

40

WEST 39TH STREET

BETWEEN 5TH AND 6TH AVENUES | BRYANT PARK



A PRIME BRYANT PARK FULL-FLOOR OFFICE OPPORTUNITY

40 West 39th Street offers a rare full 3rd floor office opportunity just steps from Bryant Park, combining an open, column-free layout with excellent access to Midtown's transportation, dining, and business amenities.

Building Highlights:

- Prime Bryant Park location
- 2,000 SF full 3rd floor office
- Wide-open, column-free layout
- Elevator building
- Immediate possession
- Just steps from Bryant Park
- Convenient transportation access

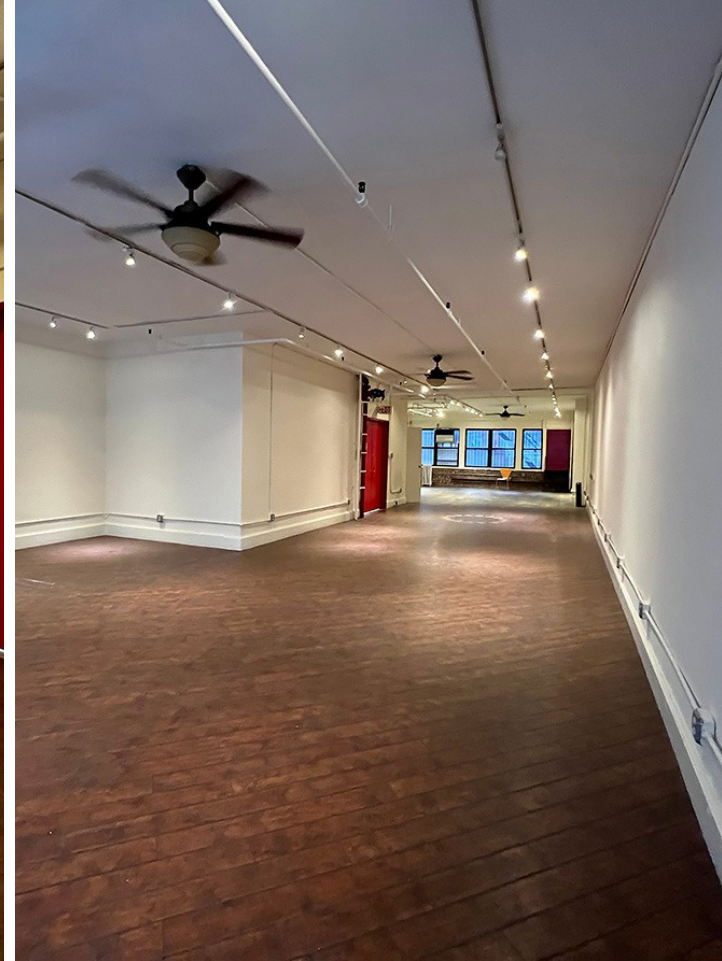
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A FLEXIBLE FULL-FLOOR SPACE IN THE HEART OF BRYANT PARK

40 West 39th Street provides a private full-floor setting ideal for tenants seeking an efficient, adaptable office environment in one of Manhattan's most desirable Midtown locations.

Positioned between Fifth and Sixth Avenues, the space benefits from immediate proximity to Bryant Park, Grand Central, Times Square, major transit lines, and a deep mix of restaurants, hotels, retail, and everyday conveniences.



CEILING HEIGHTS

10' - 11'

SIZE

2,000 SF

POSSESSION

Immediate

ASKING RENTS

Upon Request

TRANSPORTATION



40 WEST 39TH STREET

NEW YORK, NY 10018 | BRYANT PARK

Ideally positioned between Fifth and Sixth Avenues, 40 West 39th Street sits just steps from Bryant Park in the heart of Midtown Manhattan. The property offers immediate access to the New York Public Library, Fifth Avenue, Times Square, Grand Central Terminal, and an extensive mix of dining, hospitality, retail, and business destinations. Bryant Park itself is one of Midtown's most active public destinations and a major draw for office workers, residents, and visitors year-round.

Area Amenities: Bryant Park, New York Public Library, Whole Foods Market, Equinox, Bryant Park Grill, The Langham, Refinery Hotel, Andaz Fifth Avenue, Keens Steakhouse, Fifth Avenue shopping, and a broad collection of cafés, restaurants, hotels, fitness concepts, and everyday conveniences throughout the Bryant Park–Midtown corridor.

SURROUNDED BY LEADING COMPANIES & INSTITUTIONS



DEMOGRAPHICS

227,000+
POPULATION
1 mi radius

\$135,000+
MEDIAN HH INCOME
1 mi radius

125,000+
HOUSEHOLDS
1 mi radius

\$919,000+
MEDIAN HOME VALUE
1 mi radius

BRYANT PARK LOCATION

