



# 535 FIFTH AVENUE

Entire 13th Floor - 7,174 RSF

POSSESSION: **IMMEDIATE**

TERM: **FLEXIBLE**

---

## FEATURES:

- Roughly 5,000 SF Terrace
- Landlord to Turnkey
- Ceiling heights of 13'-3"
- 24/7 attended lobby with keypad access
- Convenient location in close proximity to Port Authority and Grand Central Terminal Subway Lines:  
**B D F M 4 5 6 7**
- Bus Lines: M1, M2, M3, M4 and M104



GRAND CENTRAL

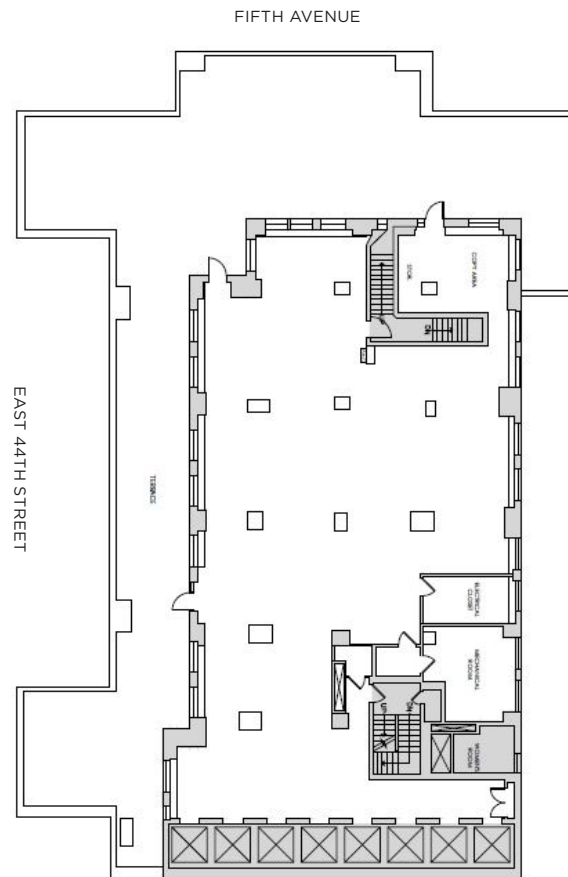
**THE PORT AUTHORITY**  
OF NEW YORK & NEW JERSEY

# 535 FIFTH AVENUE

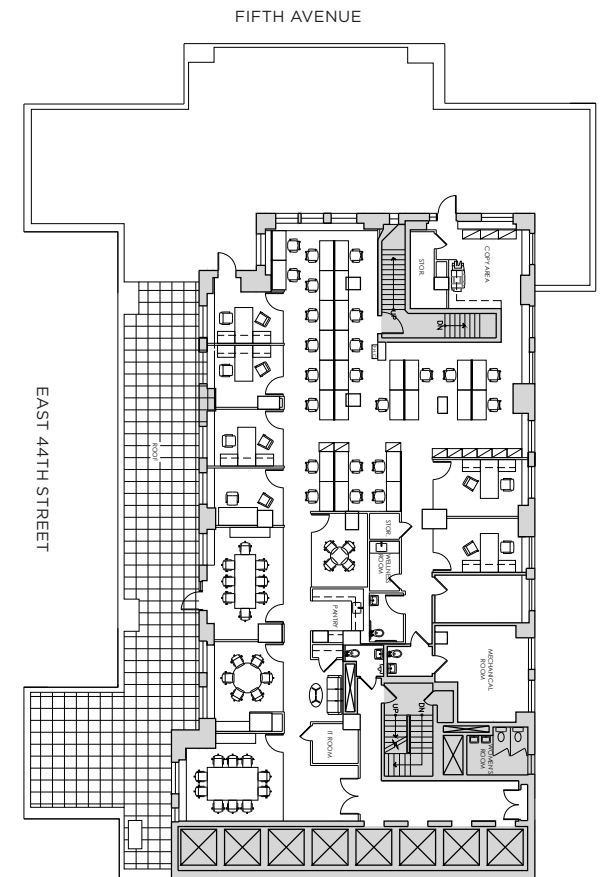
## ENTIRE 13TH FLOOR - 7,174 RSF



- LANDLORD WILL BUILD TO SUIT
- ±5,000 SF TERRACE OVERLOOKING FIFTH AVENUE & EAST 44TH STREET



CORE & SHELL PLAN



TEST FIT

## ■ Dining

1. Bryant Park Grill
2. Morton's
3. STK Midtown
4. Butter Midtown
5. Db Bistro Moderne

6. Joe & the Juice
7. Sweetgreen
8. By CHLOE
9. Le Pain Quotidien
10. Urbanspace

11. Harvard Club
12. Princeton Club
13. Yale Club
14. Penn Club
15. Yacht Club

16. Bryant Park Hotel
17. Sofitel
18. Gotham Hotel
19. Andaz Hotel
20. Knickerbocker Hotel

21. Gregory's Coffee
22. Macchiato Espresso Bar
23. Gotan Midtown
24. Bluestone Lane
25. Blue Bottle

26. Soul Cycle
27. Equinox East
28. Swerve Fitness
29. Corepower Yoga
30. Everybody Fights

31. Valerie
32. Bar 44
33. Lea Wine Bar
34. Lantern's Keep
35. The Bar Downstairs  
& Kitchen

