

39

WEST FIFTY-SIXTH

OFFICE
For
LEASE

BRIDGE
commercial



SUMMARY

LOCATED JUST OFF FIFTH AVENUE, 39 WEST 56TH STREET OFFERS A FULL-FLOOR AND PENTHOUSE DUPLEX WITH AN OPEN LOFT LAYOUT, EXPOSED BRICK, WOOD FLOORS, AND HIGH CEILINGS. THE PENTHOUSE SKYLIGHT BRINGS IN STRONG NATURAL LIGHT, AND THE SPACE INCLUDES A PRIVATE ROOF TERRACE, WET PANTRY, AND INTERNAL STAIRWAY CONNECTING BOTH LEVELS. POSITIONED IN THE CENTER OF MIDTOWN, THE PROPERTY SITS STEPS FROM LUXURY HOTELS, RETAIL, DINING, CENTRAL PARK, AND MAJOR TRANSIT.

SIXTH AVENUE

LOCATED BETWEEN 5TH AND 6TH AVENUE ON 56TH STREET. NEIGHBORING RETAIL FETCHES THE HIGHEST RENT PSF IN MANHATTAN.

CLOSE PROXIMITY TO CENTRAL PARK

FIFTH AVENUE

PROPERTY OVERVIEW

\$15,625/MO	5-10 YEARS	IMMEDIATE
ASKING RENT	LEASE TERM	POSSESSION
± 2,500 SF	\$75/FT	9'-10' (5 th) & 18' (PH)
SQFT	RPSF	CEILING HEIGHT

SPACE FEATURES

- HUGE PENTHOUSE SKYLIGHT
 - PRIVATE ROOF TERRACE
 - FULL WET PANTRY IN PENTHOUSE
 - EXPOSED BRICK WALLS, WOOD FLOORS
 - LARGE PASSENGER ELEVATOR
- TENANT CONTROLLED AC
 - VIDEO INTERCOM - 24/7 ACCESS
 - INTERNAL STAIRWAY
 - SAUNA
 - 2 KITCHENS

39

WEST FIFTY-SIXTH

\$203,707

AVERAGE HOUSEHOLD INCOME

39 Yrs.

AVERAGE AGE IN MIDTOWN

311,484

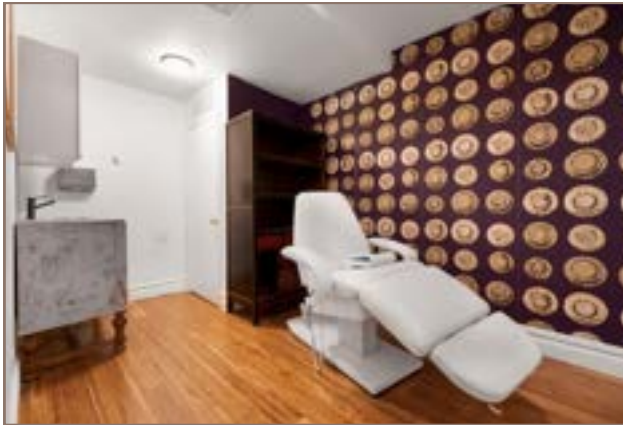
POPULATION OF MIDTOWN

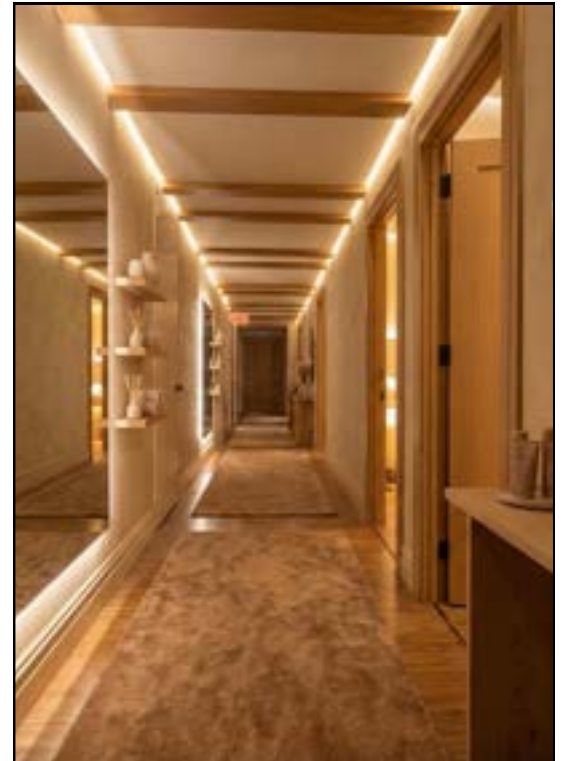
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NEIGHBORHOOD FOR CONSUMER SPEND

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MILES AWAY FROM CENTRAL PARK





NEIGHBORHOOD

NESTLED BETWEEN FIFTH AND SIXTH AVENUES, WEST 56TH STREET SITS AT THE CENTER OF CULTURE AND COMMERCE IN MIDTOWN. THE NEIGHBORHOOD PLACES YOU STEPS FROM THE PLAZA HOTEL, CARNEGIE HALL, AND MOMA, WITH IMMEDIATE ACCESS TO SOME OF THE CITY'S STRONGEST DINING, HOSPITALITY, AND RETAIL. FIFTH AVENUE'S FLAGSHIP BOUTIQUES CREATE A CONSTANT FLOW OF HIGH-END FOOT TRAFFIC, WHILE NEARBY TRANSIT LINES AND CENTRAL PARK OFFER UNMATCHED CONVENIENCE. IT IS A LOCATION DEFINED BY PRESTIGE, CONNECTIVITY, AND A CONCENTRATION OF BEST-IN-CLASS AMENITIES.

FLOORPLANS



39

WEST FIFTY-SIXTH

FLOOR
THROUGH OPEN
LAYOUT

SOLARIUM WITH
NATURAL LIGHT

EXCELLENT
CO-TENANCY

CLOSE
PROXIMITY TO
CENTRAL PARK

WORLD-CLASS
NEIGHBORHOOD
RETAIL

BRIDGE

39

WEST FIFTY-SIXTH

BRIDGE
advisory group

ALEX PUTZER
MANAGING PARTNER

917-353-1916
alex@bridgenyre.com

JACOB NEIDERFER
MANAGING DIRECTOR

516-502-5351
jn@bridgenyre.com

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