

# 412 Eighth Ave

31st Street & 8th Avenue

## THE SPACE

PARTIAL 5<sup>TH</sup> FLOOR      1,250 SF  
CEILING HEIGHTS      9 FEET

### SPACE DESCRIPTION

- » Beautiful turnkey office steps from Penn Station & Moynihan Station
  - » Close to Hudson Yards
    - » Hardwood Floors
  - » Direct Elevator access
  - » Bathrooms in place
  - » Fantastic view





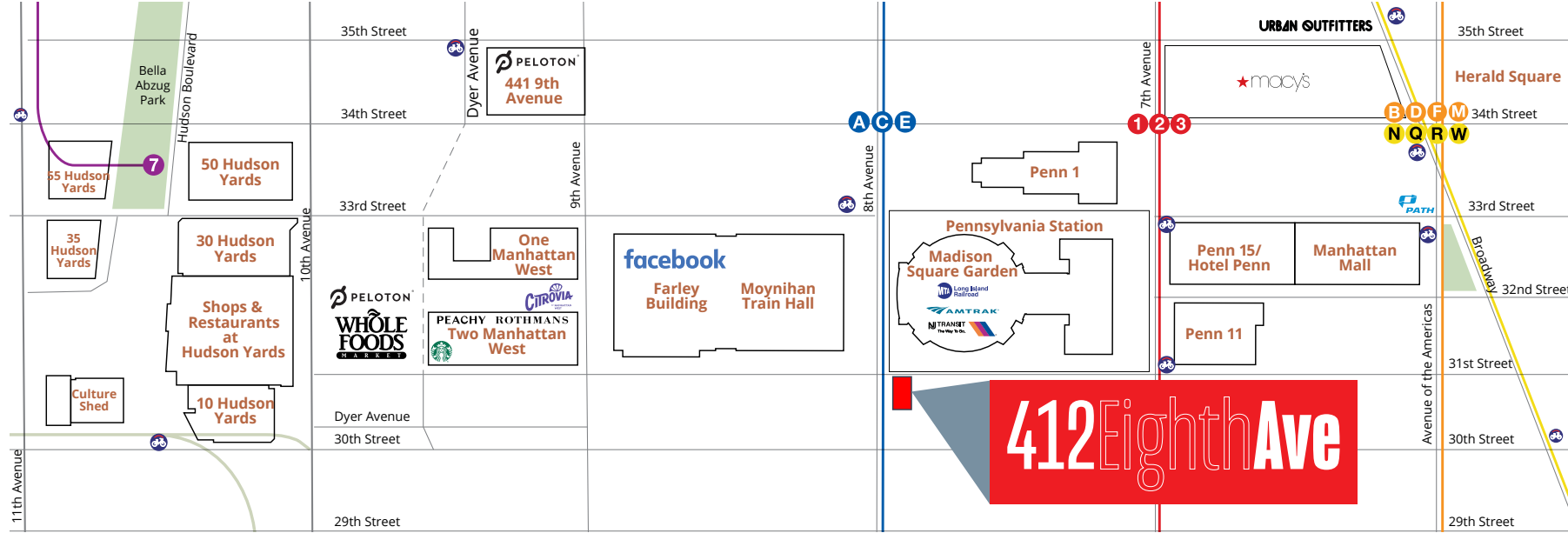
**Olivia Hwang**  
Senior Managing Director  
212.776.1238  
ohwang@lee-associates.com

**Haz Aliessa**  
Senior Managing Director  
646.520.9664  
haz@lee-associates.com



All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing for sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by principals or agreed by this Company, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.





## NEIGHBORHOOD

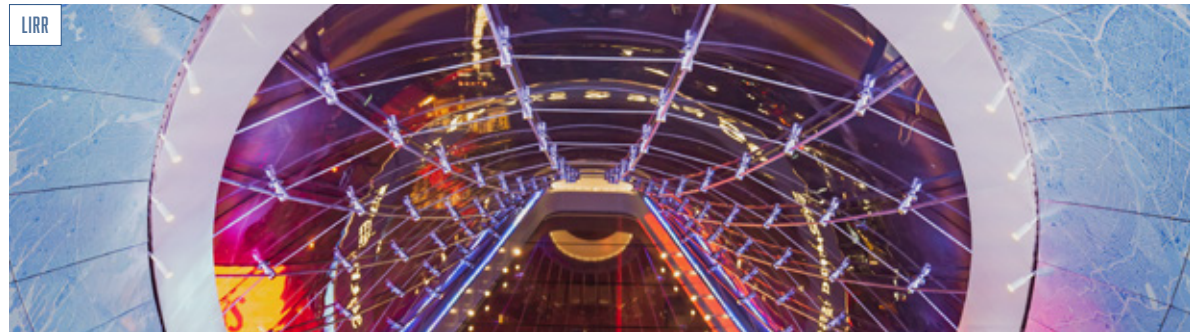
- Directly across Penn Station, Amtrak and Madison Square Garden
- Neighbors – Facebook, Moynihan Food Hall, Peloton, Whole Foods, Shops at Manhattan West
- Steps from the following:

1 2 3 7 A C E B D F M N Q R W

MTA Long Island Rail Road

NJ TRANSIT  
The Way To Go.

AMTRAK



**Olivia Hwang**  
Senior Managing Director  
212.776.1238  
ohwang@lee-associates.com

**Haz Aliessa**  
Senior Managing Director  
646.520.9664  
haz@lee-associates.com

**LEE & ASSOCIATES**

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing for sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by principals or agreed by this Company, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.