

202 W 40TH ST

MANHATTAN • NY • 10018



Executive Summary

Located in the energetic epicenter of Midtown, Manhattan, 202 W 40th Street is a premier 49,058-square-foot, 15-story office and retail property that seamlessly blends functionality with sophistication. The building features on-site security, concierge service, modern elevators, and 24-hour access.

Just steps away from iconic landmarks such as Times Square, Bryant Park and Rockefeller Center, and within a short walk of major transportation hubs like Times Square 42nd Street Station, Port Authority, Penn Station, and Grand Central Terminal, 202 W 40th Street provides unmatched accessibility and prestige for businesses seeking a prime Manhattan address.

Working in an office space at 202 W 40th Street puts you alongside industry leaders from fashion, engineering, architecture, and beyond. With prominent tenants such as Lindi Construction Group, AUE Engineering, Dolce Nome, and Marilyn Kern Textile Designers, the building is home to diverse and accomplished business communities. 202 W 40th Street is where companies thrive and networking and growth opportunities are always within reach.



Specifications

YEAR BUILT:
1928

SUITE 500 | 2,850 SF

BUILDING SIZE:
49,058 SF

BUILDING HEIGHT:
15 STORIES

Amenities



Prime Location

Near Times Square
and Bryant Park
Transportation Hubs



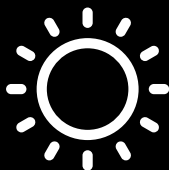
Transportation



Grand Central Terminal
Port Authority
Penn Station



Concierge



Abundance of Natural Light



24/7 Access





5th Floor



Suite 903

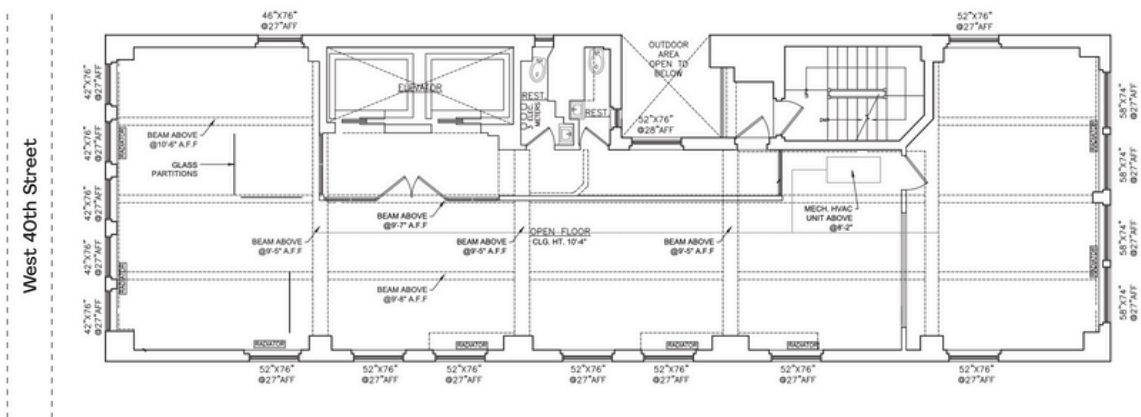


5th Floor

Floor Plans

The workspaces at 202 W 40th Street can meet your unique needs. Each office space offers an open concept layout ideal for space customization and businesses for all sizes, expansive windows that flood spaces with natural light and contemporary design elements that will inspire your team and impress your clients.

Fifth Floor



Location

Midtown has been the cornerstone of Manhattan's growth and global influence for over a century. Once dominated by the grand estates of the Gilded Age, the neighborhood transformed in the early 20th century with the rise of iconic skyscrapers like the Empire State Building, Rockefeller Center, and the Chrysler Building. These landmarks established Midtown as Manhattan's commercial and cultural heartbeat, a role it continues to play today.

Accessibility and convenience define Midtown. With a wealth of nearby amenities, from luxury shopping on Fifth Avenue to tranquil green spaces like Bryant Park, the neighborhood offers an exceptional work-life balance. Its status as a transit hub, with connections to Times Square-42nd Street Station, Penn Station, Grand Central Terminal, and the Port Authority, ensures seamless connectivity for businesses and commuters alike.

For tenants, Midtown represents the pinnacle of prestige and opportunity. The neighborhood's rich history, vibrant atmosphere, and unparalleled infrastructure continue to make it one of the most desirable locations in the world. From high-profile corporations to boutique retailers and creative industries, Midtown offers an unmatched setting for success.

