

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







# 70 WEST 36<sup>TH</sup> STREET

New York, NY

Between Fifth and Sixth Avenues

**Available:** Full 6<sup>th</sup> 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 36<sup>th</sup> 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.







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## 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







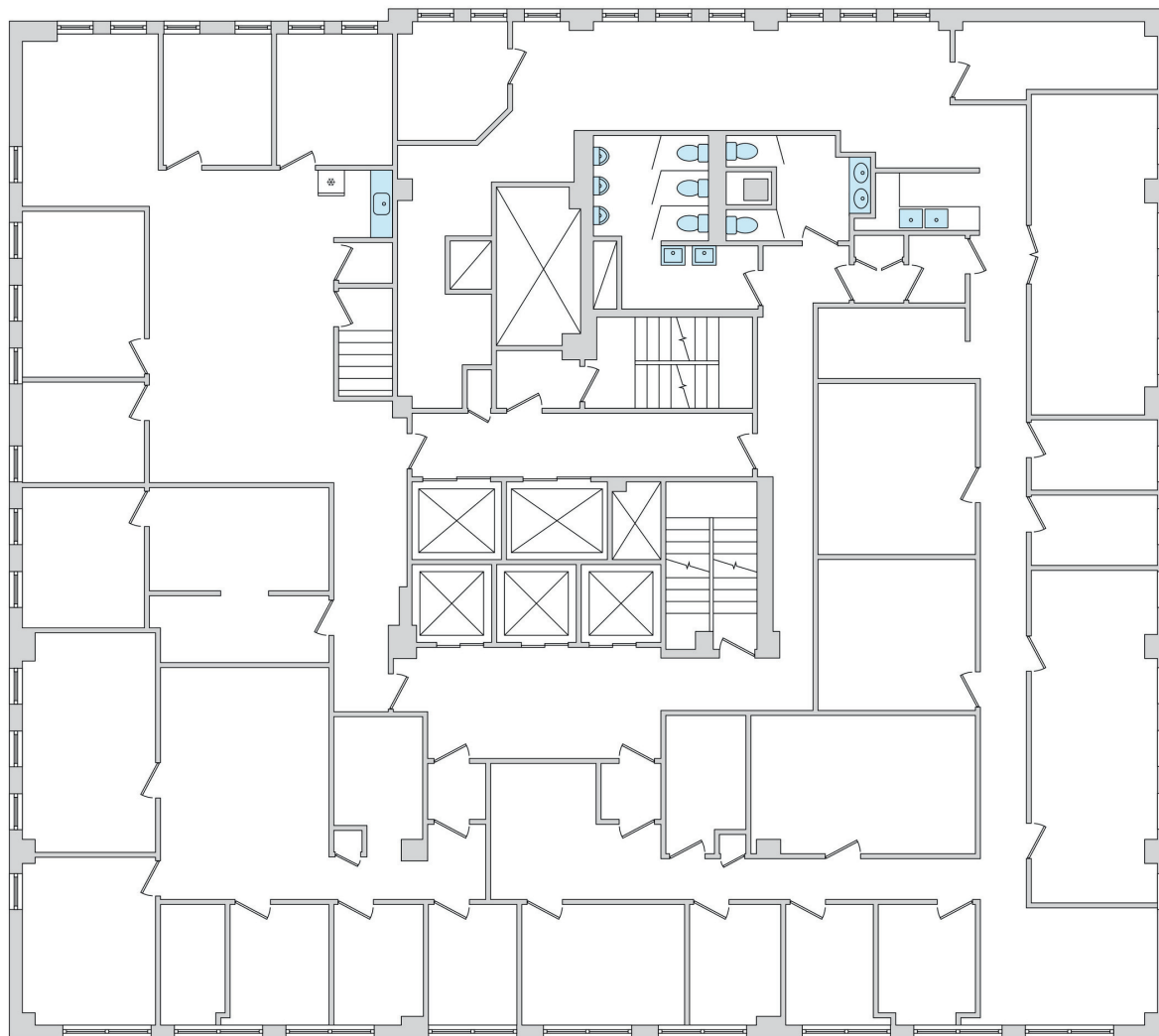


# FLOORPLAN

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# ABOUT THE BUILDING & NEIGHBORHOOD

**Neighborhood:** Herald Square/Penn Plaza

**Cross Streets:** Located between 5<sup>th</sup> & 6<sup>th</sup> 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<sup>®</sup>  
NEW YORK

★ macy's





72

# Keens

STEAKHOUSE

Est. 1885

72



SPRINKLERS  
THROUGHOUT  
BUILDING

SPRINKLER SHUT OFF  
VALVE DIRECTLY BELOW