

EMPIRE STATE BUILDING

350 Fifth Avenue

**Move-In
Ready Base
Floor in an
Iconic Building**



Sublease Availability:

- Entire 8th Floor: 10,000 SF – 50,000 SF
- Rent: Upon Request
- Term: October 31, 2028
- Potential for long term direct deal

Space Features:

- Center core w/ expansive views + 4 sides of natural light
- Potential for new turnkey

Building Features:

- Transit Score 100: Walking distance to Grand Central, Penn Station, PATH, Port Authority Bus Terminal, +15 subway lines
- Incredible historic art deco lobby
- Eco-conscious landlord: WELL Health & Safety Rated + IEQ (Indoor Environmental Quality) focused

Amenities (Available in connection with a Direct Deal only):

ESB EXCLUSIVE

- 65,000 SF Amenity Center
 - » 15,000 SF Fitness Center
 - » 10,000 SF all hands lounge, basketball court, pickleball
 - » Golf simulator
 - » Private conference center
- 7 In-building dining options: Tacombi, STATE, Starbucks Reserve, etc.

ESRT PORTFOLIO ADDITIONS

- Rooftop at 1333 Broadway
- Townhall + Lounge at 1400 Broadway

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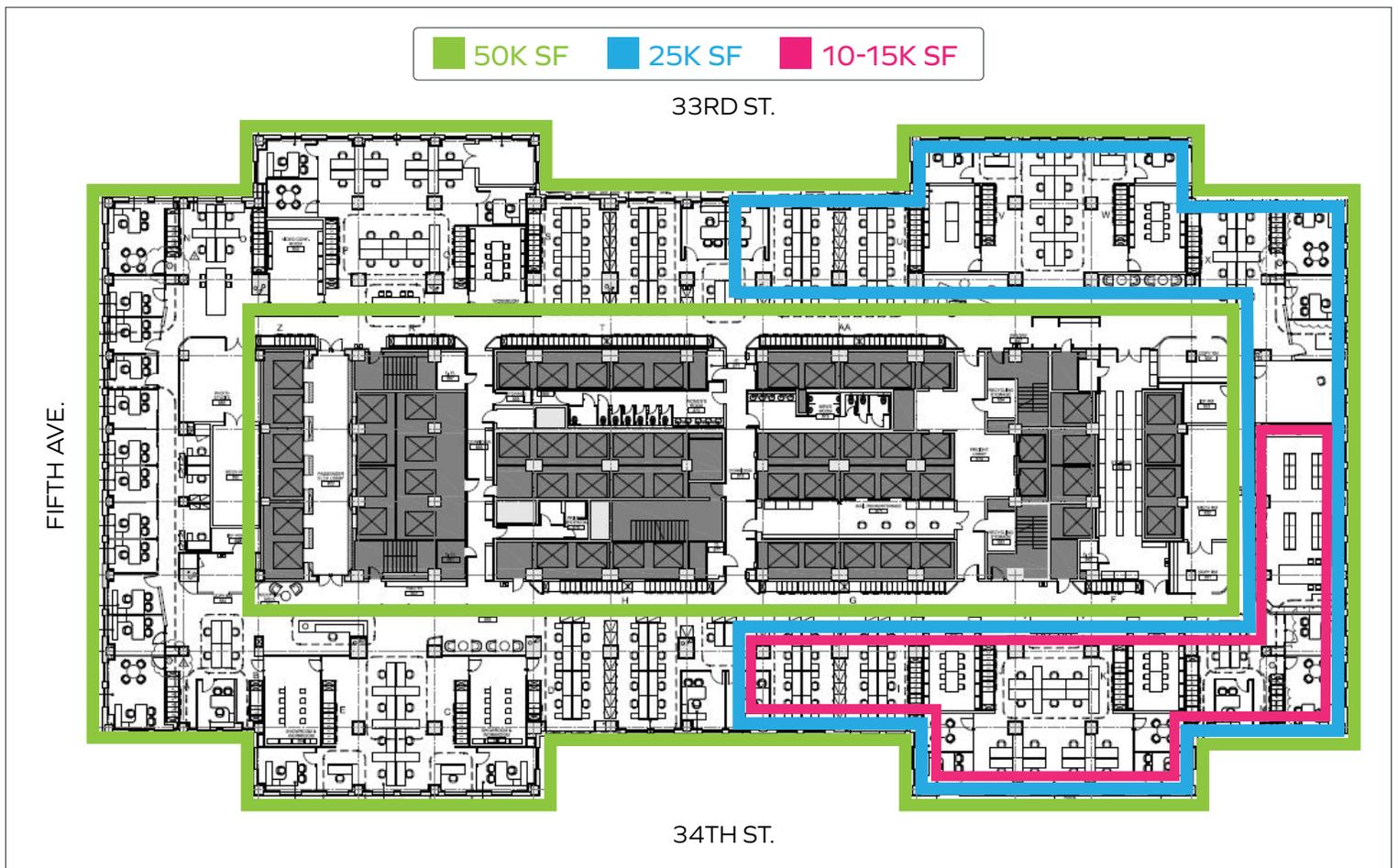
Up to 50,000 SF

BUILT FOR
199
DEDICATED PERSONS

40
OFFICES

159
WORKSTATIONS

12
CONFERENCE ROOMS



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Rendering



Rendering



Rendering



Rendering



Photo



Photo



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