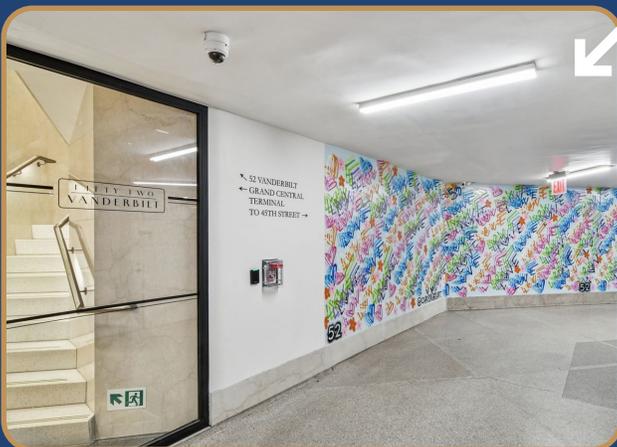
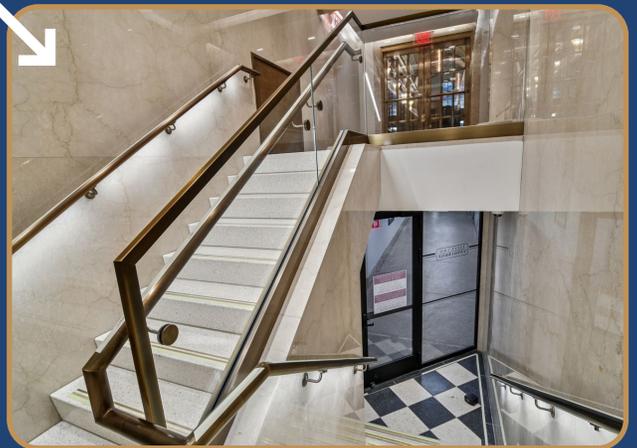


FIFTY TWO VANDERBILT



DIRECT ACCESS TO
GRAND CENTRAL

UNRIVALED
ACCESS IN
THE HEART OF
GRAND CENTRAL



Full Floor, Pre-built
and Build-to-Suit
Opportunities

776 RSF to 8,138 RSF

FIFTY TWO VANDERBILT



FEATURES

AVAILABILITIES

Floor	Suite	Size	Possession
E 21st Floor	2100	8,138 RSF	April 2026
P 20th Floor	2005	4,181 RSF	Immediate
E 16th Floor	1600	9,275 RSF	Leased
E 12th Floor	1200	9,275 RSF	Leased
E 11th Floor	1100	9,275 RSF	Leased
P 5th Floor	501	3,797 RSF	Immediate
P 4th Floor	404	776 RSF	Immediate
P 4th Floor	403	3,240 RSF	Leased



Direct
access to
Grand Central
Station



Neighborhood
amenities



Efficient
floorplates



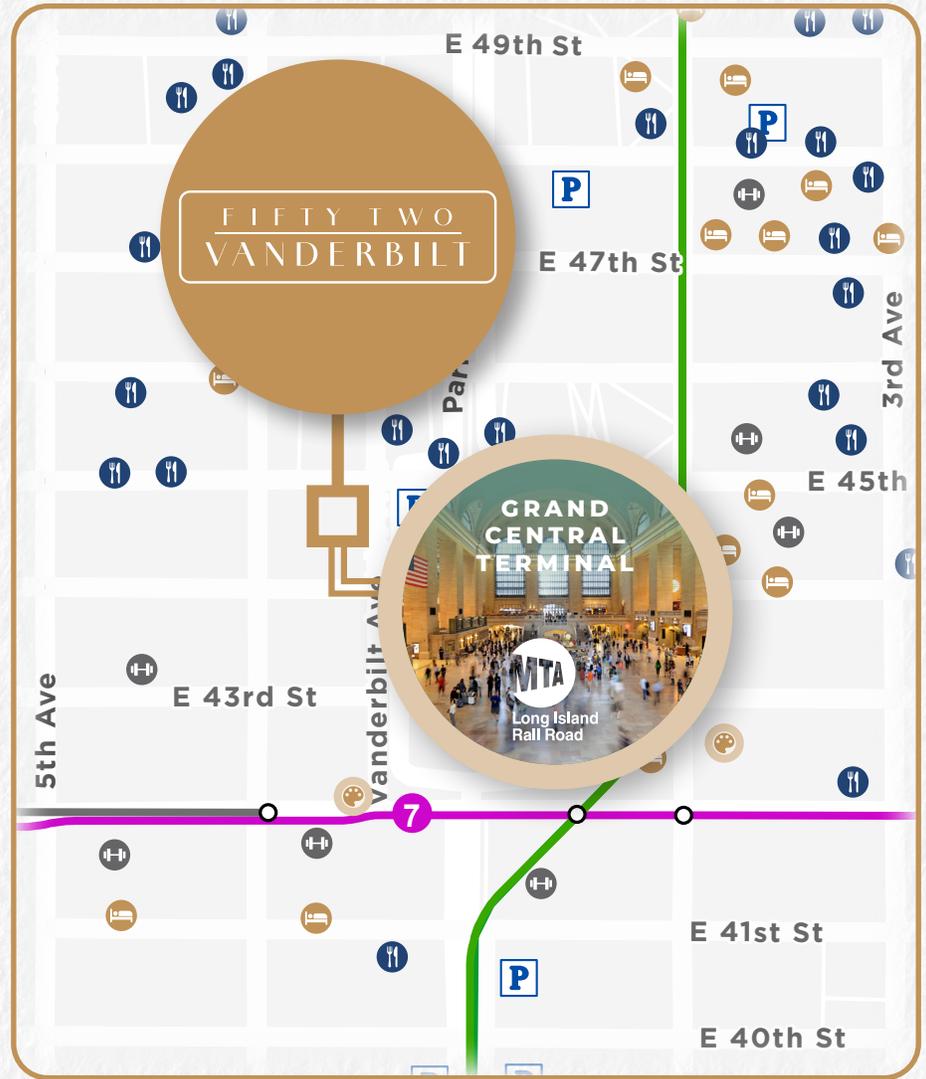
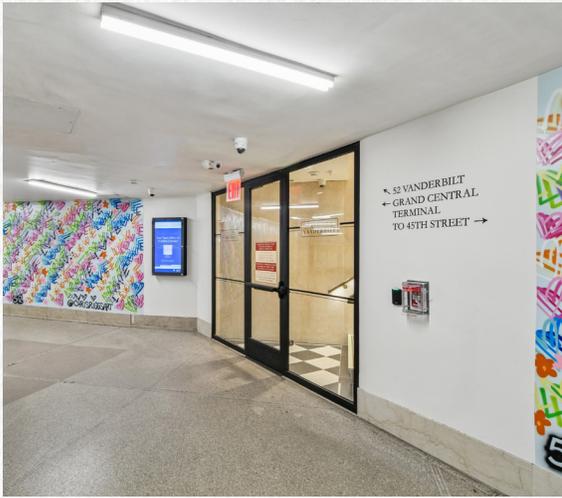
Club Fifty Two
Amenity access



Club Fifty Two is a private amenity center on the 6th floor, exclusively serving the building's tenants, their employees, and guests. The center features a boardroom, breakout rooms, a lounge area, phone booths, and a pantry—plus, complimentary coffee is available in the lounge.



Walk down the stairs from the Building Lobby into Grand Central Terminal



DIRECT CONNECTION TO GRAND CENTRAL

Direct access to 4 5 6 7 S and Metro-North Trains

5-minute walk to 5th Avenue - Bryant Park 7 Train

Less than 10-minute walk to B D F M Trains

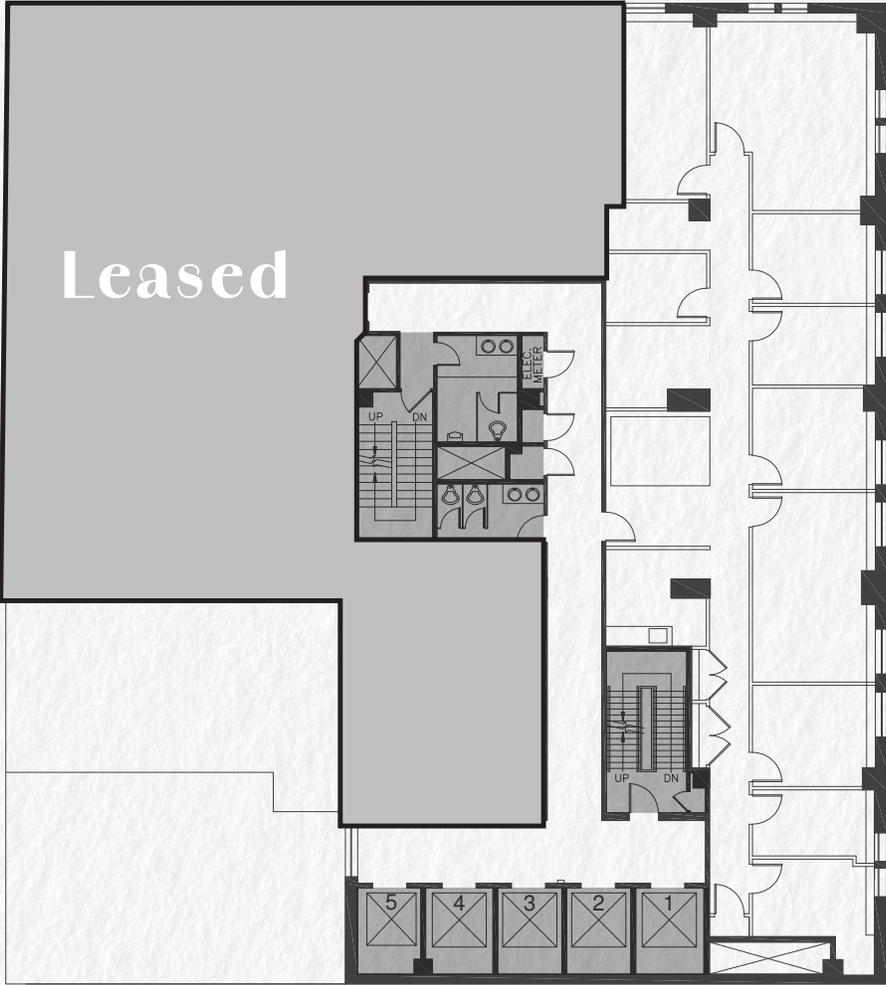
 Long Island Rail Road operates six train branches that serve Long Island and connect to Grand Central Madison

FLOOR PLANS

Existing Conditions

Partial 5th Floor - Suite 501
3,797 RSF

East 45th Street



- 9 Offices
- 1 Conference room
- Pantry
- Reception