

1001 Avenue of the Americas

Southwest Corner of West 37th Street

Last 5th Fl Suite Remaining



**New Prebuilt
Opportunity
4,473 RSF**

**Fantastic
Bryant Park
Location within
Midtown's
Transit Triangle**



**Short Walk to Times
Square, Penn Station,
Grand Central Terminal
and Bryant Park**

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



Bryant Park

ABS Partners Real Estate, as the exclusive agent is pleased to offer the following opportunity for lease:

Planned New Prebuilt Units

~~Suite 501: 4,342 rsf - LEASED~~

Suite 502: 4,473 rsf

~~Suite 503: 3,202 rsf - LEASED~~

All suites feature high-quality glass-front finishes, polished concrete floors, exposed ceilings, and energy-efficient LED lighting. The oversized operable windows provide abundant natural light and city views.

Possession: Immediate

Rent: Call or email for details

Comments:

- Reasonable rents, flexible terms, stable long-term ownership
- Corner building with multiple fiber providers, tenant-controlled A/C, and 24/7/365 access
- Walk to Times Square, Penn Station, Grand Central Terminal and Bryant Park transportation hubs providing access to  lines and  Metro-North Railroad  NJ TRANSIT  PATH  Long Island Rail Road
- Vicinity of Port Authority Bus Terminal and Moynihan Train Hall
- Great central location convenient to Times Square and Herald Square services and variety of eateries

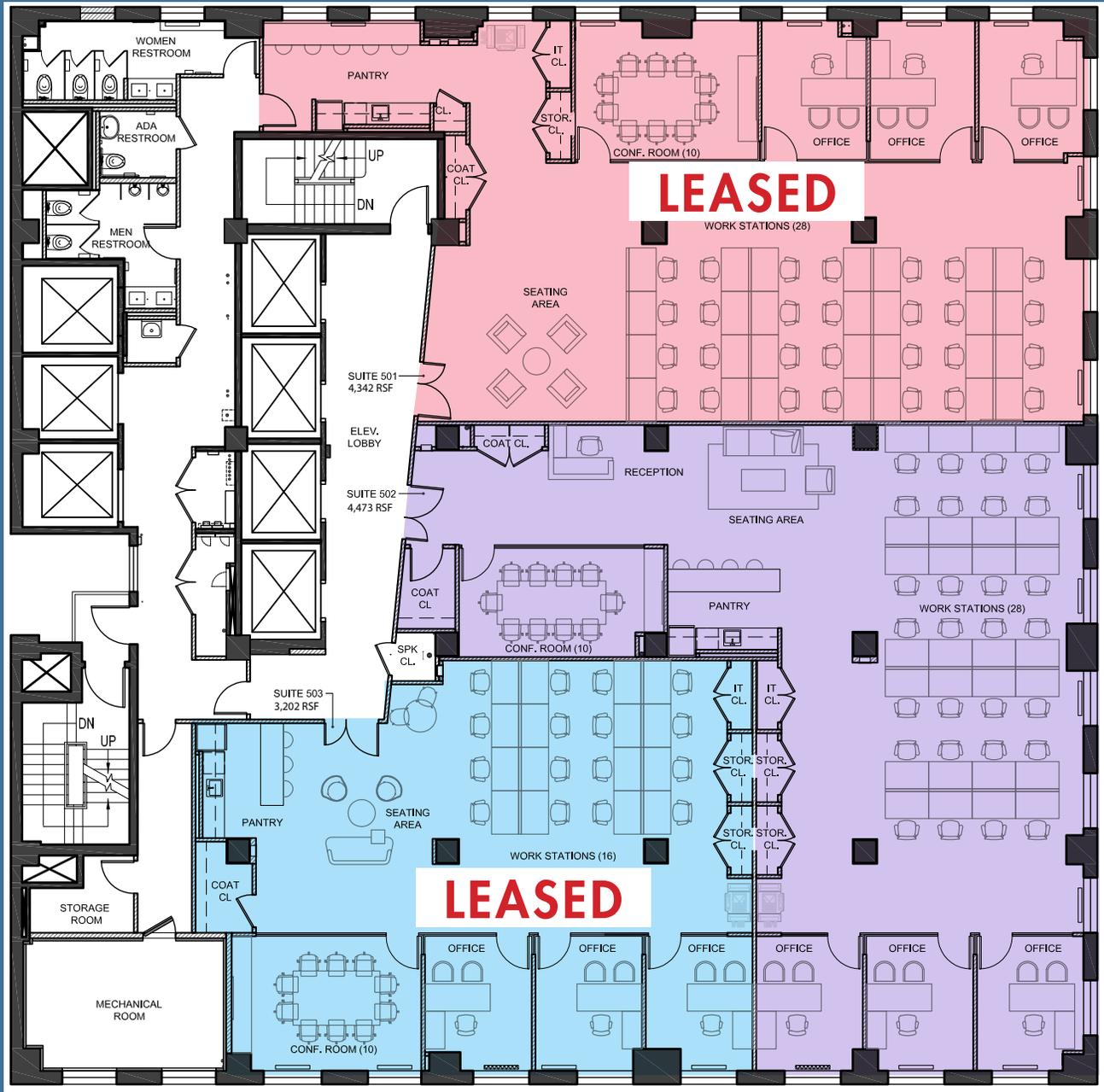


ENTIRE 5TH FLOOR - DIVISION TEST-FIT
(FURNITURE SHOWN FOR LAYOUT CONCEPT ONLY)

[CLICK TO VIEW SUITE 502 VIRTUAL TOUR](#)

Divisions:

- ~~Suite 501 - 4,342 rsf - LEASED~~
- Suite 502 - 4,473 rsf
- ~~Suite 503 - 3,202 rsf - LEASED~~



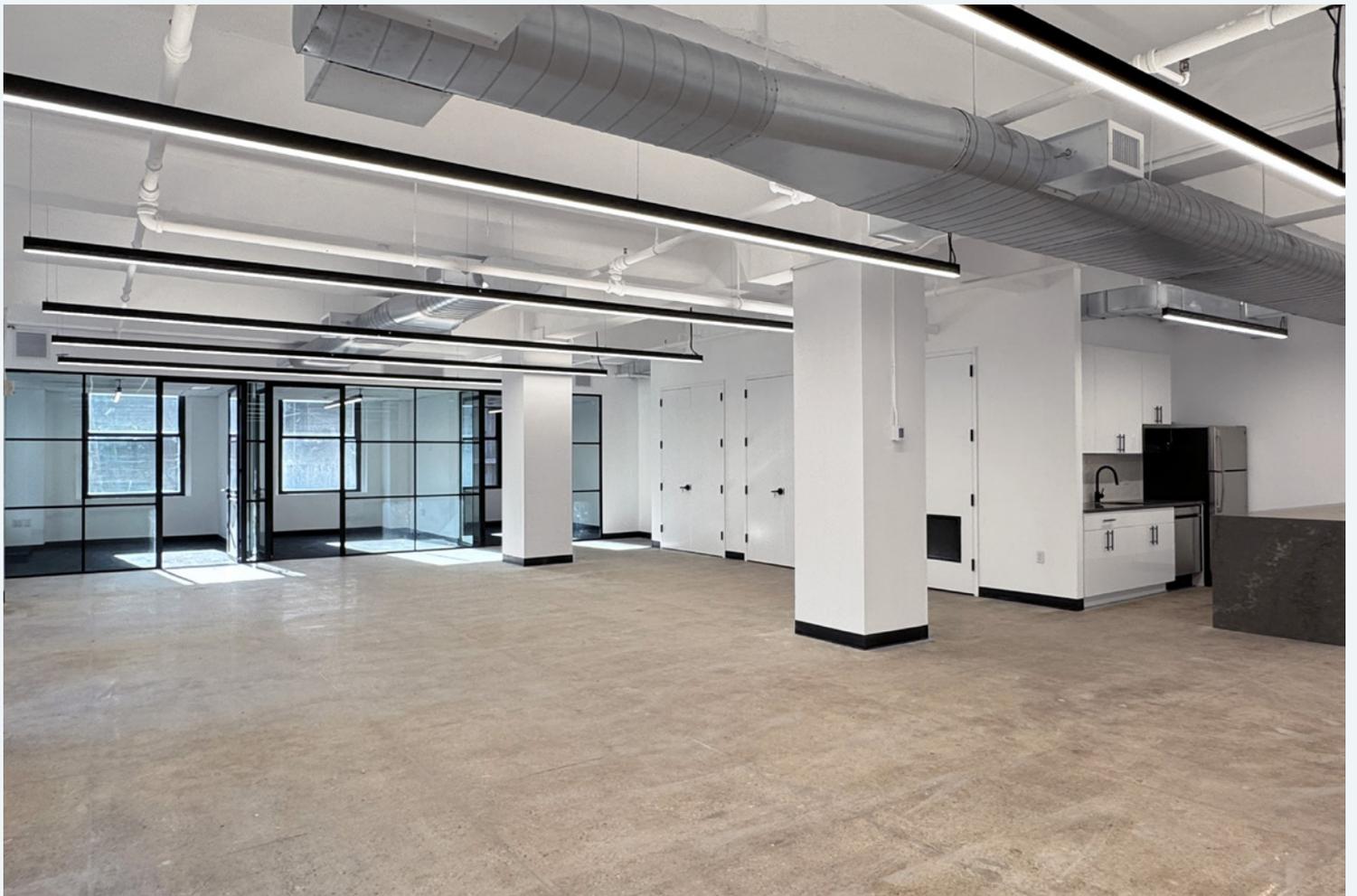
AVENUE OF THE AMERICAS

WEST 37TH STREET

Floor Plan not to scale, for display purposes only



Suite 502

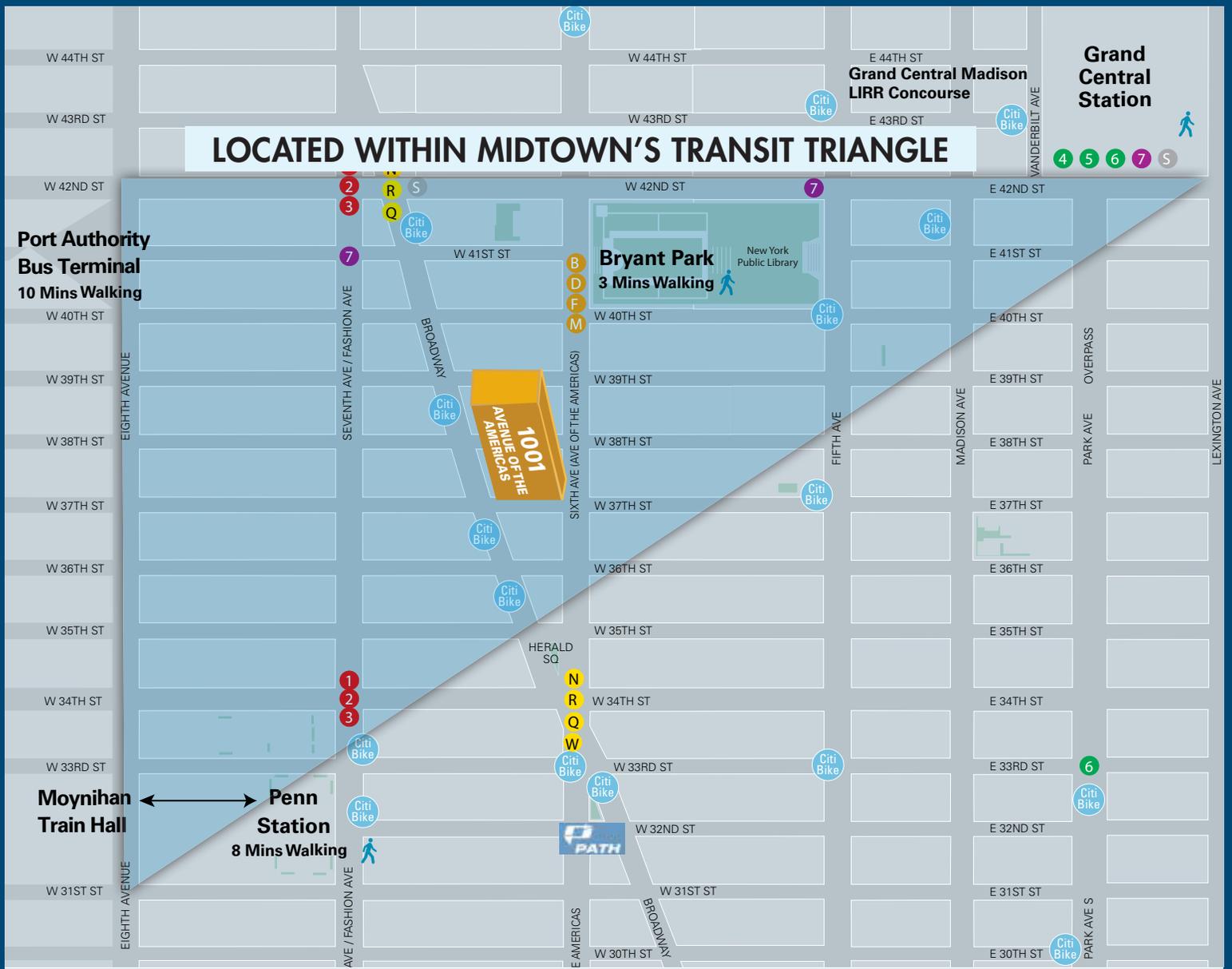




North View



South View



Walk to Grand Central Terminal



Blacks from Bryant Park



Moynihan Train Hall



Times Square

For further information and/or inspection, please contact:

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