

3rd Floor - Existing Conditions

8 West 38th Street

Between 5th & 6th Avenues

Full Floor Identity - Furnished Space
Avenue Quality Boutique Building

Oversized Automatic Freight Elevator - Drive-in Loading Dock
Steps off 5th Avenue between Herald Square & Bryant Park



Building Lobby





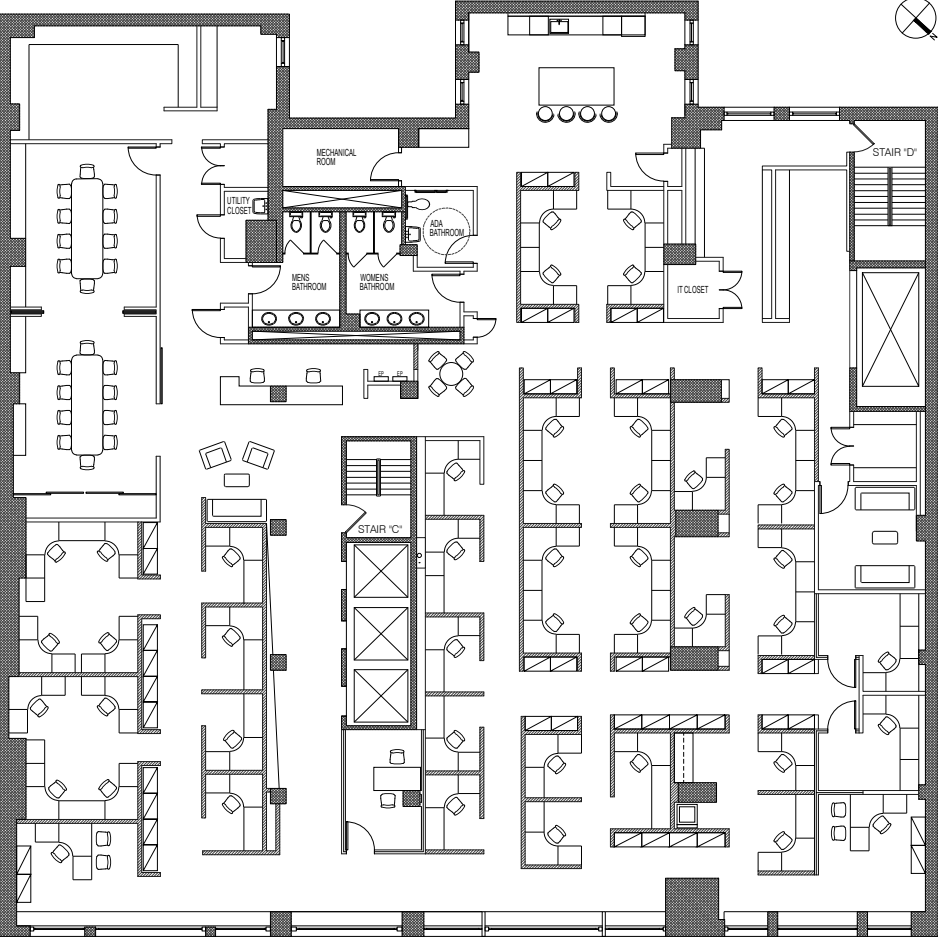
3rd Floor - Existing Conditions

Entire 3rd Fl: 11,750 rsf Immediate Upon Request
 - Built, furnished space with (2) adjoining conference rooms,
 (1) glass-enclosed meeting room, (3) offices, reception area,
 lounge room, multiple workstations, wet pantry with seating,
 multiple storage areas with shelving, private men's and women's
 restrooms plus (1) ADA compliant restroom

BEAUTIFUL 24/7 ATTENDED LOBBY • Elegant passenger elevators • Extra-large freight elevator with drive-in loading dock
 Landlord rated as one of the **BEST LANDLORDS IN MANHATTAN** by Brick Underground

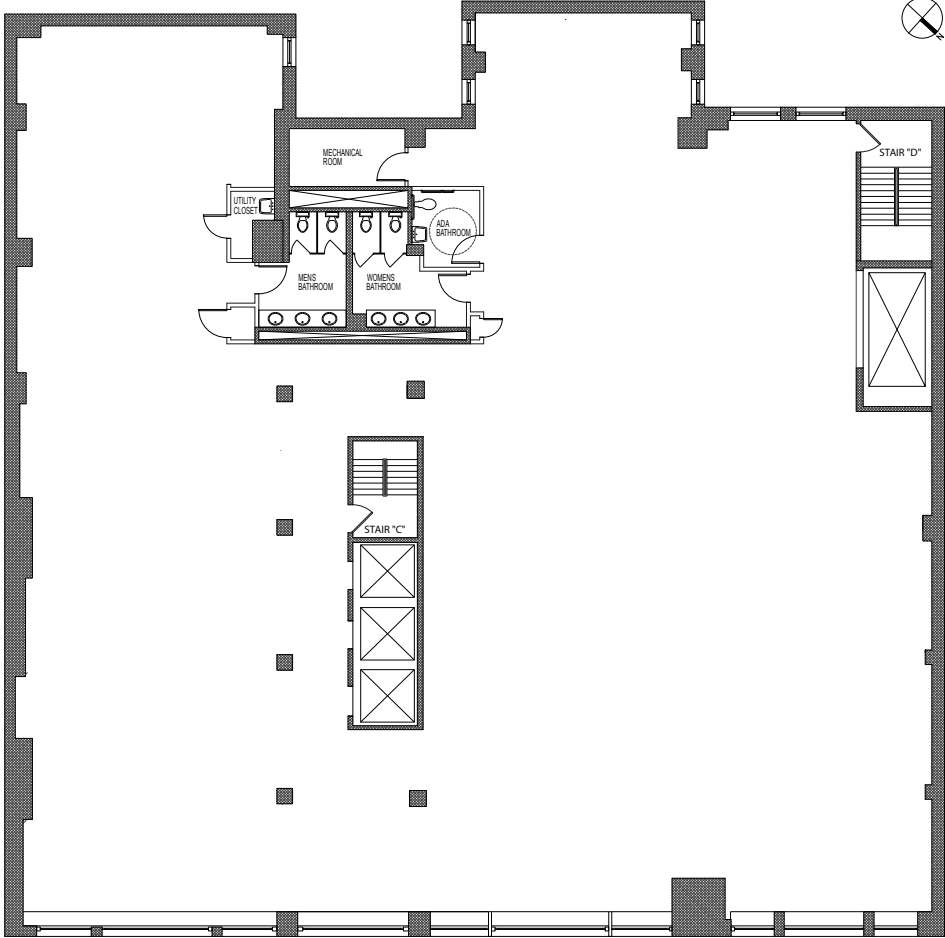
ENTIRE 3RD FLOOR - 11,750 RSF

AS BUILT PLAN



WEST 38TH STREET

CORE PLAN

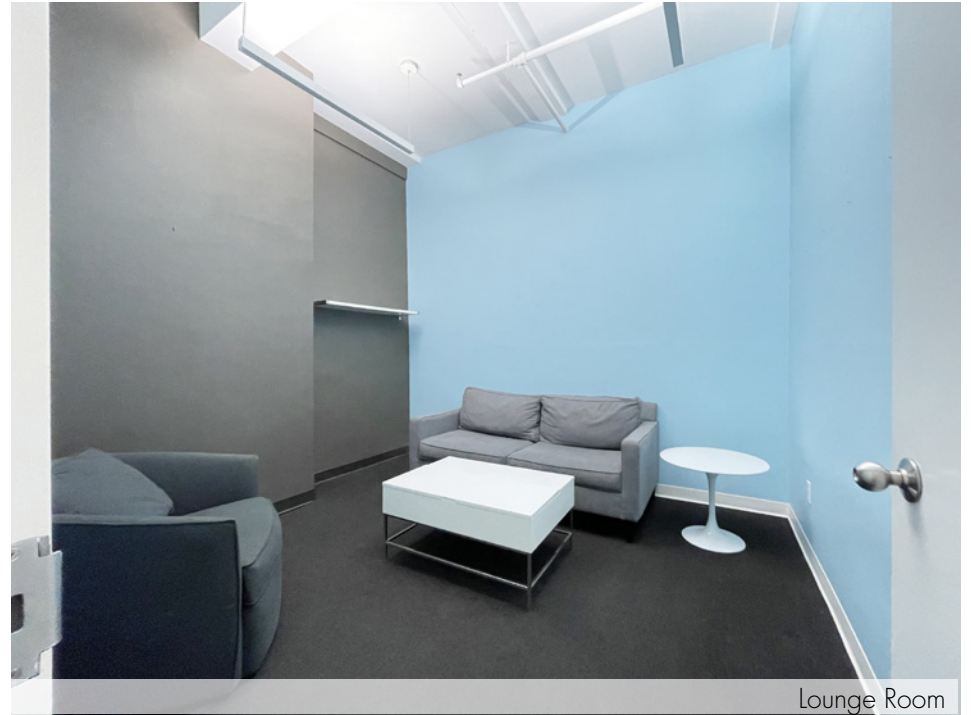


WEST 38TH STREET

ENTIRE 3RD FLOOR - 11,750 RSF
(EXISTING CONDITIONS)



Adjoining Conference Rooms



Lounge Room

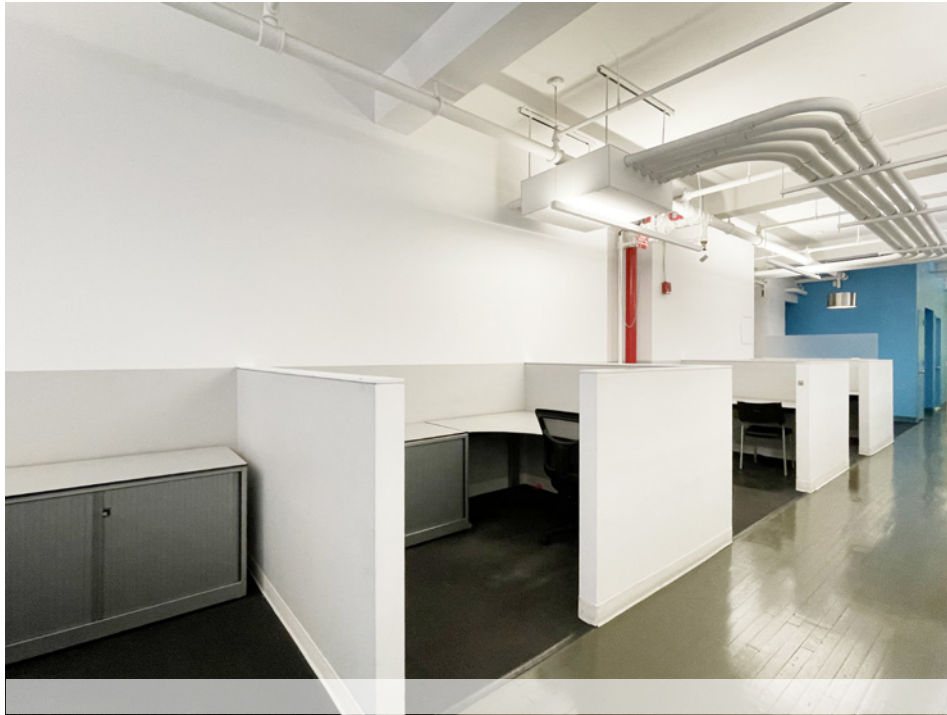


Private Office



Private Workspace

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(EXISTING CONDITIONS)



Workstations



Multiple Storage areas



Private Restrooms