



10

TIMES SQUARE
A.K.A. 1441 BROADWAY

DIRECT | TERM: NEGOTIABLE

10

TIMES SQUARE
A.K.A. 1441 BROADWAY

SPACE FEATURES

● 2nd Gen ● Test-Fit
● Prebuilt ● White boxed
● Raw Condition

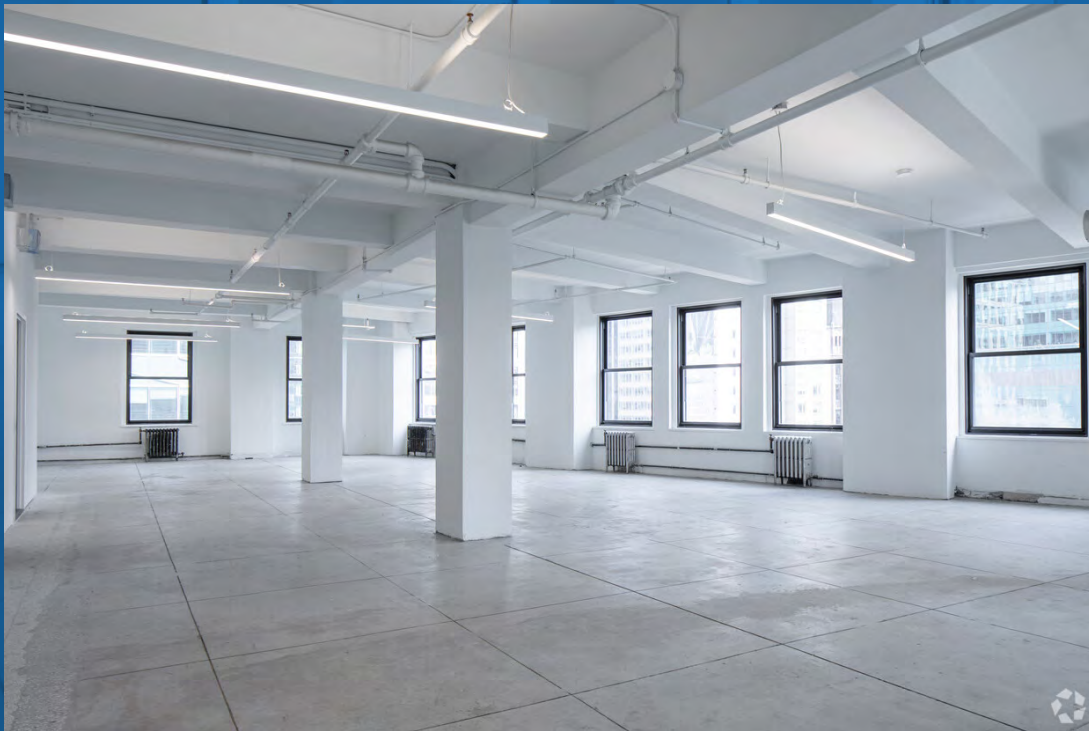
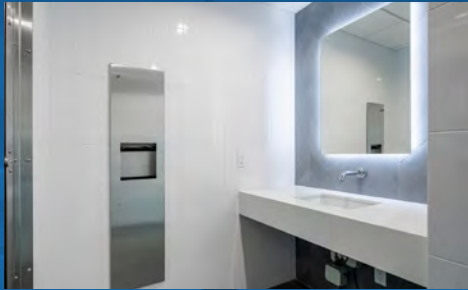
● ENTIRE 34 TH FLOOR • 2 Terraces	4,950 SF
● ENTIRE 33 RD FLOOR	5,872 SF
● ENTIRE 26 TH FLOOR	12,613 SF
ENTIRE 25TH FLOOR LEASED	12,982 SF
PARTIAL 24TH FLOOR LEASED	3,736 SF
PARTIAL 23RD FLOOR LEASED	2,752 SF
● PARTIAL 23RD FLOOR LEASED	2,456 SF
● ENTIRE 22 ND FLOOR	14,278 SF
ENTIRE 21ST FLOOR LEASED	14,634 SF
● PARTIAL 20TH FLOOR LEASED	7,755 SF
● ENTIRE 19 TH FLOOR	17,490 SF
ENTIRE 18TH FLOOR LEASED	18,899 SF
PARTIAL 17TH FLOOR LEASED	5,537 SF
ENTIRE 16TH FLOOR LEASED	22,504 SF
ENTIRE 15TH FLOOR LEASED	22,504 SF
ENTIRE 14TH FLOOR LEASE OUT	22,504 SF
LEASE TYPE	Direct
TERM	Negotiable

- Tower floors with panoramic views and great natural light
- \$35 million dollars in capital improvements including a new lobby with two story glass facade and smart elevator systems
- Operable windows throughout
- Tenant controlled air conditioning
- Central location within walking distance of Bryant Park, Grand Central Terminal, Penn Station, Port Authority and Path Train
- Immediate access to the 1, 2, 3, 7, N, Q, R, W, A, C, E & S Subway lines

10

TIMES SQUARE
A.K.A. 1441 BROADWAY

THE SPACE



10

TIMES SQUARE
A.K.A. 1441 BROADWAY

THE SPACE



10

TIMES SQUARE
A.K.A. 1441 BROADWAY

FLOOR PLANS

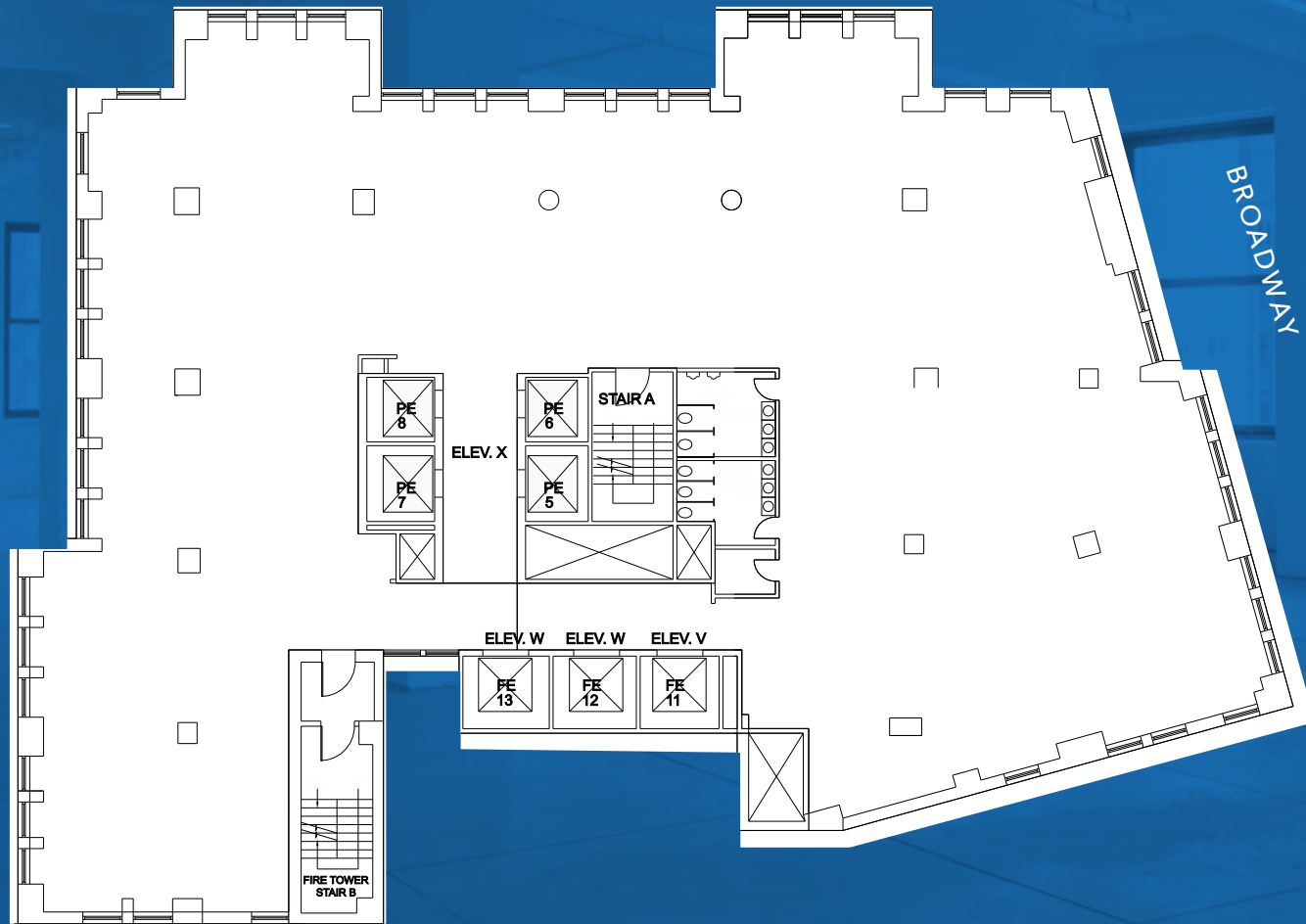
ENTIRE 26TH FLOOR: 12,613 SF

CURRENT CONDITION: Raw Condition

41ST STREET

7TH AVENUE

BROADWAY



10

TIMES SQUARE
A.K.A. 1441 BROADWAY

FLOOR PLANS

ENTIRE 26TH FLOOR: 12,613 SF

TEST FIT

41ST STREET

7TH AVENUE

BROADWAY



10

TIMES SQUARE
A.K.A. 1441 BROADWAY

THE AREA

