0
Afaze	1	2	3	2	5	0	0	0	1	0
Gold's Gym	1	1	1	2	2	0	0	1	0	0
Bare Escentuals	1	2	2	4	4	0	0	1	0	0
Puma	1	2	2	3	3	0	0	1	0	0
Easy Spirit	1	3	4	5	8	0	0	1	0	0
Hollywood Tans	0	1	1	2	4	0	0	0	0	0
Arthur Treacher's	0	1	1	1	1	0	0	0	0	0
Gordon's Jewelers	0	1	1	1	1	0	0	0	0	0
Bakers Shoes	0	1	2	2	6	0	0	0	0	0
OfficeMax	0	1	2	1	1	0	0	0	0	0
Naturalizer	0	2	2	3	4	0	0	0	0	0
Square One	0	2	2	2	3	0	0	0	0	0
Ranch*1	0	3	2	4	5	0	0	0	0	0
Cache	0	3	3	3	3	0	0	0	0	0
Joyce Leslie	0	4	4	5	6	0	0	0	0	0
Benetton	0	6	6	6	6	0	0	0	0	0

# NATIONAL RETAILERS IN NYC BY ZIP CODE

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015-16 Difference	2015-16 % Change
Baychester / Co-op city	Bronx	10475	86	77	9	12%
New Springville	Staten Island	10314	183	176	7	4%
Midtown West	Manhattan	10018	99	92	7	8%
High Bridge / Morrisania	Bronx	10451	76	69	7	10%
Jackson Heights	Queens	11372	68	61	7	11%
JFK Airport	Queens	11430	58	51	7	14%
Brownsville	Brooklyn	11212	52	45	7	16%
Lower Manhattan / TriBeCa	Manhattan	10007	61	56	5	9%
Westchester	Bronx	10461	52	47	5	11%
Bushwick	Brooklyn	11237	32	27	5	19%
Upper West Side	Manhattan	10023	89	85	4	5%
TriBeCa/Chinatown	Manhattan	10013	52	48	4	8%
Kingsbridge	Bronx	10463	50	46	4	9%
Flatbush / East Flatbush	Brooklyn	11203	45	41	4	10%
Upper East Side	Manhattan	10128	39	35	4	11%
Pleasant Plains / Princess Bay	Staten Island	10309	38	34	4	12%
Financial District / Battery Park City	Manhattan	10004	37	33	4	12%
Middle Village	Queens	11379	29	25	4	16%
Howard Beach	Queens	11414	26	22	4	18%
Kensington	Brooklyn	11218	21	17	4	24%
Tompkinsville / New Brighton / Saint George	Staten Island	10301	17	13	4	31%
Brooklyn Heights	Brooklyn	11201	139	136	3	2%
Upper West Side / Morningside Heights	Manhattan	10025	81	78	3	4%
East Flatbush / Flatbush	Brooklyn	11226	78	75	3	4%
Upper West Side	Manhattan	10024	67	64	3	5%
Bensonhurst	Brooklyn	11214	61	58	3	5%
Upper East Side	Manhattan	10065	51	48	3	6%
Woodside	Queens	11377	46	43	3	7%
Hunts Point / Mott Haven	Bronx	10455	45	42	3	7%
Washington Heights	Manhattan	10033	44	41	3	7%



Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
East Harlem	Manhattan	10035	39	36	3	8%
Hunts Point / Mott Haven	Bronx	10459	39	36	3	8%
East New York	Brooklyn	11208	37	34	3	9%
West Farms	Bronx	10460	29	26	3	12%
Washington Heights	Manhattan	10032	26	23	3	13%
Eltingville	Staten Island	10312	25	22	3	14%
Pelham / Throgs Neck	Bronx	10465	25	22	3	14%
Bedford Stuyvesant / Crown Heights	Brooklyn	11213	21	18	3	17%
Kew Gardens / Richmond Hill	Queens	11418	17	14	3	21%
Financial District	Manhattan	10281	10	7	3	43%
Williamsburg	Brooklyn	11249	7	4	3	75%
Forest Hills	Queens	11375	86	84	2	2%
Flushing	Queens	11354	68	66	2	3%
Long Island City	Queens	11101	48	46	2	4%
Williamsburg/Bushwick	Brooklyn	11206	36	34	2	6%
High Bridge / Morrisania	Bronx	10452	33	31	2	6%
Rochdale Village / Jamaica	Queens	11434	33	31	2	6%
East Village / Alphabet City	Manhattan	10009	28	26	2	8%
Soundview/Unionport	Bronx	10472	26	24	2	8%
Ozone Park	Queens	11417	25	23	2	9%
Woodhaven	Queens	11421	23	21	2	10%
Flushing	Queens	11358	21	19	2	11%
Central Harlem / Morningside Heights	Manhattan	10026	19	17	2	12%
Far Rockaway	Queens	11691	19	17	2	12%
LaGuardia Airport	Queens	11371	16	14	2	14%
Kew Gardens	Queens	11415	13	11	2	18%
Bellerose	Queens	11426	9	7	2	29%
Far Rockaway / Broad Channel	Queens	11693	8	6	2	33%
Flatlands	Brooklyn	11234	133	132	1	1%
Canarsie	Brooklyn	11236	62	61	1	2%
East New York	Brooklyn	11207	50	49	1	2%
Park Slope	Brooklyn	11215	50	49	1	2%
Corona	Queens	11368	44	43	1	2%
Kingsbridge	Bronx	10468	37	36	1	3%
Washington Heights	Manhattan	10031	34	33	1	3%
Wakefield	Bronx	10466	34	33	1	3%
South Richmond Hill	Queens	11419	33	32	1	3%

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
Borough Park	Brooklyn	11204	32	31	1	3%
Baychester	Bronx	10469	31	30	1	3%
Williamsburg	Brooklyn	11211	31	30	1	3%
Greenpoint	Brooklyn	11222	28	27	1	4%
Flushing	Queens	11356	27	26	1	4%
Springfield Gardens	Queens	11413	26	25	1	4%
Fresh Meadows	Queens	11365	25	24	1	4%
Flushing	Queens	11357	24	23	1	4%
South Beach / Linden Park / Rosebank	Staten Island	10305	22	21	1	5%
Sunset Park	Brooklyn	11232	21	20	1	5%
Fort George / Inwood	Manhattan	10040	20	19	1	5%
Upper East Side	Manhattan	10075	19	18	1	6%
Ozone Park	Queens	11416	19	18	1	6%
Little Neck	Queens	11362	17	16	1	6%
Borough Park	Brooklyn	11219	16	15	1	7%
Midtown	Manhattan	10112	14	13	1	8%
Jamaica	Queens	11433	14	13	1	8%
Stapleton / Emerson Hill	Staten Island	10304	10	9	1	11%
Queens Village	Queens	11428	10	9	1	11%
Woodlawn	Bronx	10470	9	8	1	13%
Red Hook	Brooklyn	11231	9	8	1	13%
Cambria Heights	Queens	11411	7	6	1	17%
Harlem	Manhattan	10116	2	1	1	100%
Midtown	Manhattan	10168	2	1	1	100%
Chelsea	Manhattan	10011	134	134	0	0%
Central Harlem / Morningside Heights	Manhattan	10027	68	68	0	0%
Lower Manhattan / Financial District	Manhattan	10038	60	60	0	0%
Park Slope	Brooklyn	11217	58	58	0	0%
Sheepshead Bay	Brooklyn	11235	51	51	0	0%
Canarsie	Brooklyn	11239	39	39	0	0%
Bedford Stuyvesant / Crown Heights	Brooklyn	11216	37	37	0	0%
Gravesend	Brooklyn	11223	35	35	0	0%
Long Island City / Astoria	Queens	11106	34	34	0	0%
Jamaica	Queens	11435	31	31	0	0%
Midtown	Manhattan	10020	30	30	0	0%
Tremont	Bronx	10457	29	29	0	0%
Coney Island / Sheepshead Bay	Brooklyn	11224	27	27	0	0%

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
Port Richmond	Staten Island	10302	26	26	0	0%
Bushwick	Brooklyn	11221	24	24	0	0%
Rosedale	Queens	11422	21	21	0	0%
Fresh Meadows	Queens	11366	17	17	0	0%
Upper Harlem	Manhattan	10039	16	16	0	0%
Clinton Hill	Brooklyn	11205	16	16	0	0%
Financial District	Manhattan	10006	15	15	0	0%
Garment District / Koreatown	Manhattan	10119	15	15	0	0%
Flushing	Queens	11355	15	15	0	0%
Oakland Gardens	Queens	11364	14	14	0	0%
East Elmhurst	Queens	11369	14	14	0	0%
Maspeth	Queens	11378	14	14	0	0%
High Bridge / Morrisania	Bronx	10456	12	12	0	0%
Dyker Heights	Brooklyn	11228	12	12	0	0%
Adelphi	Brooklyn	11238	12	12	0	0%
St. Albans	Queens	11412	12	12	0	0%
West New Brighton	Staten Island	10310	11	11	0	0%
East Elmhurst	Queens	11370	11	11	0	0%
Queens Village	Queens	11427	11	11	0	0%
Rockaway Park	Queens	11694	9	9	0	0%
Central Harlem / Morningside Heights	Manhattan	10030	8	8	0	0%
Midtown	Manhattan	10103	5	5	0	0%
Jamaica	Queens	11436	5	5	0	0%
Far Rockaway / Arverne	Queens	11692	5	5	0	0%
Harlem	Manhattan	10037	4	4	0	0%
Roosevelt Island	Manhattan	10044	4	4	0	0%
Hunts Point	Bronx	10474	4	4	0	0%
Midtown	Manhattan	10107	3	3	0	0%
Midtown	Manhattan	10170	3	3	0	0%
Midtown	Manhattan	10173	3	3	0	0%
Fort Hamilton	Brooklyn	11252	3	3	0	0%
Little Neck / Douglaston	Queens	11363	3	3	0	0%
Midtown	Manhattan	10111	2	2	0	0%
Garment District / Koreatown	Manhattan	10122	2	2	0	0%
Garment District / Koreatown	Manhattan	10123	2	2	0	0%
Midtown	Manhattan	10166	2	2	0	0%
Midtown	Manhattan	10169	2	2	0	0%

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
Midtown	Manhattan	10175	2	2	0	0%
Financial District	Manhattan	10282	2	2	0	0%
Pelham Bay Park / City Island	Bronx	10464	2	2	0	—
Downtown Brooklyn	Brooklyn	11241	2	2	0	0%
Jamaica	Queens	11439	2	2	0	0%
Midtown	Manhattan	10104	1	1	0	0%
Midtown	Manhattan	10105	1	1	0	0%
Garment District / Koreatown	Manhattan	10120	1	1	0	0%
Midtown	Manhattan	10129	1	1	0	0%
Midtown	Manhattan	10153	1	1	0	0%
Midtown	Manhattan	10167	1	1	0	0%
Financial District	Manhattan	10271	1	1	0	0%
Financial District	Manhattan	10279	1	1	0	0%
Kew Gardens	Queens	11424	1	1	0	0%
Jamaica	Queens	11425	1	1	0	0%
Midtown	Manhattan	10110	0	0	0	—
Midtown	Manhattan	10165	0	0	0	—
Midtown	Manhattan	10176	0	0	0	—
Financial District	Manhattan	10285	0	0	0	—
Financial District	Manhattan	10286	0	0	0	—
New Springville	Staten Island	10313	0	0	0	—
Greenpoint	Brooklyn	11202	0	0	0	—
Navy Yard	Brooklyn	11251	0	0	0	—
Jamaica	Queens	11431	0	0	0	—
Breezy Point	Queens	11697	0	0	0	—
East Village	Manhattan	10003	161	162	-1	-1%
Parkchester	Bronx	10462	80	81	-1	-1%
Upper East Side	Manhattan	10028	78	79	-1	-1%
Upper East Side	Manhattan	10021	70	71	-1	-1%
Williamsbridge	Bronx	10467	56	57	-1	-2%
Spanish Harlem / East Harlem	Manhattan	10029	54	55	-1	-2%
Sheepshead Bay	Brooklyn	11229	54	55	-1	-2%
Oakwood / New Dorp	Staten Island	10306	53	54	-1	-2%
Soundview/Unionport	Bronx	10473	29	30	-1	-3%
Morris Heights	Bronx	10453	25	26	-1	-4%
Mariners Harbor	Staten Island	10303	24	25	-1	-4%
Sunnyside	Queens	11104	24	25	-1	-4%

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
Financial District	Manhattan	10005	22	23	-1	-4%
Midwood	Brooklyn	11230	20	21	-1	-5%
Hollis	Queens	11423	17	18	-1	-6%
Astoria	Queens	11102	15	16	-1	-6%
Inwood	Manhattan	10034	14	15	-1	-7%
Bedford Stuyvesant / Crown Heights	Brooklyn	11233	12	13	-1	-8%
South Ozone Park	Queens	11420	12	13	-1	-8%
Mott Haven	Bronx	10454	10	11	-1	-9%
Riverdale	Bronx	10471	8	9	-1	-11%
Garment District / Koreatown	Manhattan	10121	5	6	-1	-17%
Tottenville	Staten Island	10307	5	6	-1	-17%
Midtown	Manhattan	10174	2	3	-1	-33%
Midtown West	Manhattan	10019	135	137	-2	-1%
Corona/Elmhurst	Queens	11373	129	131	-2	-2%
Ridgewood/Glendale	Queens	11385	85	87	-2	-2%
Fordham / Bronx Park	Bronx	10458	66	68	-2	-3%
West Village	Manhattan	10014	52	54	-2	-4%
Rego Park	Queens	11374	52	54	-2	-4%
Prospect Lefferts Gardens	Brooklyn	11225	29	31	-2	-6%
Bayside	Queens	11360	29	31	-2	-6%
North Floral Park	Queens	11004	18	20	-2	-10%
Queens Village	Queens	11429	13	15	-2	-13%
Fresh Meadows	Queens	11367	12	14	-2	-14%
Great Kills	Staten Island	10308	7	9	-2	-22%
Garment District / Koreatown	Manhattan	10118	4	6	-2	-33%
Garment District / Koreatown	Manhattan	10001	169	172	-3	-2%
Flatbush / East Flatbush	Brooklyn	11210	40	43	-3	-7%
Bayside	Queens	11361	38	41	-3	-7%
Gramercy Park	Manhattan	10010	91	95	-4	-4%
Jamaica	Queens	11432	67	71	-4	-6%
Astoria	Queens	11103	57	61	-4	-7%
Bay Ridge	Brooklyn	11220	37	41	-4	-10%
Astoria	Queens	11105	23	27	-4	-15%
Midtown East	Manhattan	10017	124	129	-5	-4%
Bay Ridge	Brooklyn	11209	75	80	-5	-6%
Chinatown / Lower East Side	Manhattan	10002	40	46	-6	-13%
Murray Hill	Manhattan	10016	98	105	-7	-7%

Neighborhood	Borough	Zip Code	2016 Retailers	2015 Retailers	2015–16 Difference	2015–16 % Change
Midtown East	Manhattan	10022	139	151	-12	-8%
Greenwich Village / SoHo	Manhattan	10012	101	114	-13	-11%
Midtown West	Manhattan	10036	133	152	-19	-13%

# MANHATTAN

## Top Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Garment District / Koreatown	10001	169	172	-3	-2%
East Village	10003	161	162	-1	-1%
Midtown East	10022	139	151	-12	-8%
Midtown West	10019	135	137	-2	-1%
Chelsea	10011	134	134	0	0%
Midtown West	10036	133	152	-19	-13%
Midtown East	10017	124	129	-5	-4%
Greenwich Village / SoHo	10012	101	114	-13	-11%
Midtown West	10018	99	92	7	8%
Murray Hill	10016	98	105	-7	-7%

### Bottom Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Midtown	10129	1	1	0	0%
Midtown	10153	1	1	0	0%
Midtown	10167	1	1	0	0%
Financial District	10271	1	1	0	0%
Financial District	10279	1	1	0	0%
Midtown	10110	0	0	0	—
Midtown	10165	0	0	0	—
Midtown	10176	0	0	0	—
Financial District	10285	0	0	0	—
Financial District	10286	0	0	0	—

### Number of National Retail Outlets by Zip Code

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Garment District / Koreatown	10001	169	172	-3	-2%
Chinatown / Lower East Side	10002	40	46	-6	-13%
East Village	10003	161	162	-1	-1%
Financial District / Battery Park City	10004	37	33	4	12%
Financial District	10005	22	23	-1	-4%
Financial District	10006	15	15	0	0%
Lower Manhattan / TriBeCa	10007	61	56	5	9%
East Village / Alphabet City	10009	28	26	2	8%
Gramercy Park	10010	91	95	-4	-4%
Chelsea	10011	134	134	0	0%
Greenwich Village / SoHo	10012	101	114	-13	-11%
TriBeCa/Chinatown	10013	52	48	4	8%
West Village	10014	52	54	-2	-4%
Murray Hill	10016	98	105	-7	-7%
Midtown East	10017	124	129	-5	-4%
Midtown West	10018	99	92	7	8%
Midtown West	10019	135	137	-2	-1%
Midtown	10020	30	30	0	0%
Upper East Side	10021	70	71	-1	-1%
Midtown East	10022	139	151	-12	-8%
Upper West Side	10023	89	85	4	5%
Upper West Side	10024	67	64	3	5%

### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Upper West Side / Morningside Heights	10025	81	78	3	4%
Central Harlem / Morningside Heights	10026	19	17	2	12%
Central Harlem / Morningside Heights	10027	68	68	0	0%
Upper East Side	10028	78	79	-1	-1%
Spanish Harlem / East Harlem	10029	54	55	-1	-2%
Central Harlem / Morningside Heights	10030	8	8	0	0%
Washington Heights	10031	34	33	1	3%
Washington Heights	10032	26	23	3	13%
Washington Heights	10033	44	41	3	7%
Inwood	10034	14	15	-1	-7%
East Harlem	10035	39	36	3	8%
Midtown West	10036	133	152	-19	-13%
Harlem	10037	4	4	0	0%
Lower Manhattan / Financial District	10038	60	60	0	0%
Upper Harlem	10039	16	16	0	0%
Fort George / Inwood	10040	20	19	1	5%
Roosevelt Island	10044	4	4	0	0%
Upper East Side	10065	51	48	3	6%
Upper East Side	10075	19	18	1	6%
Midtown	10103	5	5	0	0%
Midtown	10104	1	1	0	0%
Midtown	10105	1	1	0	0%
Midtown	10107	3	3	0	0%
Midtown	10110	0	0	0	—
Midtown	10111	2	2	0	0%
Midtown	10112	14	13	1	8%
Harlem	10116	2	1	1	100%
Garment District / Koreatown	10118	4	6	-2	-33%
Garment District / Koreatown	10119	15	15	0	0%
Garment District / Koreatown	10120	1	1	0	0%
Garment District / Koreatown	10121	5	6	-1	-17%
Garment District / Koreatown	10122	2	2	0	0%
Garment District / Koreatown	10123	2	2	0	0%
Upper East Side	10128	39	35	4	11%
Midtown	10129	1	1	0	0%
Midtown	10153	1	1	0	0%
Midtown	10165	0	0	0	—



### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Midtown	10166	2	2	0	0%
Midtown	10167	1	1	0	0%
Midtown	10168	2	1	1	100%
Midtown	10169	2	2	0	0%
Midtown	10170	3	3	0	0%
Midtown	10173	3	3	0	0%
Midtown	10174	2	3	-1	-33%
Midtown	10175	2	2	0	0%
Midtown	10176	0	0	0	—
Financial District	10271	1	1	0	0%
Financial District	10279	1	1	0	0%
Financial District	10281	10	7	3	43%
Financial District	10282	2	2	0	0%
Financial District	10285	0	0	0	—
Financial District	10286	0	0	0	—

# BROOKLYN

## Top Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Brooklyn Heights	11201	139	136	3	2%
Flatlands	11234	133	132	1	1%
East Flatbush / Flatbush	11226	78	75	3	4%
Bay Ridge	11209	75	80	-5	-6%
Canarsie	11236	62	61	1	2%
Bensonhurst	11214	61	58	3	5%
Park Slope	11217	58	58	0	0%
Sheepshead Bay	11229	54	55	-1	-2%
Brownsville	11212	52	45	7	16%
Sheepshead Bay	11235	51	51	0	0%

## Bottom Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Borough Park	11219	16	15	1	7%
Dyker Heights	11228	12	12	0	0%
Bedford Stuyvesant / Crown Heights	11233	12	13	-1	-8%
Adelphi	11238	12	12	0	0%
Red Hook	11231	9	8	1	13%
Williamsburg	11249	7	4	3	75%
Fort Hamilton	11252	3	3	0	0%
Downtown Brooklyn	11241	2	2	0	0%
Greenpoint	11202	0	0	0	—
Navy Yard	11251	0	0	0	—

## Number of National Retail Outlets by Zip Code

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Brooklyn Heights	11201	139	136	3	2%
Greenpoint	11202	0	0	0	—
Flatbush / East Flatbush	11203	45	41	4	10%
Borough Park	11204	32	31	1	3%
Clinton Hill	11205	16	16	0	0%
Williamsburg/Bushwick	11206	36	34	2	6%
East New York	11207	50	49	1	2%
East New York	11208	37	34	3	9%
Bay Ridge	11209	75	80	-5	-6%
Flatbush / East Flatbush	11210	40	43	-3	-7%
Williamsburg	11211	31	30	1	3%
Brownsville	11212	52	45	7	16%
Bedford Stuyvesant / Crown Heights	11213	21	18	3	17%
Bensonhurst	11214	61	58	3	5%
Park Slope	11215	50	49	1	2%
Bedford Stuyvesant / Crown Heights	11216	37	37	0	0%
Park Slope	11217	58	58	0	0%
Kensington	11218	21	17	4	24%
Borough Park	11219	16	15	1	7%
Bay Ridge	11220	37	41	-4	-10%
Bushwick	11221	24	24	0	0%
Greenpoint	11222	28	27	1	4%
Gravesend	11223	35	35	0	0%
Coney Island / Sheepshead Bay	11224	27	27	0	0%
Prospect Lefferts Gardens	11225	29	31	-2	-6%
East Flatbush / Flatbush	11226	78	75	3	4%
Dyker Heights	11228	12	12	0	0%
Sheepshead Bay	11229	54	55	-1	-2%
Midwood	11230	20	21	-1	-5%
Red Hook	11231	9	8	1	13%
Sunset Park	11232	21	20	1	5%
Bedford Stuyvesant / Crown Heights	11233	12	13	-1	-8%
Flatlands	11234	133	132	1	1%
Sheepshead Bay	11235	51	51	0	0%
Canarsie	11236	62	61	1	2%
Bushwick	11237	32	27	5	19%
Adelphi	11238	12	12	0	0%

### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Canarsie	11239	39	39	0	0%
Downtown Brooklyn	11241	2	2	0	0%
Williamsburg	11249	7	4	3	75%
Navy Yard	11251	0	0	0	—
Fort Hamilton	11252	3	3	0	0%

## QUEENS

### Top Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Corona/Elmhurst	11373	129	131	-2	-2%
Forest Hills	11375	86	84	2	2%
Ridgewood/Glendale	11385	85	87	-2	-2%
Flushing	11354	68	66	2	3%
Jackson Heights	11372	68	61	7	11%
Jamaica	11432	67	71	-4	-6%
JFK Airport	11430	58	51	7	14%
Astoria	11103	57	61	-4	-7%
Rego Park	11374	52	54	-2	-4%
Long Island City	11101	48	46	2	4%

### Bottom Zip Codes for National Chain Stores

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Far Rockaway / Broad Channel	11693	8	6	2	33%
Cambria Heights	11411	7	6	1	17%
Jamaica	11436	5	5	0	0%
Far Rockaway / Arverne	11692	5	5	0	0%
Little Neck / Douglaston	11363	3	3	0	0%
Jamaica	11439	2	2	0	0%
Kew Gardens	11424	1	1	0	0%
Jamaica	11425	1	1	0	0%
Jamaica	11431	0	0	0	—
Breezy Point	11697	0	0	0	—

### Number of National Retail Outlets by Zip Code

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
North Floral Park	11004	18	20	-2	-10%
Long Island City	11101	48	46	2	4%
Astoria	11102	15	16	-1	-6%
Astoria	11103	57	61	-4	-7%
Sunnyside	11104	24	25	-1	-4%
Astoria	11105	23	27	-4	-15%
Long Island City / Astoria	11106	34	34	0	0%
Flushing	11354	68	66	2	3%
Flushing	11355	15	15	0	0%
Flushing	11356	27	26	1	4%
Flushing	11357	24	23	1	4%
Flushing	11358	21	19	2	11%
Bayside	11360	29	31	-2	-6%
Bayside	11361	38	41	-3	-7%
Little Neck	11362	17	16	1	6%
Little Neck / Douglaston	11363	3	3	0	0%
Oakland Gardens	11364	14	14	0	0%
Fresh Meadows	11365	25	24	1	4%
Fresh Meadows	11366	17	17	0	0%
Fresh Meadows	11367	12	14	-2	-14%
Corona	11368	44	43	1	2%
East Elmhurst	11369	14	14	0	0%
East Elmhurst	11370	11	11	0	0%

### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
LaGuardia Airport	11371	16	14	2	14%
Jackson Heights	11372	68	61	7	11%
Corona/Elmhurst	11373	129	131	-2	-2%
Rego Park	11374	52	54	-2	-4%
Forest Hills	11375	86	84	2	2%
Woodside	11377	46	43	3	7%
Maspeth	11378	14	14	0	0%
Middle Village	11379	29	25	4	16%
Ridgewood/Glendale	11385	85	87	-2	-2%
Cambria Heights	11411	7	6	1	17%
St. Albans	11412	12	12	0	0%
Springfield Gardens	11413	26	25	1	4%
Howard Beach	11414	26	22	4	18%
Kew Gardens	11415	13	11	2	18%
Ozone Park	11416	19	18	1	6%
Ozone Park	11417	25	23	2	9%
Kew Gardens / Richmond Hill	11418	17	14	3	21%
South Richmond Hill	11419	33	32	1	3%
South Ozone Park	11420	12	13	-1	-8%
Woodhaven	11421	23	21	2	10%
Rosedale	11422	21	21	0	0%
Hollis	11423	17	18	-1	-6%
Kew Gardens	11424	1	1	0	0%
Jamaica	11425	1	1	0	0%
Bellerose	11426	9	7	2	29%
Queens Village	11427	11	11	0	0%
Queens Village	11428	10	9	1	11%
Queens Village	11429	13	15	-2	-13%
JFK Airport	11430	58	51	7	14%
Jamaica	11431	0	0	0	—
Jamaica	11432	67	71	-4	-6%
Jamaica	11433	14	13	1	8%
Rochdale Village / Jamaica	11434	33	31	2	6%
Jamaica	11435	31	31	0	0%
Jamaica	11436	5	5	0	0%
Jamaica	11439	2	2	0	0%
Far Rockaway	11691	19	17	2	12%

### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Far Rockaway / Arverne	11692	5	5	0	0%
Far Rockaway / Broad Channel	11693	8	6	2	33%
Rockaway Park	11694	9	9	0	0%
Breezy Point	11697	0	0	0	—

## BRONX

### Number of National Retail Outlets by Zip Code

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Baychester / Co-op city	10475	86	77	9	12%
Parkchester	10462	80	81	-1	-1%
High Bridge / Morrisania	10451	76	69	7	10%
Fordham / Bronx Park	10458	66	68	-2	-3%
Williamsbridge	10467	56	57	-1	-2%
Westchester	10461	52	47	5	11%
Kingsbridge	10463	50	46	4	9%
Hunts Point / Mott Haven	10455	45	42	3	7%
Hunts Point / Mott Haven	10459	39	36	3	8%
Kingsbridge	10468	37	36	1	3%
Wakefield	10466	34	33	1	3%
High Bridge / Morrisania	10452	33	31	2	6%
Baychester	10469	31	30	1	3%
Tremont	10457	29	29	0	0%
West Farms	10460	29	26	3	12%
Soundview/Unionport	10473	29	30	-1	-3%
Soundview/Unionport	10472	26	24	2	8%

### Number of National Retail Outlets by Zip Code (continued)

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
Morris Heights	10453	25	26	-1	-4%
Pelham / Throgs Neck	10465	25	22	3	14%
High Bridge / Morrisania	10456	12	12	0	0%
Mott Haven	10454	10	11	-1	-9%
Woodlawn	10470	9	8	1	13%
Riverdale	10471	8	9	-1	-11%
Hunts Point	10474	4	4	0	0%
Pelham Bay Park / City Island	10464	2	2	0	0%

## STATEN ISLAND

### Number of National Retail Outlets by Zip Code

Neighborhood	Zip Code	2016 Retailers	2015 Retailers	Difference	% Change
New Springville	10314	183	176	7	4%
Oakwood / New Dorp	10306	53	54	-1	-2%
Pleasant Plains / Princess Bay	10309	38	34	4	12%
Port Richmond	10302	26	26	0	0%
Eltingville	10312	25	22	3	14%
Mariners Harbor	10303	24	25	-1	-4%
South Beach / Linden Park / Rosebank	10305	22	21	1	5%
Tompkinsville / New Brighton / Saint George	10301	17	13	4	31%
West New Brighton	10310	11	11	0	0%
Stapleton / Emerson Hill	10304	10	9	1	11%
Great Kills	10308	7	9	-2	-22%
Tottenville	10307	5	6	-1	-17%
New Springville	10313	0	0	0	—



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