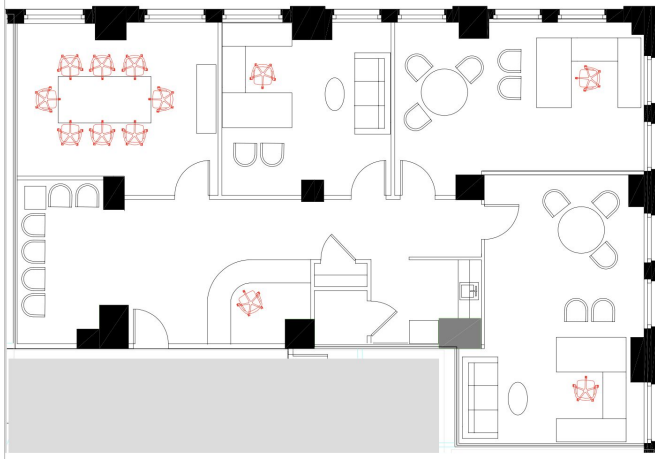


370 Lexington Ave, suite 702

TURN-KEY CORNER OFFICE SPACE



Size: 514- 3,720 RSF

Term: Flexible

Asking Rent: Inquire

Features:

- 3 Offices,
- Conference Room,
- Full Pantry,
- Copy Room+ IT Closet.

The unit was previously used for meetings, each room currently set up as a conference/meeting room. Can be leased together or separately.

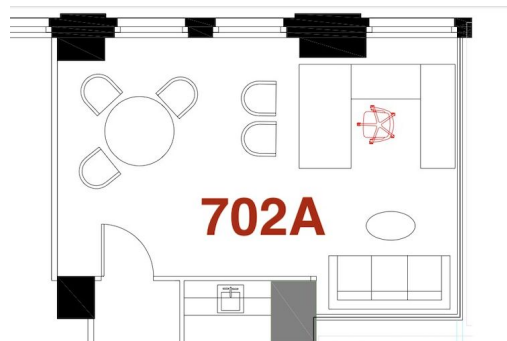
After hours HVAC available.



Option A

Size: 1,027 RSF

Asking Rent: \$5,293



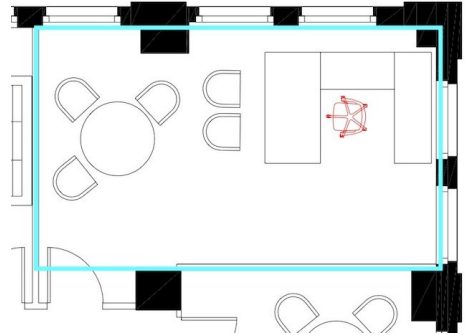
370 Lexington Ave, suite 702



Option B

Size: 713 RSF

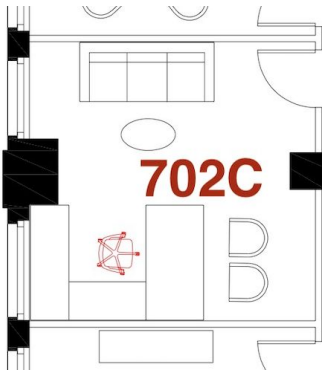
Asking Rent: \$3,676



Option C

Size: 514 RSF

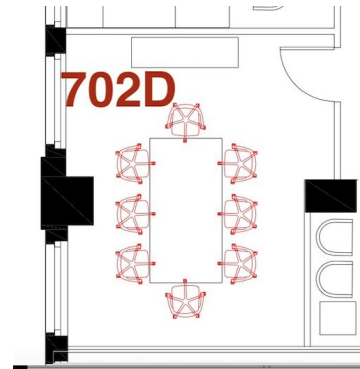
Asking Rent: \$2,646



Option D

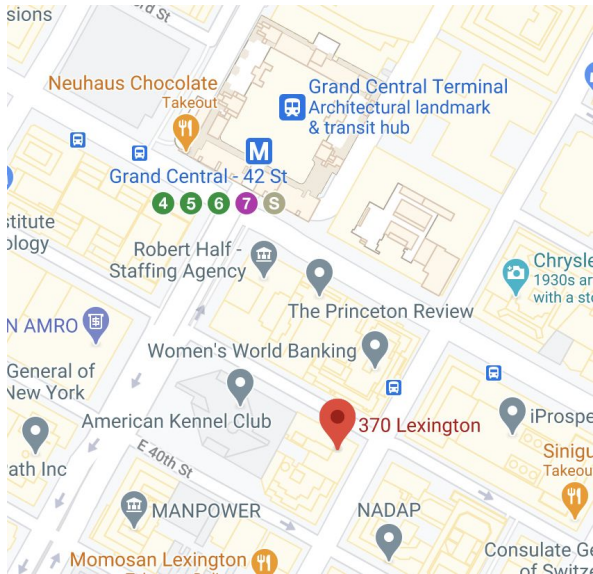
Size: 600 RSF

Asking Rent: \$3,088



370 Lexington Ave

ONE BLOCK AWAY FROM GRAND CENTRAL



TRANSPORTATION:

TRANSIT/SUBWAY

Grand Central-42 Street Transit Stop: 4,5,6,7,S- 3 min. walk
5 Avenue-Bryant Park Transit Stop: 7, S- 7 min. walk
33rd St: 4, 6- 10 min. walk
42 Street-Bryant Park Transit Stop: B, D, F, M- 11 min. walk
51 Street Transit Stop: MTA 4, 6- 11 min. Walk

COMMUTER RAIL

Grand Central Terminal Commuter Rail (Harlem and Hudson Lines)- 4 min. walk
New York Penn Station (NJT) Commuter Rail- 3 min. drive

AIRPORTS

La Guardia: 15 minute drive (8.7 miles)
JFK Airport: 25 minute drive (16.6 miles)
Newark Airport: 30 minute drive (16.2 miles)

BUILDING AMENITIES:

- Enhanced frequency of sanitation;
- CDC compliance and safety procedures;
- Touchless sanitation throughout the building;
- HVAC filtration and touchless systems;
- Renovated lobby and common spaces;
- A common building conference center available for use;
- Food service;
- Front desk security;
- 24/7 Access;
- Mail Services Options: USPS Lobby Mail Box, FedEx Express Drop Box, UPS Drop Box

