



HERALD SQUARE/PENN PLAZA| Full Floor for Sale
70 WEST 36TH STREET, NEW YORK, NY
Between Fifth and Sixth Avenues





70 WEST 36TH STREET

New York, NY

Between Fifth and Sixth Avenues

Available: Full 6th Floor, 11,294 RSF

Price: \$8,470,500 (\$750/RSF)

Common Charges: \$8,473.08/month

Real Estate Taxes: \$99,630.40/annual

Property Description:

An exceptional opportunity to own a full-floor commercial condo in the heart of Midtown Manhattan. Located at 70 West 36th Street between Fifth and Sixth Avenues, this expansive 6th floor office space spans the entire floor at approx. 11,294 RSF and offers a rare combination of location, scale, and flexibility. The full floor office features direct elevator access, efficient layout with modern glass office installation, large conference rooms, kitchenettes, two bullpens, IT closets, and oversized windows with exposures on all sides, as well as private restrooms and occupant-controlled air conditioning.

70 West 36th Street is a 16 story commercial office building which features an architecturally detailed lobby, renovated elevators, 24/7 building access, lobby attendant Monday to Friday 7 AM to Midnight and 8 AM to 6 PM on Saturday and Sunday, and the famous Keens Steakhouse located next door.

Situated just steps from Herald Square, Penn Station, Times Square, and Bryant Park. The location offers unrivaled convenience for commuters and clients alike, with access to numerous subway lines, PATH trains, and major transportation hubs.



*All information is submitted subject to errors and omissions, change of price, prior sale or lease, and withdrawal without notice. All dimensions are approximate. For exact dimensions please hire your own architect or engineer.



70 WEST 36TH STREET

New York, NY

Between Fifth and Sixth Avenues

Highlights

- Full-floor commercial condo
- Approx. 11,294 RSF
- Flexible layout with modern glass office installation
- Oversized windows with exposures on all sides
- Direct elevator access
- Centrally located Midtown location near Herald Square, Penn Station, Times Square, and Bryant Park
- Nearby to Amazon and Meta's new office headquarters in NYC



BRETT BAKER

Licensed Associate Real Estate Broker

MOBILE 917.696.0973

EMAIL bbaker@nextsopny.com



*All information is submitted subject to errors and omissions, change of price, prior sale or lease, and withdrawal without notice. All dimensions are approximate. For exact dimensions please hire your own architect or engineer.

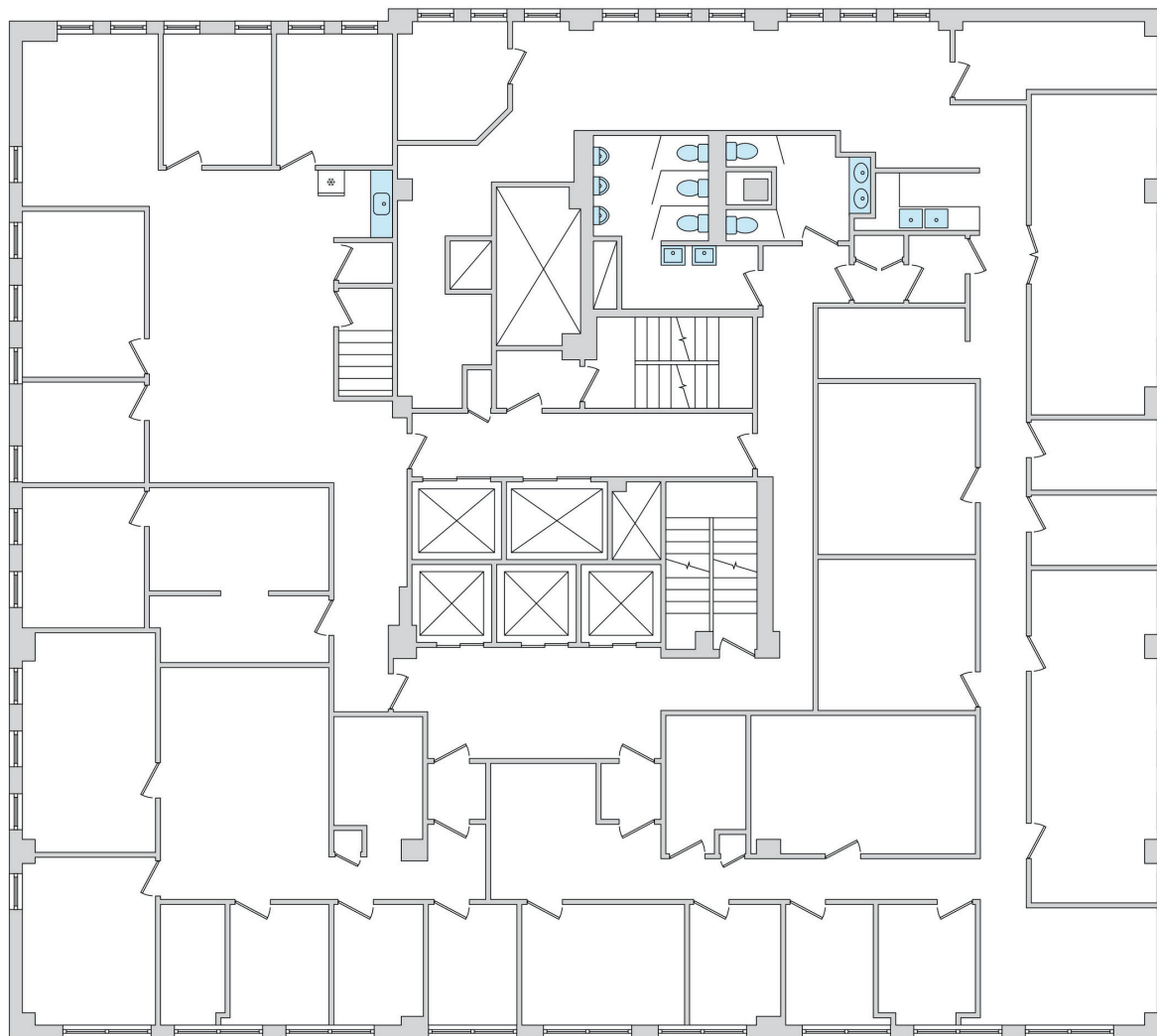


FLOORPLAN

70 WEST 36TH STREET

New York, NY

Between Fifth and Sixth Avenues



NextStopNY Real Estate 70 WEST 36TH ST · 6TH FLOOR

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale, and to any listing conditions, including the prices. Floor plan represents only an approximation of the size and perimeter of the Unit(s). Details, including but not limited to, partitions and furniture shown hereon, are for demonstration purposes only and do not reflect existing conditions, which likely vary from the conditions shown hereon. Any square footage dimensions set forth are estimates based on approximate rentable measurements.

ABOUT THE BUILDING & NEIGHBORHOOD

Neighborhood: Herald Square/Penn Plaza

Cross Streets: Located between 5th & 6th Avenues

Located between 5th and 6th Avenues, this prime commercial property sits in the heart of Herald Square/Penn Plaza—one of Midtown Manhattan's most dynamic and high-traffic districts. Just steps from Penn Station, the area offers unmatched access to major transit lines including Amtrak, LIRR, NJ Transit, and multiple subways.

Home to flagship retail like Macy's, high-rise office buildings, and a growing mix of dining, hotels, and entertainment, the neighborhood is a key destination for both tourists and professionals. A short walk to Hudson Yards, Times Square, and the Garment District, it's surrounded by ongoing development and major commercial investments.

amazon

BRYANT PARK

HUDSON YARDS[®]
NEW YORK

★ macy's



72

Keens

STEAKHOUSE

Est. 1885

72



SPRINKLERS
THROUGHOUT
BUILDING

SPRINKLER SHUT OFF
VALVE DIRECTLY BELOW

70 WEST 36TH STREET

New York, NY

Between Fifth and Sixth Avenues



BRETT BAKER

917.696.0973

bbaker@nextsopny.com



REAL ESTATE
made simple.