

OWN YOUR **HORIZON**

**1185** AVENUE OF  
THE AMERICAS



# 1185 AVENUE OF THE AMERICAS



Completed Capital Program



Central Park Views



Efficient Floor Plates



Direct Access to  
Rockefeller Center Retail and  
Transportation Concourse



Transit-Centric Location –  
Easy Proximity to Grand Central,  
Penn Station, Port Authority  
and MTA Subway Lines

**1 2 3 4 5 6 7 A E B D F M**



In-Building Retail: Joe & The Juice  
(opening soon), Carnegie Diner, Delos  
Bakery (opening soon).



# STACKING PLAN

FLOORS 35-37

87,500 RSF

Fully furnished,  
move-in ready option.

FLOOR 32

9,815 RSF

FLOOR 31

12,263 RSF

FLOOR 13

27,508 RSF

FLOOR 6

55,016 RSF

PRE-BUILT SUITES

OTHER SUITES

FLOOR 26

6,187 RSF

FLOOR 15

5,946 RSF

6,668 RSF

FLOOR 14

8,057 RSF

FLOOR 12

5,023 RSF

6,654 RSF

7,171 RSF

8,661 RSF

FLOOR 7

9,020 RSF



A comprehensive lobby and elevator cab renovation was recently completed. In keeping with its pure international style, the renovation introduces a palette of timeless materials and unique design. The feature wall with Kenya Black Marble is a classic stone defined by its unique pattern, which showcases a depth of sophistication and superior quality creating an elegant and urban aesthetic in the modern design.



The revitalization continues with the white glass walls flowing seamlessly through the elevator lobby.

New elevator cabs compliment the distinctive design features of the lobby.



BATHROOM  
RENDERING



CREATIVE OFFICE  
RENDERING

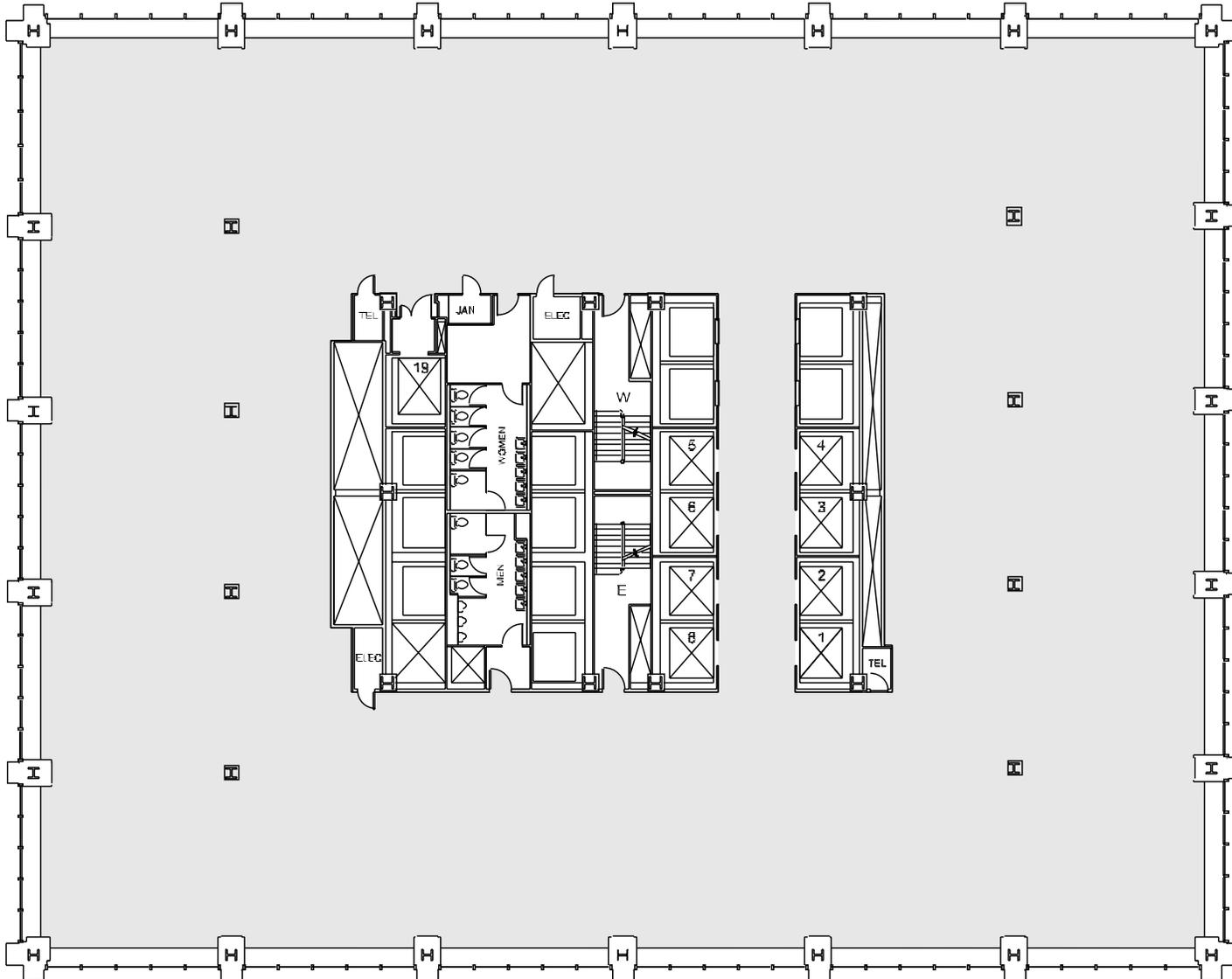
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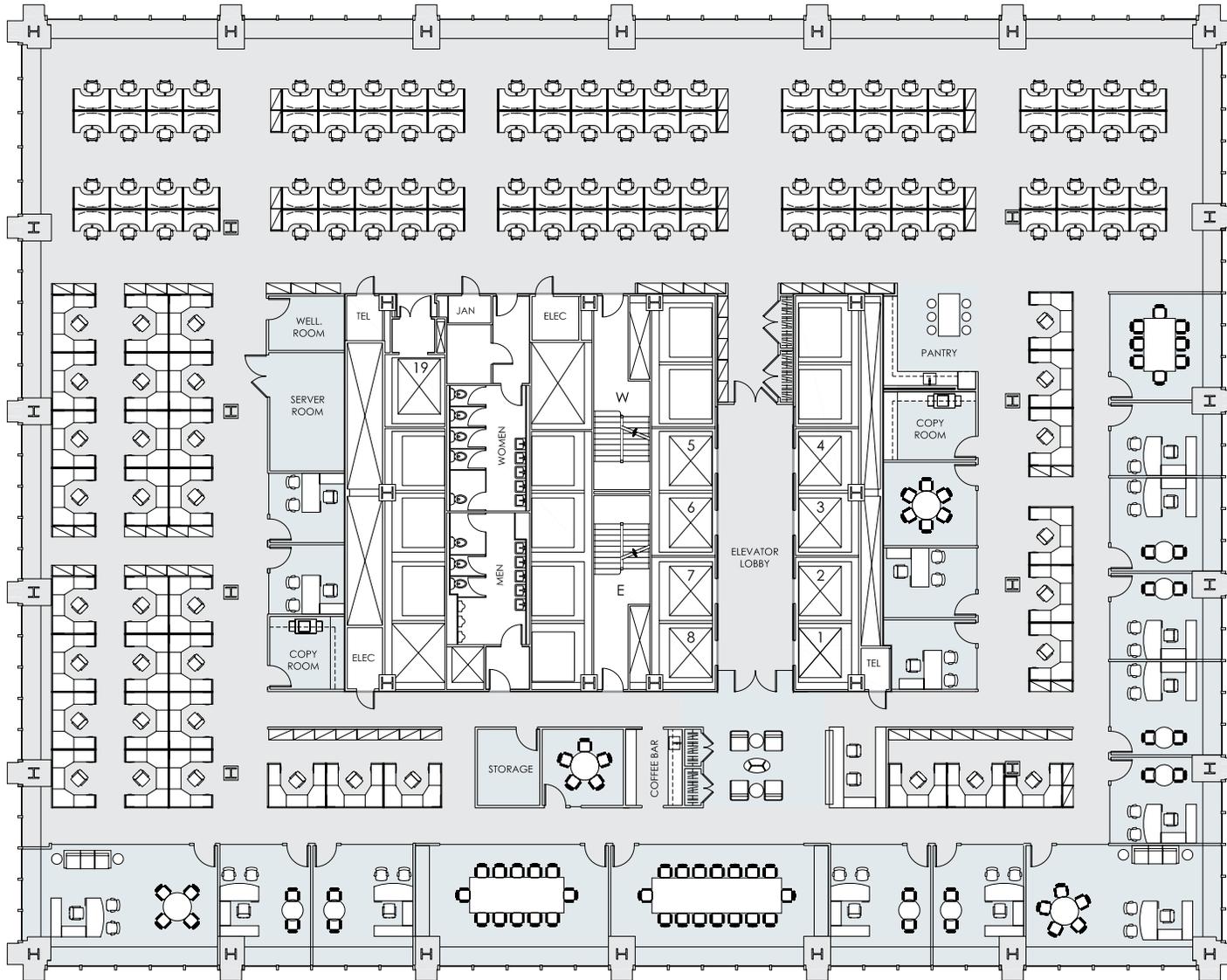
PROFESSIONAL SERVICES OFFICE  
RENDERING

**1185** AVENUE OF  
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# TYPICAL LOW-RISE CORE AND SHELL



# TYPICAL FLOOR PROPOSED OPEN LAYOUT



Executive Windowed Office: 2    Windowed Private Office: 9    Interior Office: 4    Reception: 2  
 Workstation: 132    Conference/Meeting Room: 5    Pantry/Storage/Server: 6    **Total Personnel: 149**

# AREA MAP



RADIO CITY  
MUSIC HALL

1185 AVENUE OF  
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BRYANT PARK

N Q R

W 49TH ST

W 48TH ST

W 47TH ST

W 46TH ST

W 45TH ST

W 43RD ST

W 42ND ST

SEVENTH AVENUE

BROADWAY

SIXTH AVENUE

FIFTH AVENUE

DEL FRISCO'S

NBC

RAINBOW ROOM

TSURU TON TAN

A B D F M

SUSHI BY BOU

HAVANA CENTRAL

LE MARAIS

THE MUSE HOTEL

Utsav

MAMAN

MILLENIUM BROADWAY

STARBUCKS

VIRGIL'S BBQ

THE LAMBS CLUB

THE LONG ROOM

IPPUDO

BUTTER

GREGORYS COFFEE

THE ALGONQUIN HOTEL

CITY CLUB HOTEL

HOTEL SOFTEL

KELLARI TAVERNA

A B D F M

E N Q R

1 2 3

7