



RADIO TOWER

500 WEST 181ST STREET • WASHINGTON HEIGHTS

AVISON
YOUNG

YOUNGWO
YOUNGWO & ASSOCIATES, LLC





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500 West 181st Street, also known as the **Radio Tower**, is a state-of-the-art 305,000 SF building that boasts 23 spacious floors with office, hotel, retail, and rooftop space. The building was designed by MVRDV, a Rotterdam, Netherlands-based architecture and urban design company that's known for their innovative, social, green, realistic, and remarkable architecture. This Northern Manhattan mixed-use high-rise is the first of its kind in the last 50 years. Unique to this neighborhood, the building features expansive panoramic river-to-river views that overlook the Manhattan, New Jersey and Westchester skylines.

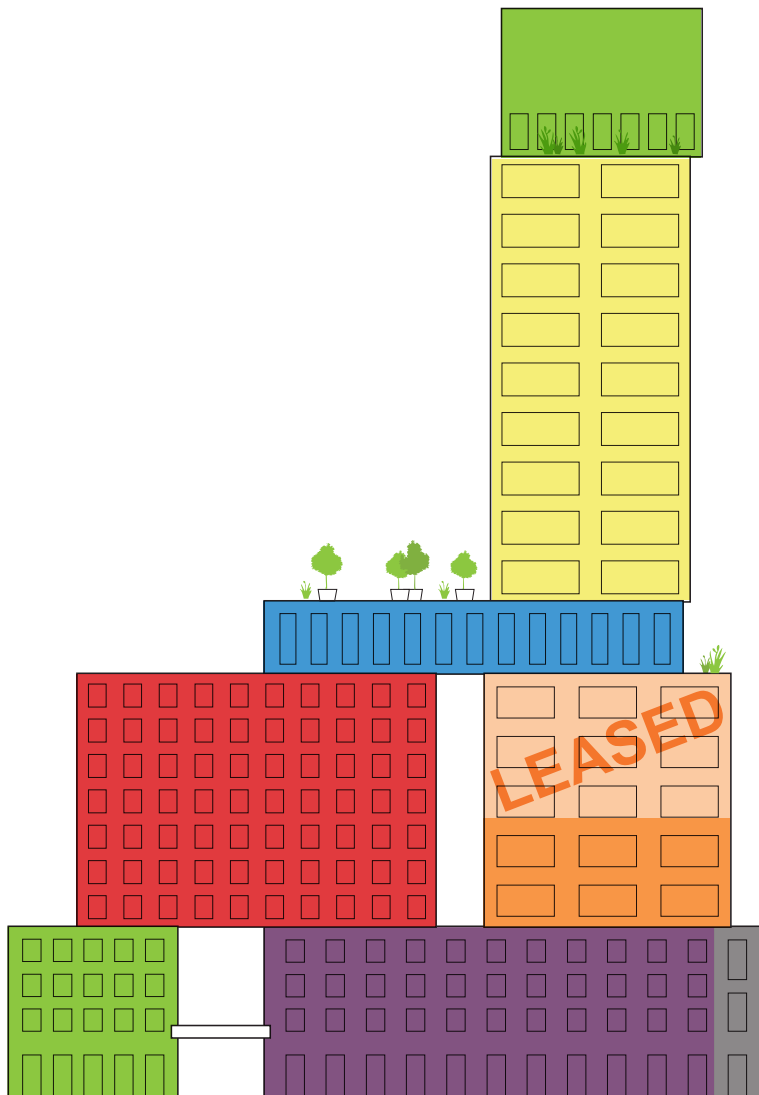
The property features an outdoor courtyard, a grab-and-go café, 85,000 SF (221 rooms) of hotel space, and indoor attended parking. **Jalao NYC**, a restaurant (from renowned restaurateurs Chef Richard Sandoval and Chef Noemi Guzman)

featuring high-end cuisine from the Dominican Republic, is also located on the first floor and provides catering for events and office spaces. Just steps away from major transportation – NY commuters are just a couple blocks from the 1 and A subway lines and multiple bus lines and NJ commuters can easily travel home by way of the George Washington Bridge.

Radio Tower is a 167,000 SF of Class A office space that has been test-fitted for office, medical, non-profit, educational and government use. Additional amenities include multiple terraces, large event spaces, and bike storage. Paired with the vibrant and energetic Washington Heights neighborhood, close proximity to Columbia Presbyterian Hospital and Yeshiva University, Radio Tower is like no other property in Northern Manhattan.



DESCRIPTION



Availabilities

Floor	Size	Ceiling
Entire 22nd Floor	7,086 RSF	18' ft ceilings
Entire 21st Floor	7,081 RSF	12' ft ceilings
Entire 20th Floor	7,179 RSF	12' ft ceilings
Entire 19th Floor	7,179 RSF	12' ft ceilings
Entire 18th Floor	7,179 RSF	12' ft ceilings
Entire 17th Floor	7,179 RSF	12' ft ceilings
Entire 16th Floor	7,179 RSF	12' ft ceilings
Entire 15th Floor	7,179 RSF	12' ft ceilings
Entire 14th Floor	6,911 RSF	12' ft ceilings
LEASED		
Entire 11th Floor	11,823 RSF	15' ft ceilings
Entire 9th Floor	11,823 RSF	13' ft ceilings
Entire 8th Floor	11,823 RSF	13' ft ceilings
Entire 6th Floor	11,823 RSF	13' ft ceilings
Entire 5th Floor	11,674 RSF	15' ft ceilings
Entire 3rd Floor	11,119 RSF	13' ft ceilings
Entire 2nd Floor	11,221 RSF	13' ft ceilings

■ Event space

■ Hotel space

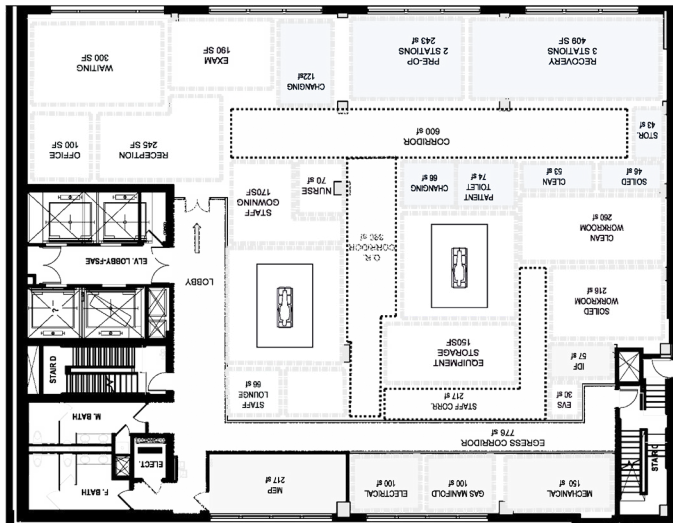
Building Highlights

- Northern Manhattan's first high-rise / mixed-use development in 50 years
- 23-story tower offering river-to-river views (Harlem and Hudson Rivers)
- Multiple outdoor terraces and open-air courtyard
- Covered on-site parking
- Jalao NYC, the ground floor restaurant offers a culinary experience from the Dominican Republic
- 9,000 SF event space available
- Potential building-within-a-building opportunity with private lobby and elevators
- Use of hotel F&B service for office catering
- Conference/meeting space - ability to tap into the hotel's conference room facilities
- Attended lobby

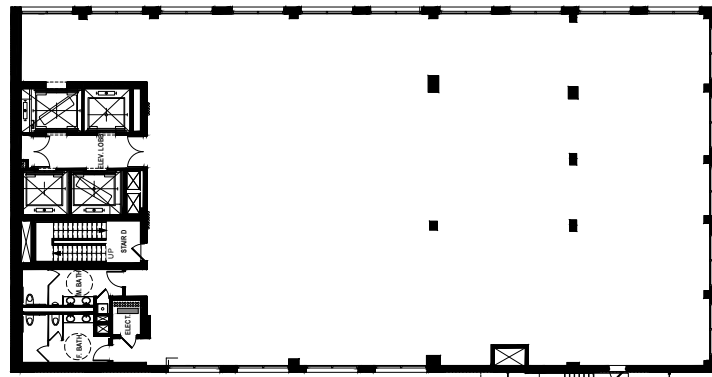


FLOOR PLANS

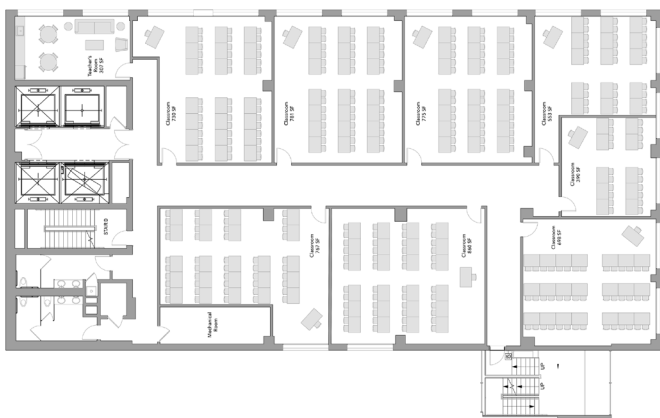
Mid-rise Floors - Floors 2, 3, 5, 6 | 11,823 RSF each



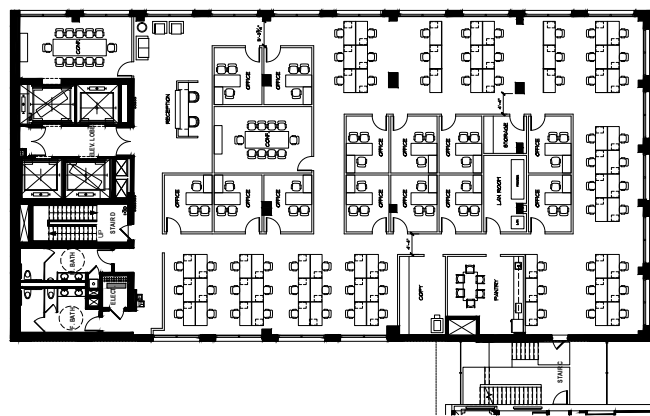
Floors 2, 3 | Medical Test-Fit



Floors 5, 6 | Core & Shell



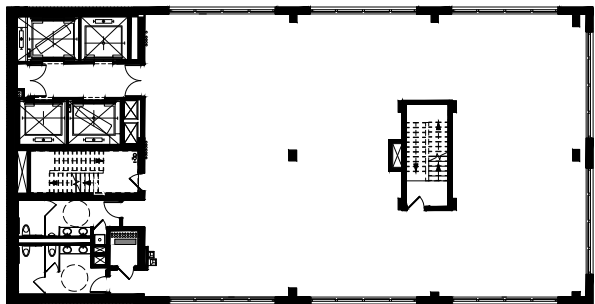
Floors 5, 6 | Classroom



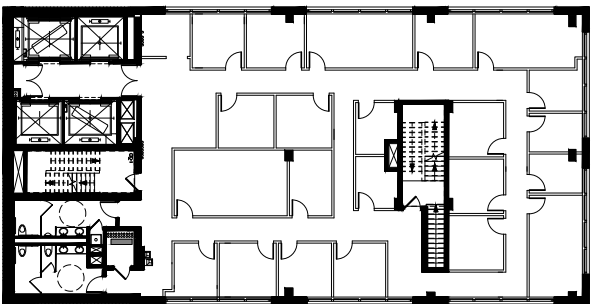
Floors 5, 6 | Office



Tower Floors - Floors 14-22 | 6,911-7,179 RSF each



Core & Shell

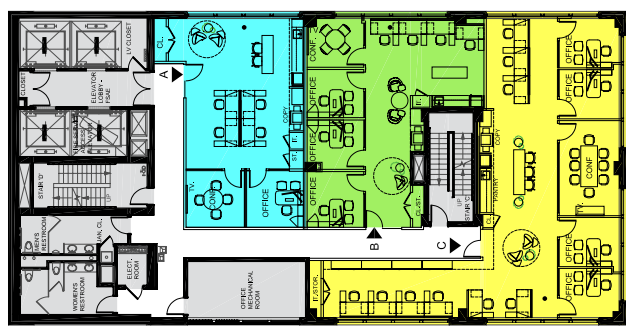


Office

Proposed Divided Floor Test-Fits



Tower Floor Proposed Divisions – 2 Tenants



Tower Floor Proposed Divisions – 3 Tenants

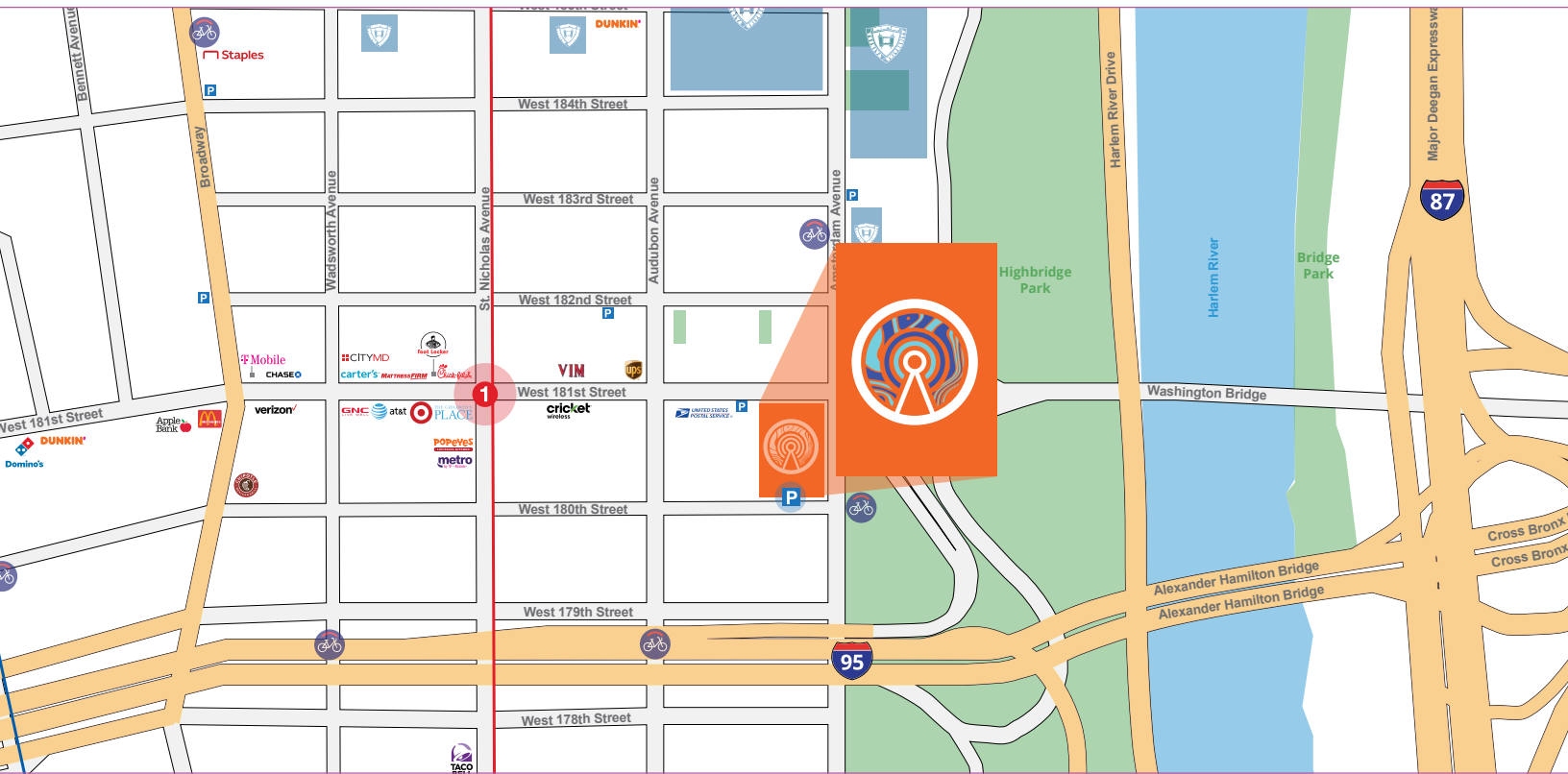


AMENITIES

- Large, open-air courtyard space
- Grab-and-go bar with coffee, soft beverages, and snacks
- Tenant terraces that feature 360° views overlooking Manhattan, New Jersey, and Westchester
- Hotel rooms, convenient for out-of-town clientele
- Large event space
- Tenant lounge and terrace with bar area seating
- Bike storage
- Covered on-site parking
- Rooftop bar / lounge
- Jalao NYC, the ground floor restaurant offers a culinary experience from the Dominican Republic and can cater for offices and events



WASHINGTON HEIGHTS





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**AVISON
YOUNG**

YOUNGWO
YOUNGWO & ASSOCIATES, LLC

Martin Cottingham | Principal
212.729.6325 | martin.cottingham@avisonyoung.com

Davon Peters | Director
212 230 5949 | davon.peters@avisonyoung.com

Arthur Mirante | Consultant
212.588.3468 | radiotower@avisonyoung.com

Avison Young | 530 5th Avenue, Floor 4 | New York, NY 10036 | T 212 729 7140 | F 917 591 9300 | avisonyoung.com

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