



6th Floor - Existing Conditions

8 West 38th Street

Between 5th & 6th Avenues

Full Floor Identity - Built Space
Avenue Quality Building
Steps off 5th Avenue



Building Lobby



REDUCED ASKING \$42 PSF

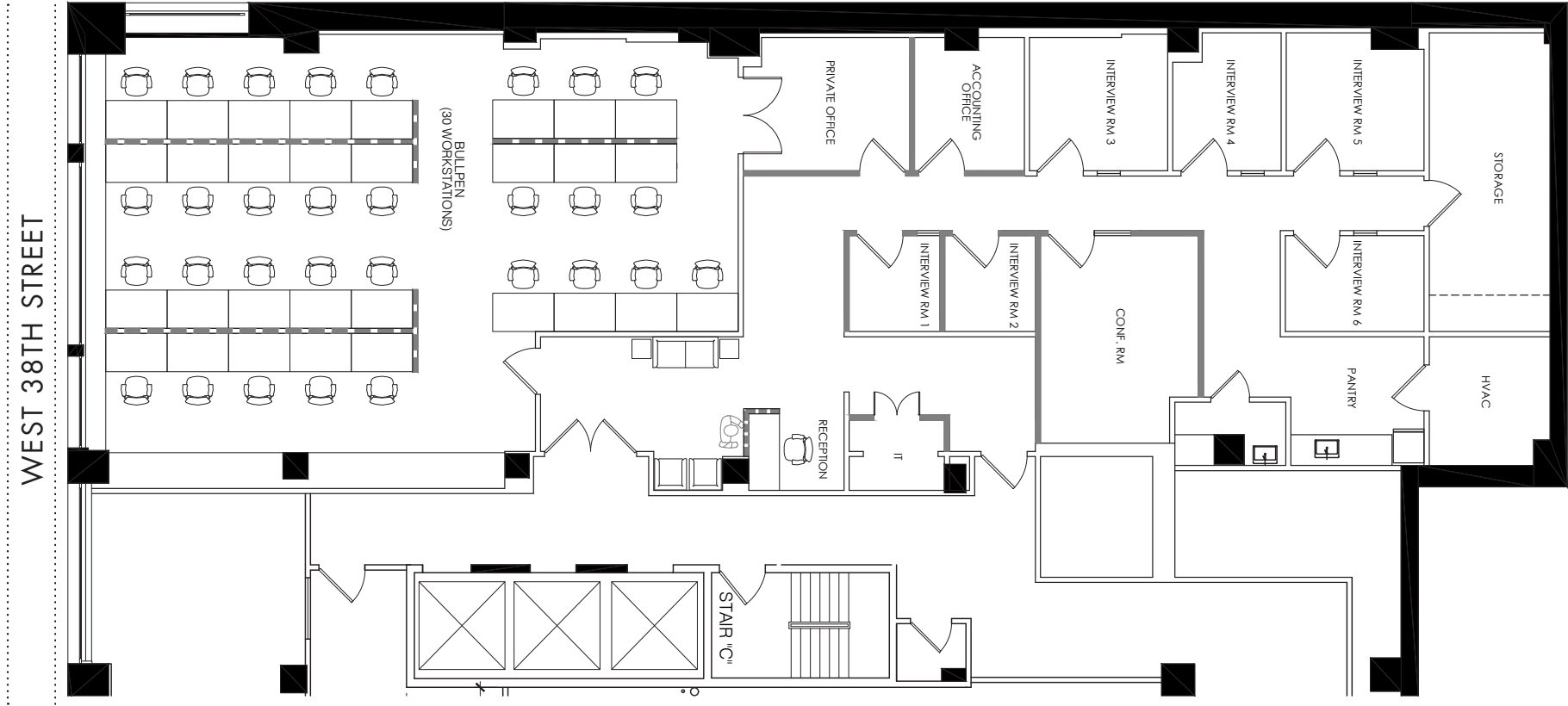


Entire 6th Floor - Existing Conditions

Partial 5th Fl: 4,376 rsf May 1, 2022 Upon Request
- Built space with multiple offices, (1) conference room,
bullpen area accommodating 30 workstations, wet pantry,
reception area, and storage room

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

PARTIAL 5TH FLOOR - 4,376 RSF
(EXISTING CONDITIONS)



(for descriptive purposes only; not to scale.)