



M A D I S O N

A Full-Circle
Approach
to the
Modern Office

77,000 RSF
with Branding Opportunity

360° of Productivity

Optimize Your Office From All Angles

This sleek, glass tower at the center of the Grand Central Business District boasts efficient floor plates, modern building systems, stable ownership, and a prime location. Surround your workforce with 360 degrees of productivity, creativity, and vibrant energy at the iconic address of 360 Madison Avenue.



Contiguous Block

WITH BRANDING OPPORTUNITY

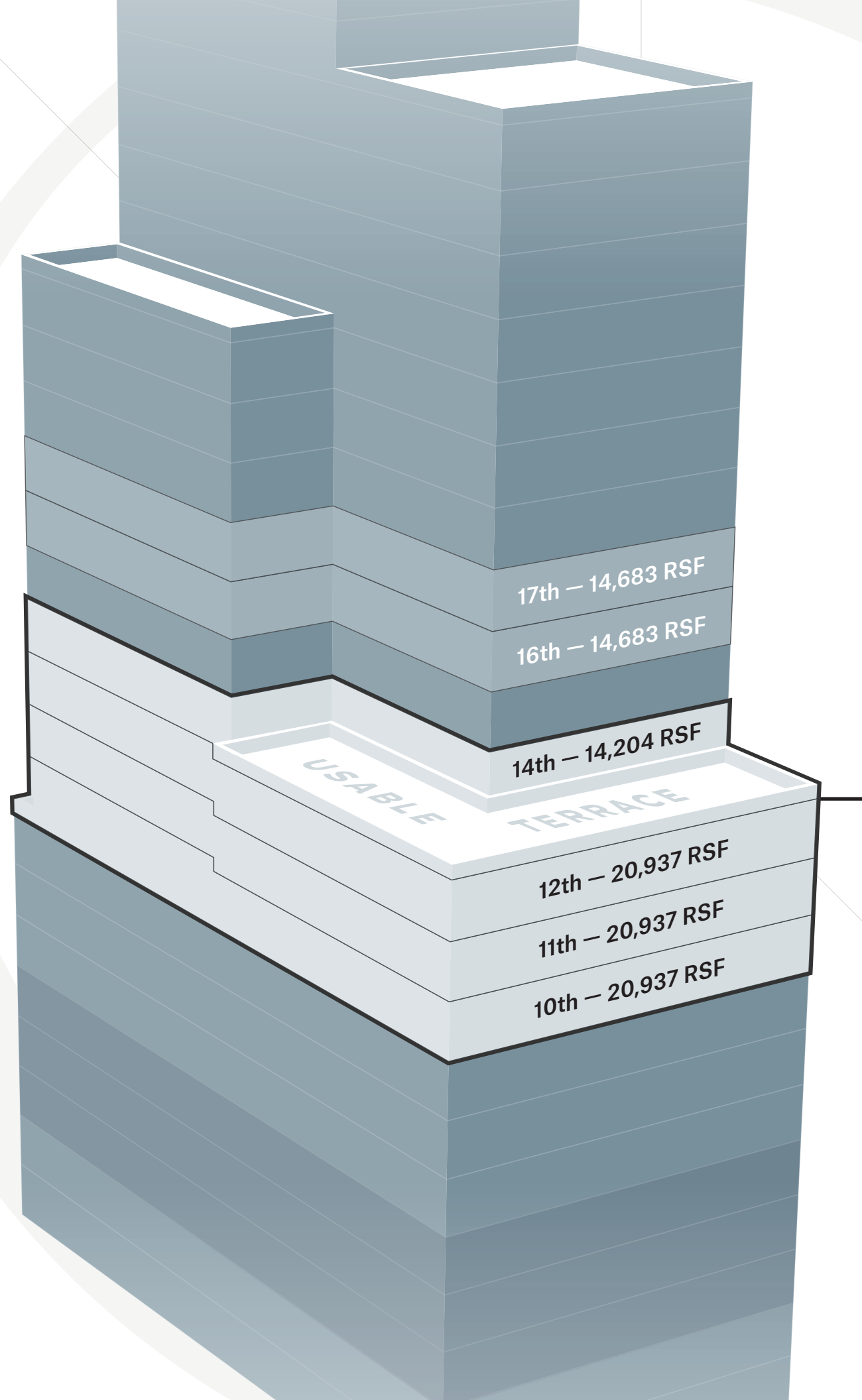
Possession: Immediate

Term: 10-15 years

Lease Type: Direct

77,013 RSF TOTAL INCLUDING DUPLEX
WITH TERRACE NEAR GRAND CENTRAL

The Fogarty Finger finishes on the 15th floor serve
as the 360 Madison Building Standard Finishes.



Make It Your Own

Duplex with Outdoor Space Opportunity on the 12th & 14th Floors

Create a unique 35,000 RSF duplex that includes a striking, sunlit staircase to one of the largest terraces in Midtown Manhattan.



RENDERING
Duplex Staircase



RENDERING
Reception & Conference Room



RENDERING
Collaboration & Workstations

Your Vision, Our Expertise

Tailored to Your Expectations

The rare opportunity awaits for you to design your own terrace, one of the largest in all of Midtown NYC. Let sweeping views of Madison Avenue and East 45th Street inspire you as you work with world-renowned architects to design your perfect outdoor respite.



RENDERING
Madison Avenue Perspective



RENDERING
East 45th Street Perspective

Top-tier Design

Building Standard Finishes by Fogarty Finger

Stawski Partners and Fogarty Finger have teamed up to create a brand new 360 Madison building standard which stands out among top-tier buildings in the Grand Central market.



PHOTO
Pantry



PHOTO
Conference & Office Rooms



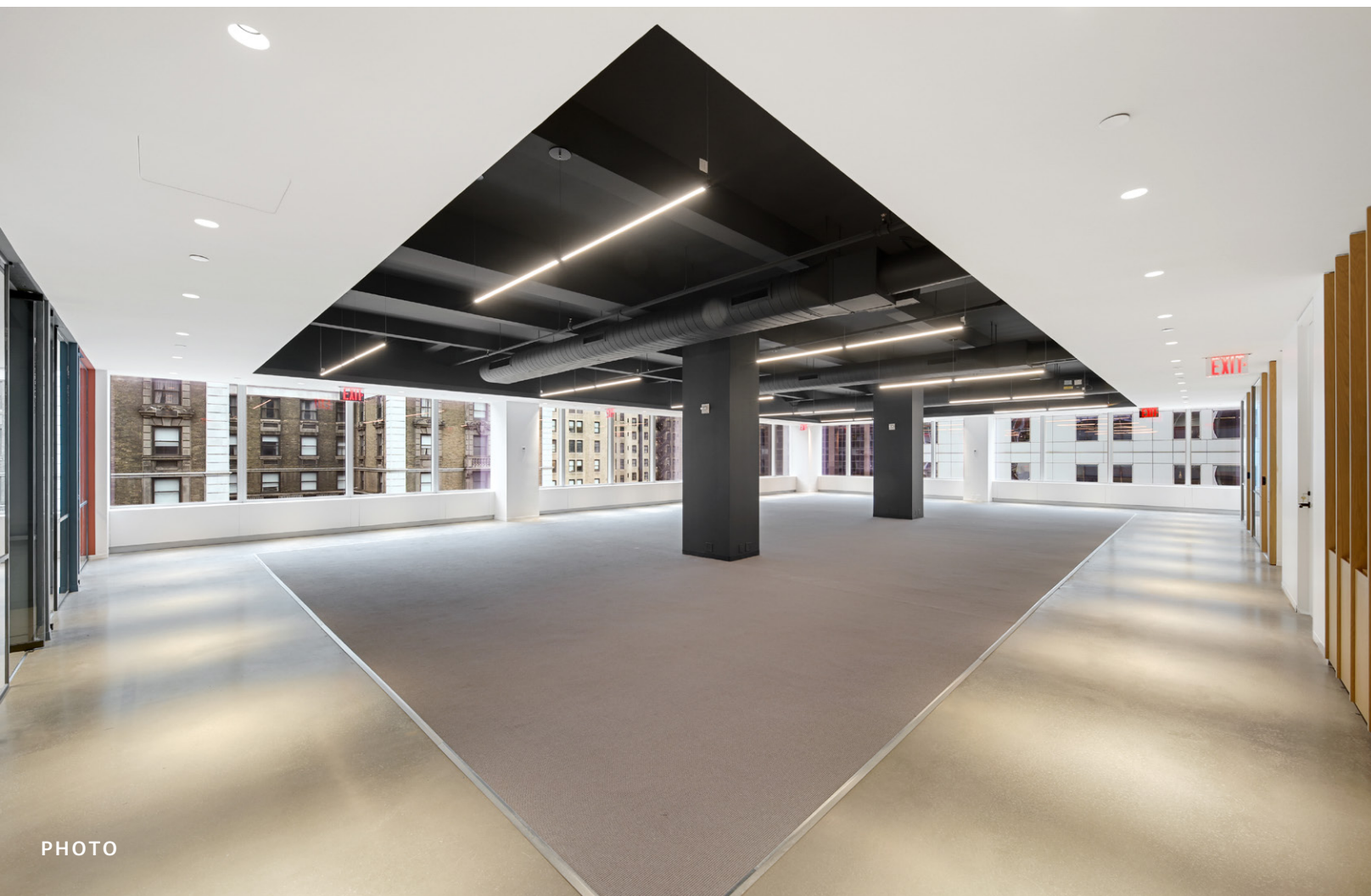
PHOTO
Reception



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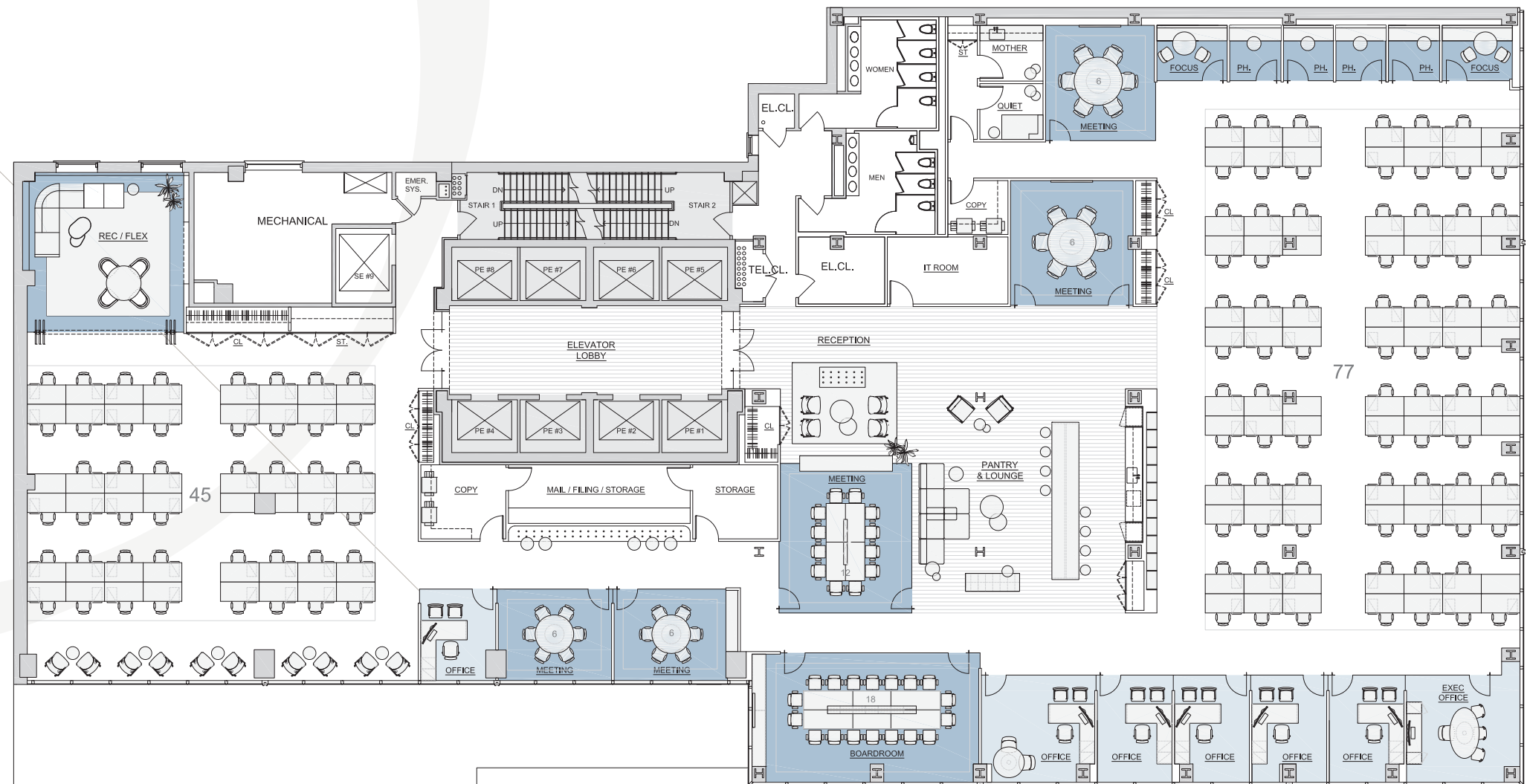


PHOTO
Phone Rooms

10th–12th Floor Test-fit

Office Intensive — 20,937 RSF

Workstation	122
Meeting Rooms	5
Focus Rooms	2
Executive Office	1
Private Offices	2
Reception	1
Phone Rooms	4
Rec/Flex Room	1
Pantry	1
Wellness	1
Quiet	1
Copy	1
Mail/Filing	1
Restrooms	2
Storage Room	1
IT Room	1
Coat Closet	5
Total Headcount	130



Madison Avenue

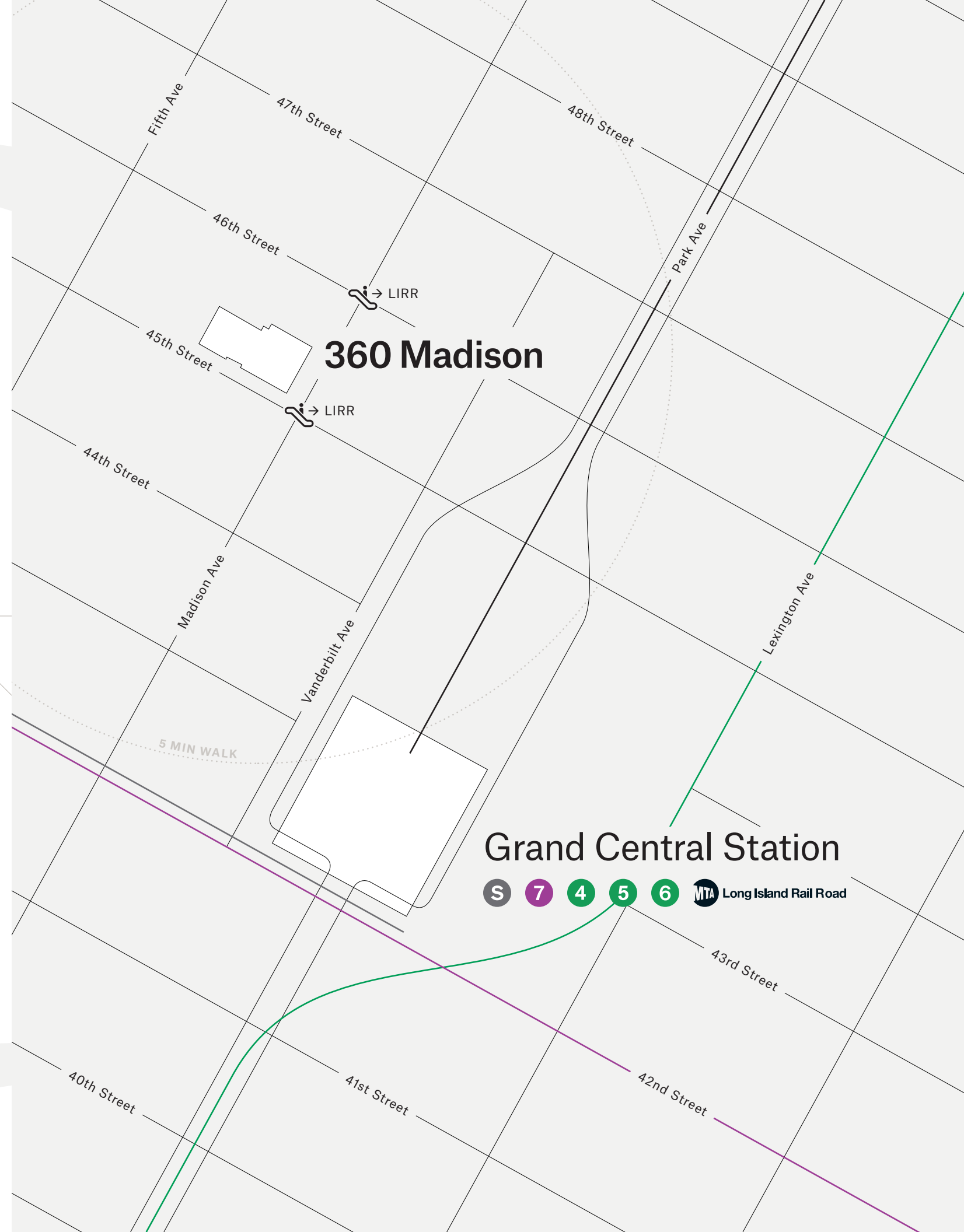
45th Street

Unparalleled Access

Offering enviable commutes from all boroughs

With its prime location right next to Grand Central Station, **360 Madison Avenue** enjoys unparalleled access to New York City's vast public transit network. Here, commuters and visitors can catch the 4, 5, 6, 7, and S, as well as the new LIRR lines that now run service to and from the new **Grand Central Madison** terminal. Several other subway lines are easily accessed via nearby Bryant Park, Times Square, and Penn Station.

The building's extreme proximity to these major transit hubs provides a distinct advantage in connectivity and commute time savings.



Over 40 years of experience developing, owning and managing its portfolio of distinctive boutique commercial office buildings. Brings its expertise to creating hospitality-driven workspaces at **360 Madison**.

