

FIFTH AVENUE

15 West 38th Street • Ground & 4th to 12th Floors



EXCEPTIONAL IDENTITY IN THE HEART OF THE BIG APPLE

Jay Suites Fifth Avenue resides in the Barbey Building just off of Manhattan's iconic Fifth Avenue and is situated in the heart of Midtown Manhattan. The space represents the largest Jay Suites location to date occupying 90,000 square feet with a dedicated Jay Suites entrance featuring an unrivaled amenity floor, a Jay Suites conference facility, and rooftop. Jay Suites Fifth Avenue is perfect for tri-state commuters, with close proximity to Port Authority, Penn Station, New Jersey Transit, Long Island Rail Road, and a shuttle stop away from Grand Central Terminal.



CENTER HIGHLIGHTS

- 90,000 square-foot Jay Suites tower boasts a prominent presence in the heart of Midtown, with a lower level conference facility & Jay Suites rooftop event space.
- First-in-class elegant, ground floor Jay Suites lobby with dedicated, private entrance.
- Contemporary designer reception area combining the use of wood, glass & brushed brass, with HD TVs & WiFi throughout.
- 172 luxuriously furnished executive suites on floors 5 to 12, ranging in size from single person units to team spaces for up to 100 people.
- Unrivaled 4th Floor "Amenity Floor" offering unparalleled hospitality services which include member business lounges with mobile hotspots, a fully equipped pantry, Starbucks vending machines, & phone booths for private calls.
- 5 State-of-the-Art flexible meeting spaces ranging in capacity from 7 to 28 people.
- Outfitted with first-class, luxuriously furnished offices with desks, chairs & filing space, pre-wired for high-speed Internet & equipped with complimentary VoIP telephones.
- Preferred member rates to Jay Conference for larger meetings up to 200 people.
- Secure 24-7 biometric access.



NEIGHBORHOOD HIGHLIGHTS

- Breathtaking panoramic views of the Empire State Building.
- Prime Midtown location in the heart of the Garment District, adjacent to the landmarked Lord & Taylor building just west of Fifth Avenue on 38th Street.
- Steps from the iconic Macy's department store, Bryant Park, Museum of Modern Art, Radio City, & Times Square.
- Nearby hotels include the Archer Hotel, Refinery Hotel & the Langham Hotel Fifth Avenue.
- Surrounded by major banks, numerous coffee shops, fine dining & business lunch establishments.

Subway Lines:



Long Island Rail Road



Bus Lines:

- M1 M2
- M3 M55
- QM15 QM16
- QM17 QM18



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LUXURIOUSLY FURNISHED OFFICE SUITES WHERE OFFICES WORK BETTER

Jay Suites' signature office plan impresses your clients without breaking the bank. Our concept of premier luxury office suites is the industry standard in providing fixed, all-inclusive pricing and flexible terms. Our modern, spacious business centers are the perfect environment for maximizing your company's productivity. Jay Suites' dedicated and professional full-time staff can get you up and running in a matter of hours.

Our office suites feature state-of-the-art telecommunications infrastructure, fine furniture and many additional benefits.



Signature Office Plan

PLAN HIGHLIGHTS

OFFICE SPACE

- Executive-caliber desks, chairs, and storage pieces – laid out to your specifications.
- Flexible lease terms.
- Maintenance, utilities and cleaning services.

BUSINESS SERVICES

- Reception services, including greeting guests, custom call answering and screening services.
- Private, secure mailbox and package handling services.
- Discounted FedEx & Messenger shipping services
- Catering services on-demand.

SECURITY & ACCESSIBILITY

- Doorman buildings located within blocks of commuter rail, subways, and buses.
- 24/7 secure member access through biometric entry system.

LATEST TECHNOLOGY

- Lightning-fast internet & WiFi networks.
- VOIP phone systems with advanced capabilities.
- New, energy-efficient printer/scanner/copier/fax.
- Video and voice conferencing, Samsung HDTV with VGA and HDMI inputs for presentations, and surround-sound system in conference rooms.

MODERN DECOR

- Crisp 21st century style, featuring Venetian plaster walls and black marble floors.
- Lockable, frosted glass sliding doors on individual suites.

COMMON AREAS

- Sleek, inviting waiting areas & lounges, featuring large HD TVs for up-to-the-minute business news & information.
- Fully-equipped kitchen and break room areas with complimentary coffee and filtered water.
- Location-specific members hotspots, lounges, and outdoor terraces where you can take a breather from the day's hustle and bustle.

GET A MONTHLY COMPLIMENTARY CONFERENCE ROOM ALLOWANCE

WHEN YOU SIGN UP FOR A SIGNATURE OFFICE PLAN

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SERVICES MENU

VOICE & DATA SERVICES (monthly)

■ Unlimited VoIP Domestic Calling w/ Voicemail	\$125
■ High-Speed Secure Fiber Internet Connection	\$75
■ Private Fax Line	\$60
■ Unlimited International Calling Plan	\$95
■ Receptionist Call Answering & Screening	\$85
■ Automated Call Attendant	\$50
■ Static IP Address	\$35

BUSINESS SERVICES

Administrative Assistant

■ (30 minutes minimum)	\$30/hr
■ Rush	\$45/hr

IT Support	\$180/hr
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Flex Space (Based on Availability)

■ Day Office	\$30/hr
■ Windowed Suite	\$40/hr

Photocopies (Black & White)

■ 1-50 copies	Free
■ 51-200 copies	\$0.12/pg
■ 201+ copies	\$0.10/pg

Photocopies (Color)

■ 1-100 copies	\$0.60/pg
■ 101+ copies	\$0.50/pg

Direct TV	\$35/mo
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Conference Rooms (15 minute increments)

■ Meeting Room A & E	\$75/hr
■ Meeting Room B & C	\$125/hr
■ Meeting Room D	\$150/hr

Messenger Service	Discounted Rate + \$5/package
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FedEx Shipping	Discounted Rate + \$5/envelope
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Fax (incoming & outgoing)	\$1/pg
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Scanning (color/b&w)	\$0.25/pg
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Voicemail to Email	\$10/mo
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Lost or Additional Key (2 Included)	\$15/each
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Setup Fee (one time)	\$300 per office
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Includes phone and internet setup, door sign, voicemail setup, directory listing, room layout options.



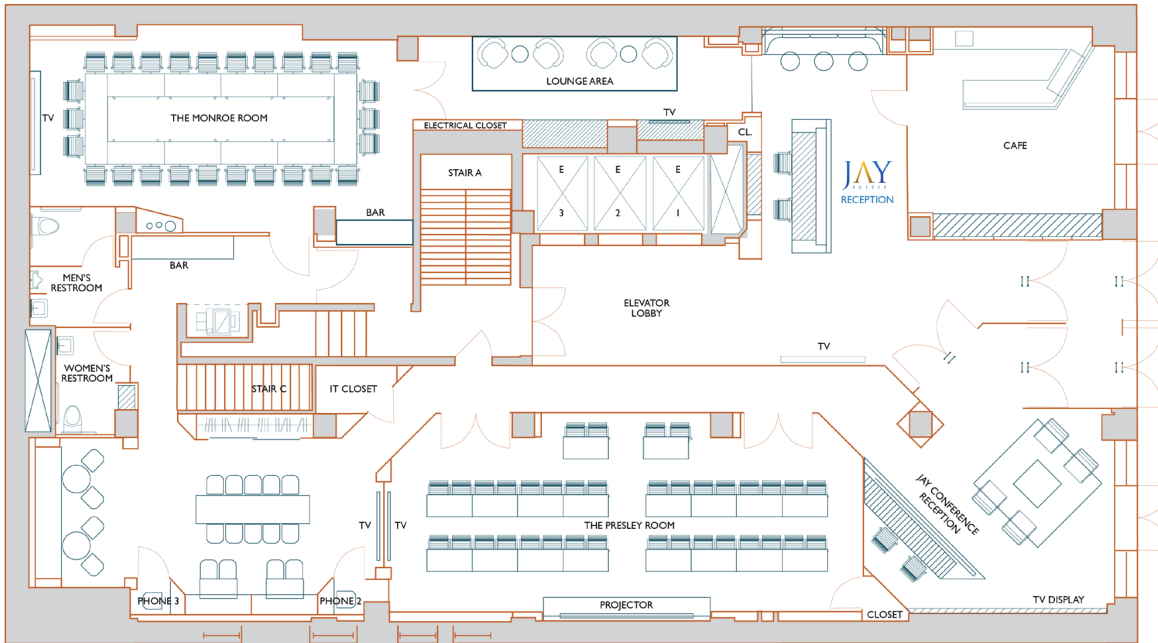
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FLOOR PLAN

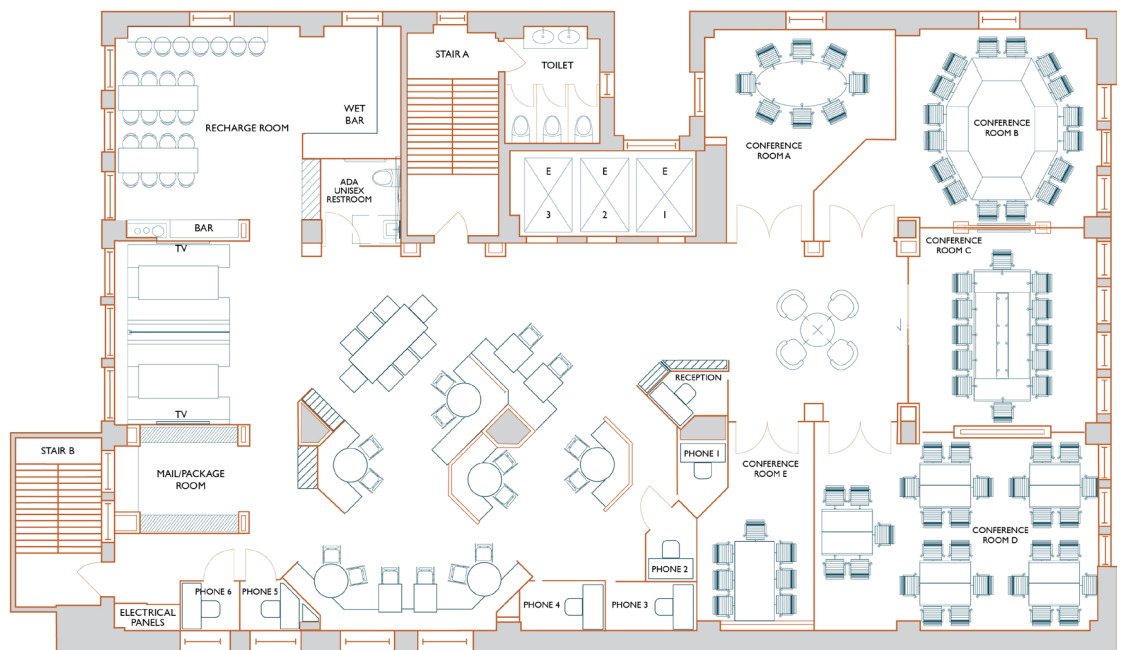
GROUND FLOOR



4TH FLOOR

ALL SUITES ARE FULLY CUSTOMIZABLE TO YOUR SPECIFICATIONS.

We'll help you plan an office layout that suits your unique needs. You can decide on the number of desks, chairs, phones and more. Just ask us for details.



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FLOOR PLAN

5TH FLOOR



6TH FLOOR



SUITE COLOR



NUMBER OF PERSONS

1-2 3-4 5-6

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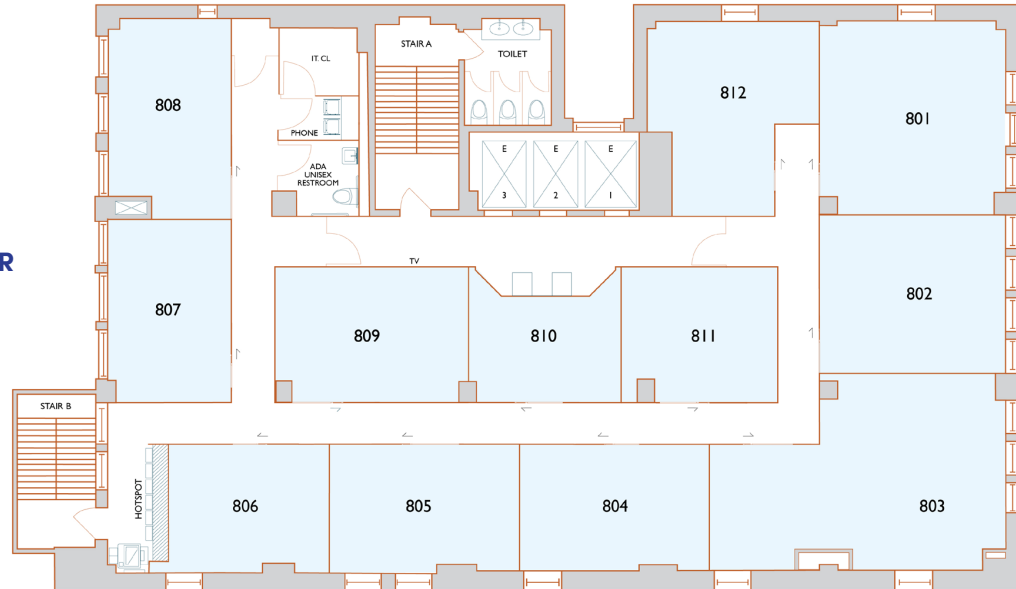


FLOOR PLAN

7TH FLOOR



8TH FLOOR



SUITE COLOR



NUMBER OF PERSONS

1-2 3-4 5-6

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FLOOR PLAN

9TH FLOOR



10TH FLOOR



SUITE COLOR



NUMBER OF PERSONS

1-2 3-4 5-6

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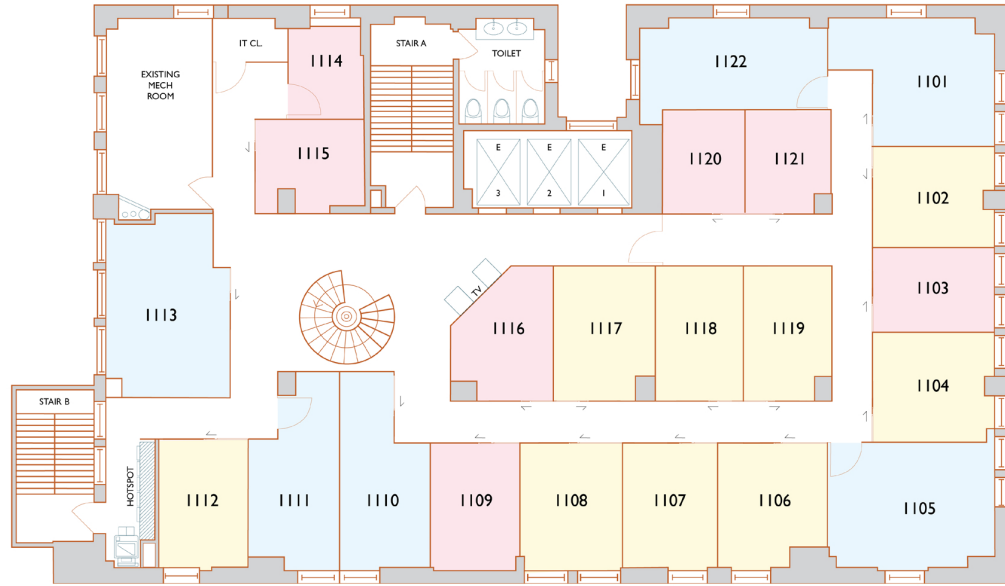
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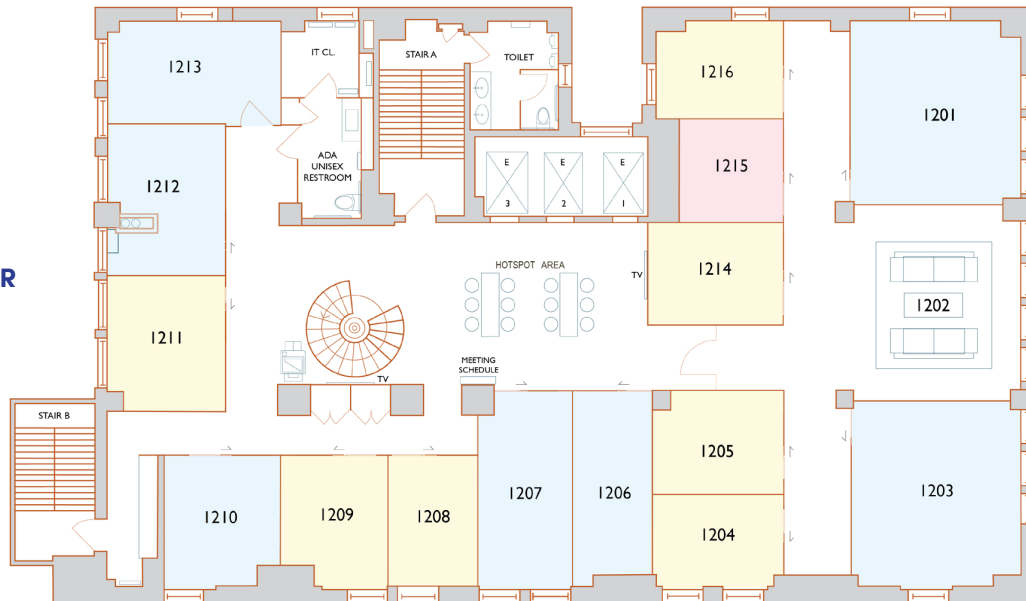


FLOOR PLAN

11TH FLOOR



12TH FLOOR



SUITE COLOR



NUMBER OF PERSONS

1-2 3-4 5-6

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ABOUT US

Our Fifth Avenue location offers a beautiful and newly renovated 2,500 square foot rooftop terrace, an impressive NYC event space. Located on 38th Street, between 5th and 6th Avenues, our corporate event space is centrally located in Midtown Manhattan just minutes from Penn Station. It provides a picturesque setting to get away from "business as usual". Our rooftop provides spectacular views of New York City, including the Empire State Building across the street. Give your guests something different by having a moonlit corporate event and provide an ambiance that cannot be compared to any other rooftop in Manhattan.

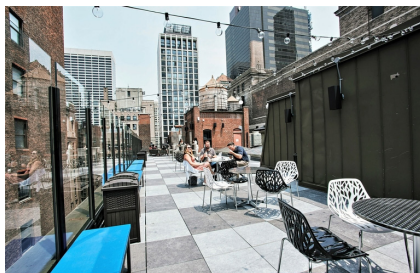
HIGHLIGHTS

- Fully furnished with modern decor, comfortable couches, tables, and chairs
- 150-person standing capacity and a 100-person seated capacity, great for small or large events
- State of the art sound system with plugins for a DJ
- Outdoor Wifi Access
- High-Tech Lighting to set the tone for any desired atmosphere
- Tall, stylish glass panels that add to the modern and unique design and ensure the safety of all occupants
- Catering available and self-catering is allowed
- Bar/cocktail services available or you may supply your own

HOURS Open Daily from 11 AM to 10 PM

FUNCTIONS

The location and design work for wide variety of events such as company networking events, training, corporate events, promotional events, celebrations, proposals, photography, filming, art and fashion shows, etc.



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ABOUT US

Our family has been active in the real estate industry for decades, through the ownership and operation of over one million square feet of select office, residential and mixed-use properties throughout the New York City metropolitan area. We know that finding first-class, affordable office space can be a challenge – whether you are a large blue-chip corporation or a small technology startup, especially in a bustling metropolis like Manhattan.

However, we never actually realized how painstakingly difficult it could be to locate impressive, short-term and fully furnished office space until Max, a close friend of ours and the vice president of a Los-Angeles based consulting firm, approached us. He was looking to seamlessly expand into the New York market, without incurring overhead costs or having to negotiate a traditional longterm lease. After conducting a thorough search, Max came back to us empty-handed. The business centers he visited were old, worn out and simply obsolete. The time came for a new age in executive business centers. And at that moment, Jay Suites was born.

JUDA  **JACK**
CO-FOUNDER CO-FOUNDER

info@jaysuites.com

"It [is] among the bigger players in the rapidly growing shared office space and co-working space industry."

—Hiten Samtani, The Real Deal

OUR TRUSTED MEMBERS



Deloitte.



Bloomberg

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VIRTUAL OFFICES

Want the prestige of a Manhattan address without a full-time office? Then Jay Suites' virtual office solutions are just for you. With our cost-effective plans, you can present a professional image to clients, yet preserve the freedom to work from wherever you choose. We'll handle your mail, assign you a Manhattan phone number, and at your option, and even answer calls for you. Letting us manage all the side-details allows you to focus on expanding your business even further. Because time is money, Jay Suites saves you both.

PLANS SUMMARY	BRONZE	SILVER	GOLD	PLATINUM	DIAMOND
Prestigious Manhattan mailing address	✓	✓	✓	✓	✓
Mail handling to a private, secure mailbox	✓	✓	✓	✓	✓
Easily book conference rooms & offices online	✓	✓	✓	✓	✓
Manhattan phone number with voicemail		✓	✓	✓	✓
Access to copier, reception area, and break rooms		✓	✓	✓	✓
Call answering with custom greeting		\$85/mo	\$85/mo	\$85/mo	✓
Conference room and day office hours (combined, per month)			4 hours	8 hours	16 hours
VIP Membership (access to any center)			\$50/mo	\$50/mo	✓
PRICE	\$75	\$99	\$149	\$279	\$499

Optional Add-Ons

- Mail Forwarding \$20/mo + cost of postage
- Mail Scanning \$30/mo + cost of scan
- Voicemail Forwarding to Email \$15/mo
- Administrative Support \$30/hr

10% DISCOUNT
WHEN YOU PAY FOR 12 MONTHS

SIGNATURE OFFICE PLAN PROPOSAL

Client Name _____ Company Name _____ Phone _____

Email _____ Move-In Date _____ Number of people _____

Suite #	Type	# of Workstations	Term	Monthly Base Rent

Subject to availability. Pricing is valid for 7 days.

INCLUDED IN YOUR MONTHLY PAYMENT

- Furniture: Desks, Chairs, Trash Bins, Coat Hooks
- VoIP Phones & Internet
- 24-hour/7-day access
- Nightly Cleaning and Janitorial Services
- Facility-wide WiFi
- Exclusive Member Access to Meetups
- Staffed Reception 9am-5:30pm, Monday to Friday
- Complimentary Conference Room Allowance
- Utilities: Electric, A/C, Water, etc.
- Center Facilities Manager

High-speed Internet

- Data Connection per person **Included**
- Up to 100 Mbps Fiber-Optic Data Connection **Included**
- Cat 5E Data Cabling **Included**
- Firewall with Failover Service **Included**

Telecommunications

- VoIP Telephone Handset per Person **Included***
- Unlimited US Calling Plan **Included**
- Voicemail Box **Included**

Business Services

- 24/7 Access to Facility and Break Room **Included**
- Complimentary Sodastream Carbonated Water **Included**
- 50 (B&W) Copies or Prints **Included**
- All Office Furnishings (desk, chair, phones) **Included**
- Mail Handling **Included**

Getting Started Breakdown

- First Month's Rent **1 x Monthly Rent**
- Refundable Deposit **2 x Monthly Rent****
- Setup Fee (Keys, Phone and Internet, Lobby Listing) **\$300 per Suite**

**Applicable New York sales tax of \$11.09 per phone shall apply unless tax exempt.*

***On agreements longer than one year, a three-month deposit is required.*