Suite 301

240
WEST
35TH

Suite 500

Located in the heart of the Penn District

LEE &
ASSOCIATES

240
WEST **35**TH

Building highlights

- Attended 24/7 lobby
- 24/7/365 access
- Dedicated, tenant-controlled AC
- Recently renovated entrance and lobby, building systems, facade and common corridors
- Operable windows
- 3 passenger elevators with new mechanicals
- 2 freight elevators
- Renovated bathrooms
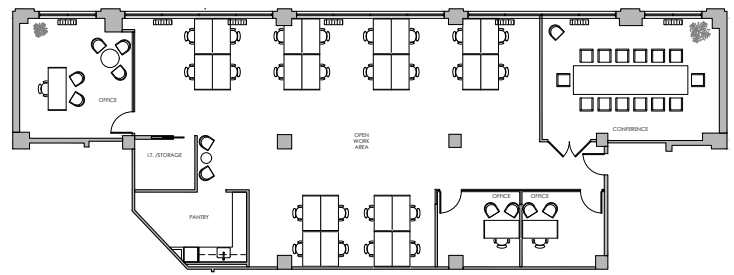- Institutional quality ownership

8th Floor

Suite 400

Suite 300

LEASED

Suite 300 | 1,866 rsf

- 2 offices with glass fronts
- 1 conference room with glass front
- Open area for 4-6 people

- Café style pantry
- Exposed ceiling and polished concrete floors
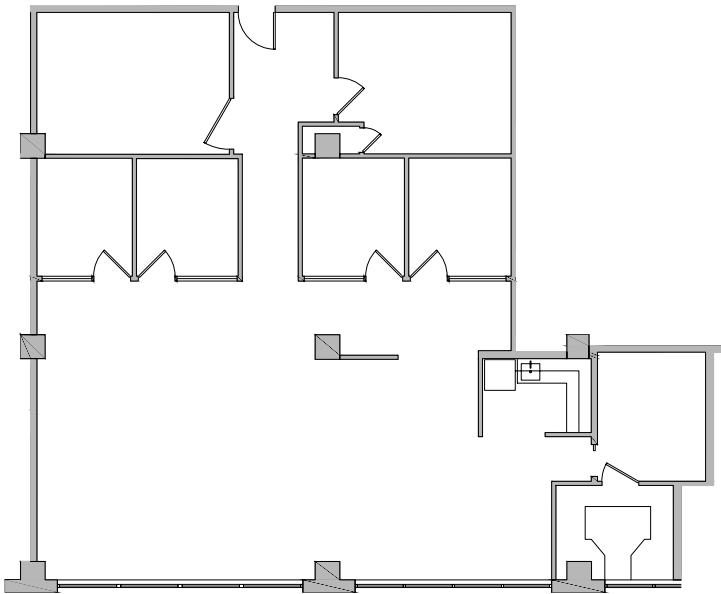
Suite 301 | 4,634 rsf

- 3 offices with glass fronts
- 1 conference room with seating for 14
- Open area for 16 people

- Café style pantry
- Exposed ceilings
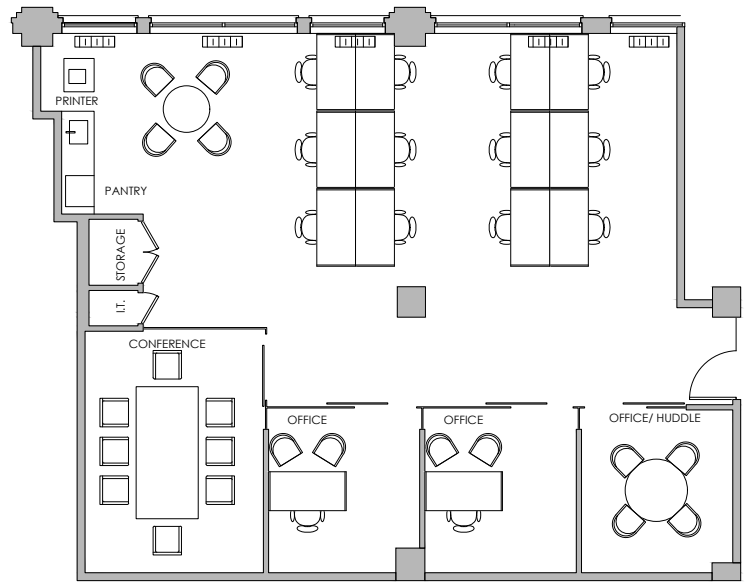- 6 zone, tenant-controlled AC

Suite 301

Suite 400

Suite 400 | 3,213 rsf

- Wired and furnished
- 4 offices with glass fronts
- 2 conference rooms
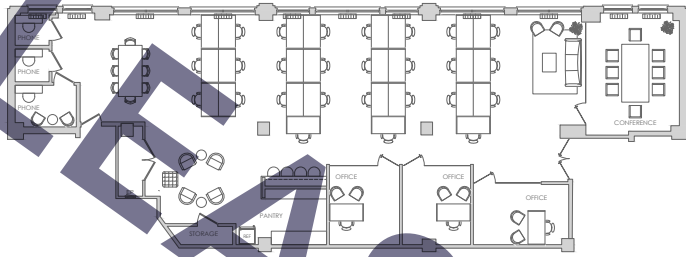- Open area for 6-10 people
- Café style pantry

Suite 401 | 2,468 rsf

- Wired
- 3 offices with glass front
- 1 conference room with glass fronts
- Café style pantry
- Open area for 12 people
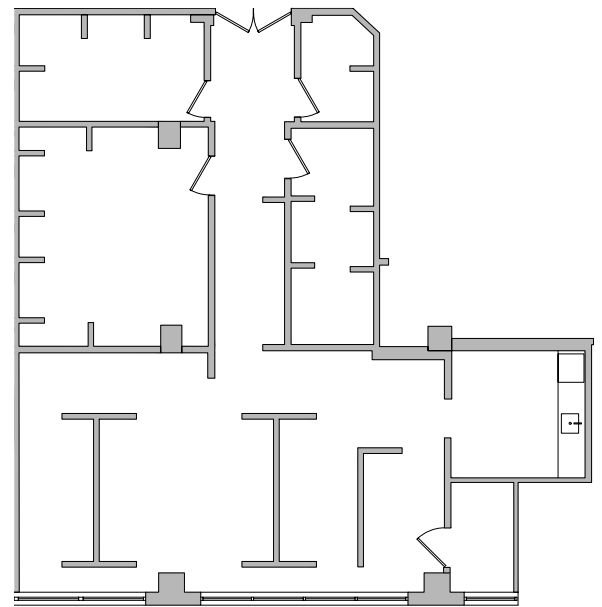- Exposed ceilings and polished concrete floors

PRINTER
PANTRY
STORAGE
I.T.
CONFERENCE
OFFICE
OFFICE
OFFICE/ HUDDLE

240 WEST 35TH

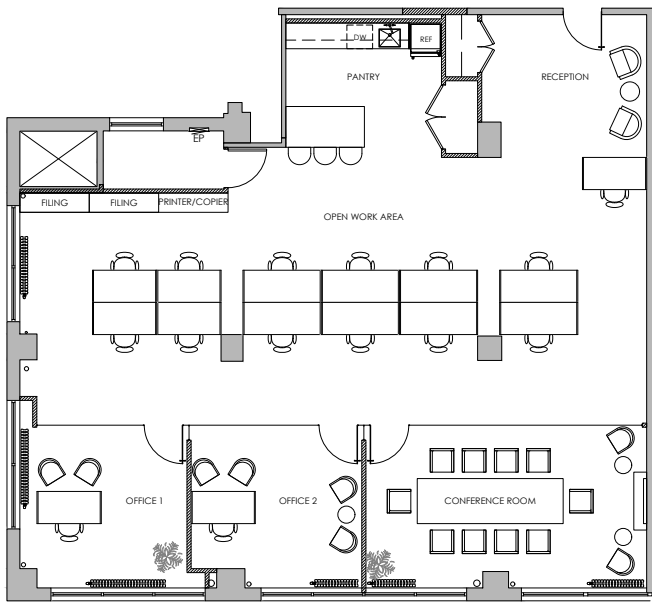Suite 401

Suite 500

LEASED

Suite 500 | 4,924 rsf

- Furnished and wired
- 3 offices with glass front
- Open area for 34 people
- Café style pantry
- 4-person conference room with glass front
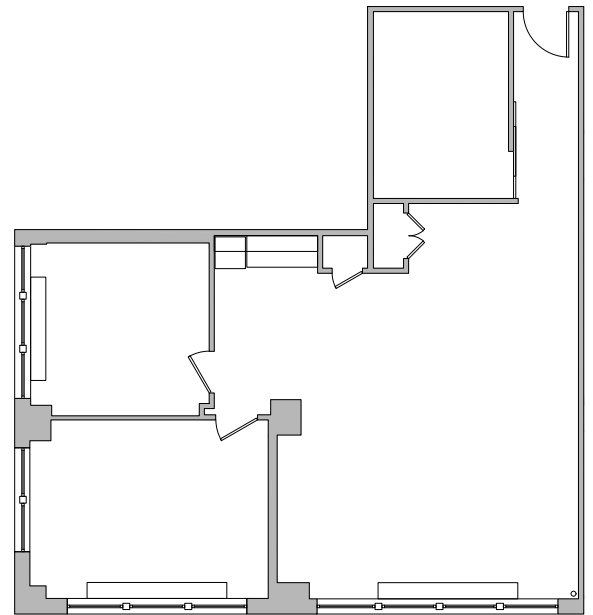- Exposed ceilings and polished concrete floors

Suite 502 | 2,323 rsf

- Ideal showroom space
- 2 showrooms
- 9 built-in cubicles
- 1 large storage room
- Eat in pantry

Suite 504

Suite 504 | 3,229 rsf

- 2 offices with glass fronts
- 1 board room sized conference room with glass front
- Pantry
- Open area for 12 people
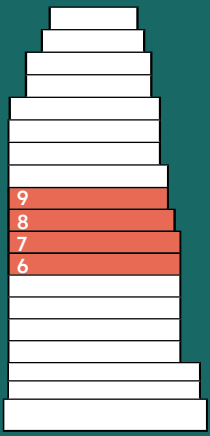- Exposed ceilings and polished concrete floors

Suite 1004 | 1,947 rsf

- 2 private offices
- 1 conference room
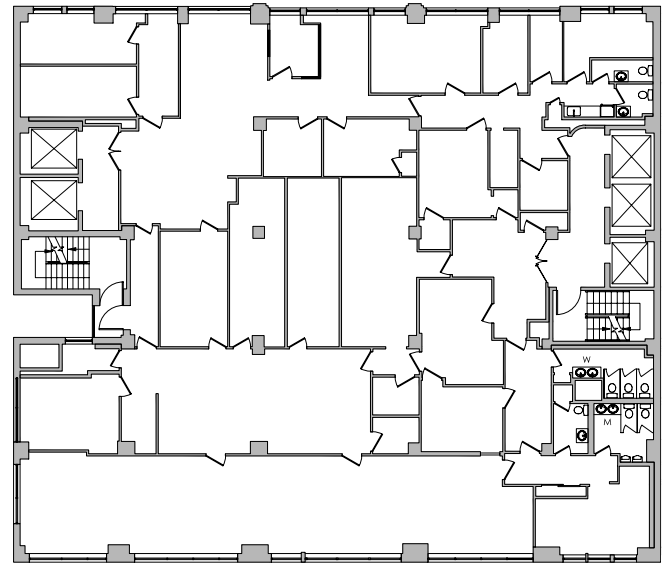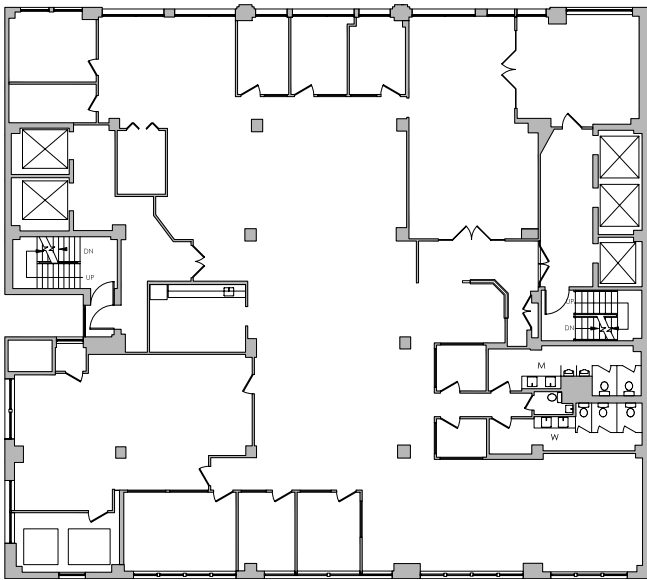- Café style pantry
- Views of Penn Station

Suite 1004

240 WEST 35TH

Building-within-a-Building

- Up to 42,800 rsf of contiguous space
- 6th - 9th floors with dedicated elevator potential

Entire 6th floor | 11,070 rsf

- 8 offices
- 2 conference rooms
- Large bullpen
- Eat-in pantry

Entire 7th floor | 10,676 rsf

- Landlord will build to suit
- Private bathrooms (including 1 ADA)
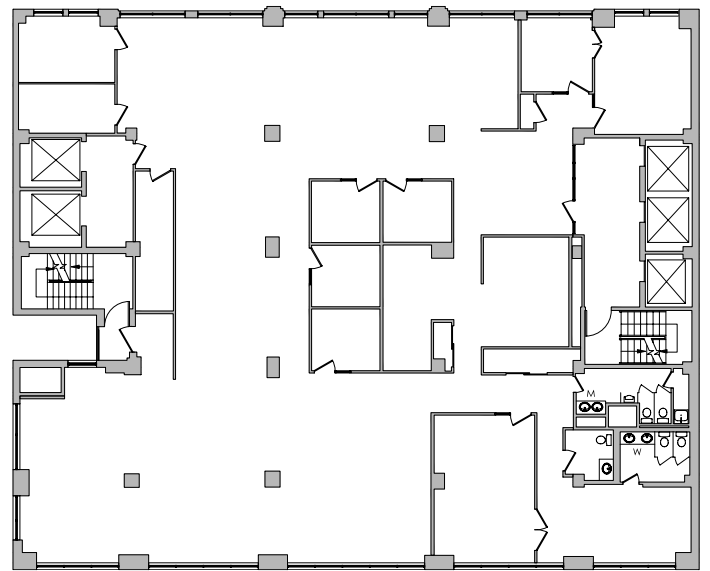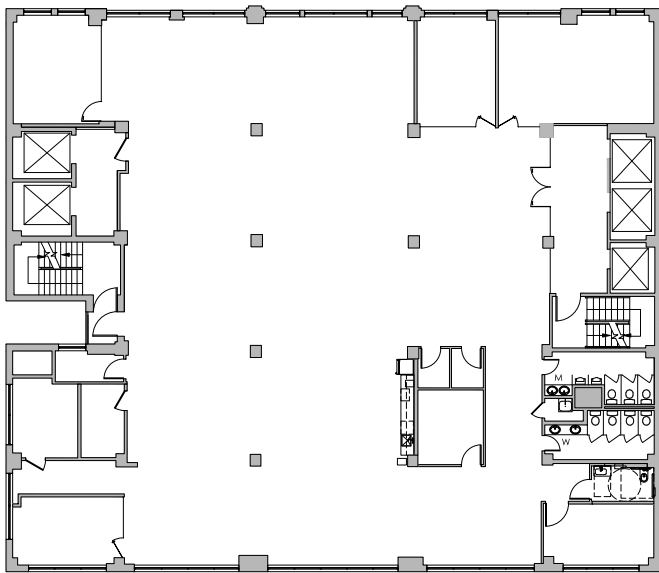
Entire 8th floor | 10,969 rsf

- New prebuilt
- 4 conference rooms with glass fraonts
- Large bullpen
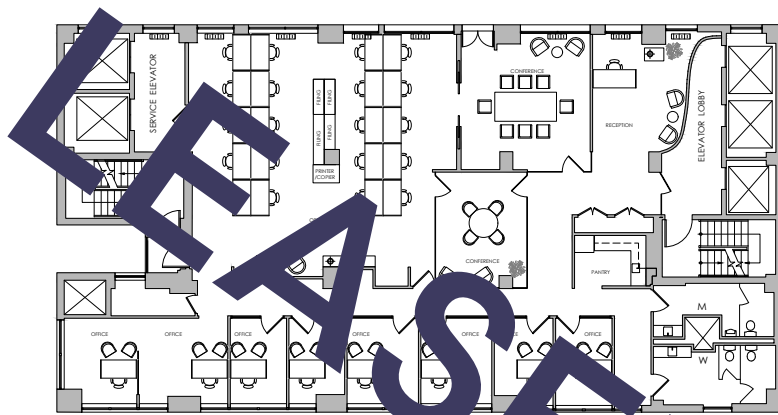- Café style pantry
- Private bathrooms (including 1 ADA)
- Wellness room

Entire 9th floor | 10,100 rsf

- 8 offices
- 1 Conference room,
- Large open area
- Eat-in pantry
- Private bathrooms (including 1 ADA)

240
WEST
35TH

LEASED

Entire 17th floor | 6,290 rsf

- 8 offices with glass fronts
- Open area for 20 people
- Conference room for 8 people
- 4 person meeting room
- Private balcony
- Walk-in pantry

Neighborhood highlights

- Centrally located between Penn Station and Port Authority and steps from The Moynihan Train Hall, Hudson Yards and Herald Square

- Neighbors include: Facebook, Amazon, Macy's, Peloton, Whole Foods, Shops at Manhattan West, Starbucks, Best Bagels, Planet Fitness and Staples

- Near the following:

1 2 3 7 A C E B D F M N Q R W MTA Long Island Railroad AMTRAK
NJ TRANSIT The Way To Go. PATH PORT AUTHORITY NY NJ

240 WEST 35TH

43rd Street · 43rd

42nd Street · Times Square · 42nd

1 2 3 7 A C E S

41st Street · Port Authority · PORT AUTHORITY NY NJ · WHOLE FOODS MARKET · 41st Street

N Q R W · SOULCYCLE

40th Street · A C E · Gregory's Coffee · 40th Street · B D F M

39th Street · AC HOTELS MARRIOTT · Boqueria · 39th

Mercato · The Skylark · Arno · Dig

38th Street · Black Iron Burger · 38th

Courtyard Hotel · Starbucks · CAVA · 37th Street · 37th

Doubletree Hotel · Moxy MAGIC HOUR · 36th Street · 36th

Gregory's Coffee

240 WEST 35TH

35th Street · Dyer Avenue · PELOTON · 441 9th Avenue · URBAN OUTFITTERS · 35th · Avenue of the Americas

34th Street · A C E · 9th Avenue · 7th Avenue · macy's · 1 2 3 · He · 34

B D F M · N Q R W

Penn 1

33rd Street · 8th Avenue · PATH · 33rd

Pennsylvania Station · Penn 15/ Hotel Penn · Manhattan Mall · Broad

One Manhattan West · facebook · Madison Square Garden · MTA Long Island Railroad · AMTRAK · NJ TRANSIT The Way To Go.

PELOTON · WHOLE FOODS MARKET · CITROVIA · PEACHY ROTHMANS · Two Manhattan West · Farley Building · Moynihan Train Hall · Penn 11 · 31st S

240 WEST 35TH

Furniture can be made available upon request

For more information, please contact:

Todd Korren
Executive Managing Director | Principal
D: 212 776 1283 | M: 516 815 7496
tkorren@lee-associates.com

Stephanie Moore
Executive Senior Director
M: 347 824 9872
smoore@lee-associates.com

Woody King
Managing Director
D: 212 776 4352
wking@lee-associates.com

LEE & ASSOCIATES