



THE OFFICES AT STUDIO 54



OKADA & CO.



| LOBBY

MIDTOWN |



| [VIEW MORE](#)

THE EPICENTER OF LEGACY

Located in the center of Manhattan’s Theater District, Studio 54 offers a boutique office experience shaped by its enduring cultural legacy. Still a New York icon, the building now provides modern, adaptable workspaces designed for teams who value originality, momentum, and impact. It’s where history meets creativity-and where companies come to stand out.

| AVAILABLE SPACES

11 TH FLOOR	5,257	SF
SUITE 1200B	3,028	SF
16 TH FLOOR	3,736	SF

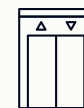
| HIGHLIGHTS



ACCESS



NATURAL LIGHT



ELEVATOR



ATTENDED LOBBY

OFFICE | 16TH FLOOR

THE OPEN LAYOUT

The space features an open-concept layout with direct elevator access, private restrooms, and abundant natural light. Designed for flexibility and ease, the landlord is willing to build out a wet pantry, and the unit can be delivered fully built and furnished, offering a seamless, move-in ready opportunity for a range of office users.

3,736 SF | ASK: INQUIRE WITHIN



REBUILD TO YOUR STANDARD | 16TH FLOOR



OPEN CONCEPT | CONCRETE FLOORS | NATURAL LIGHT | CAN BE DELIVERED BUILT & FURNISHED

SUITE 1200B

WORK WITH LIGHT

3,028 RSF | ASK: INQUIRE WITHIN

OFFICE | 11TH FLOOR

The pre-built eleventh floor features a bright, efficient layout with a bull pen area, two conference rooms, private restrooms, and a wet pantry, and can be delivered built and furnished for a seamless move-in experience.



5,257 RSF | ASK: INQUIRE WITHIN

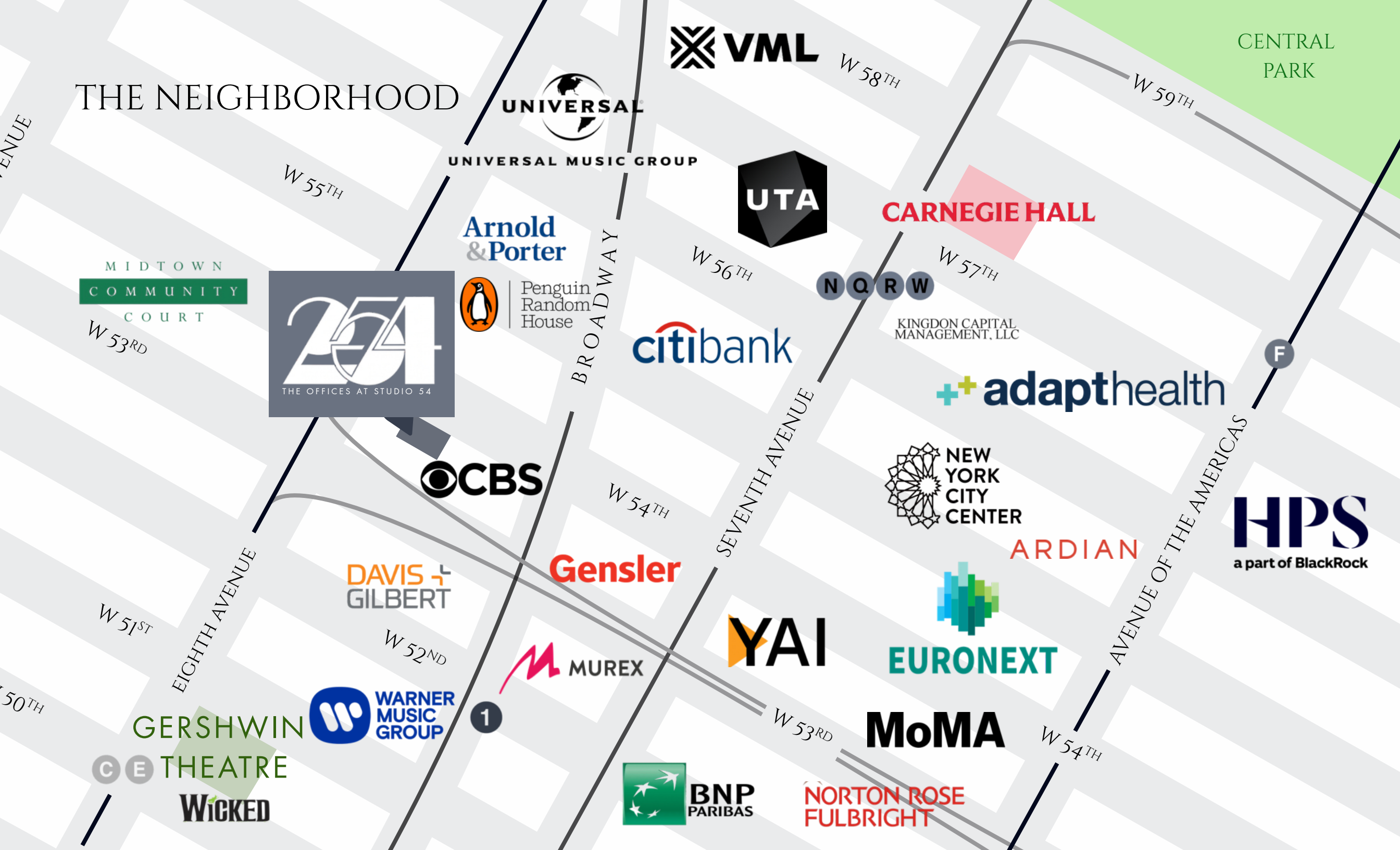
OFFICE | 11TH FLOOR



OFFICE ELEMENTS
BUILT FOR **SUCCESS**

Natural Light • Private Restrooms • Wet Pantry • Conference Rooms • Private Offices

THE NEIGHBORHOOD



CENTRAL PARK

VML

UNIVERSAL
UNIVERSAL MUSIC GROUP

UTA

CARNEGIE HALL

Arnold & Porter

Penguin Random House

citibank

KINGDON CAPITAL MANAGEMENT, LLC

adapthealth

254
THE OFFICES AT STUDIO 54

CBS

NEW YORK CITY CENTER

ARDIAN

HPS
a part of BlackRock

DAVIS & GILBERT

Gensler

YAI

EURONEXT

MUREX

MoMA

WARNER MUSIC GROUP

BNP PARIBAS

NORTON ROSE FULBRIGHT

GERSHWIN THEATRE

WICKED

C E

1

MIDTOWN COMMUNITY COURT

W 53RD

W 55TH

W 56TH

W 57TH

W 58TH

W 59TH

W 54TH

W 51ST

W 52ND

W 53RD

W 54TH

AVENUE

BROADWAY

SEVENTH AVENUE

EIGHTH AVENUE

AVENUE OF THE AMERICAS

NQRW

F



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