



The Future, Transformed



The Building

A workplace that responds to the needs of today's most forward-thinking companies

- Top of building and marquee exterior signage available
- Private terraces on select office floors
- Glass-walled triple-height lobby
- Streamlined touchless entry security and fully renovated destination dispatch elevators



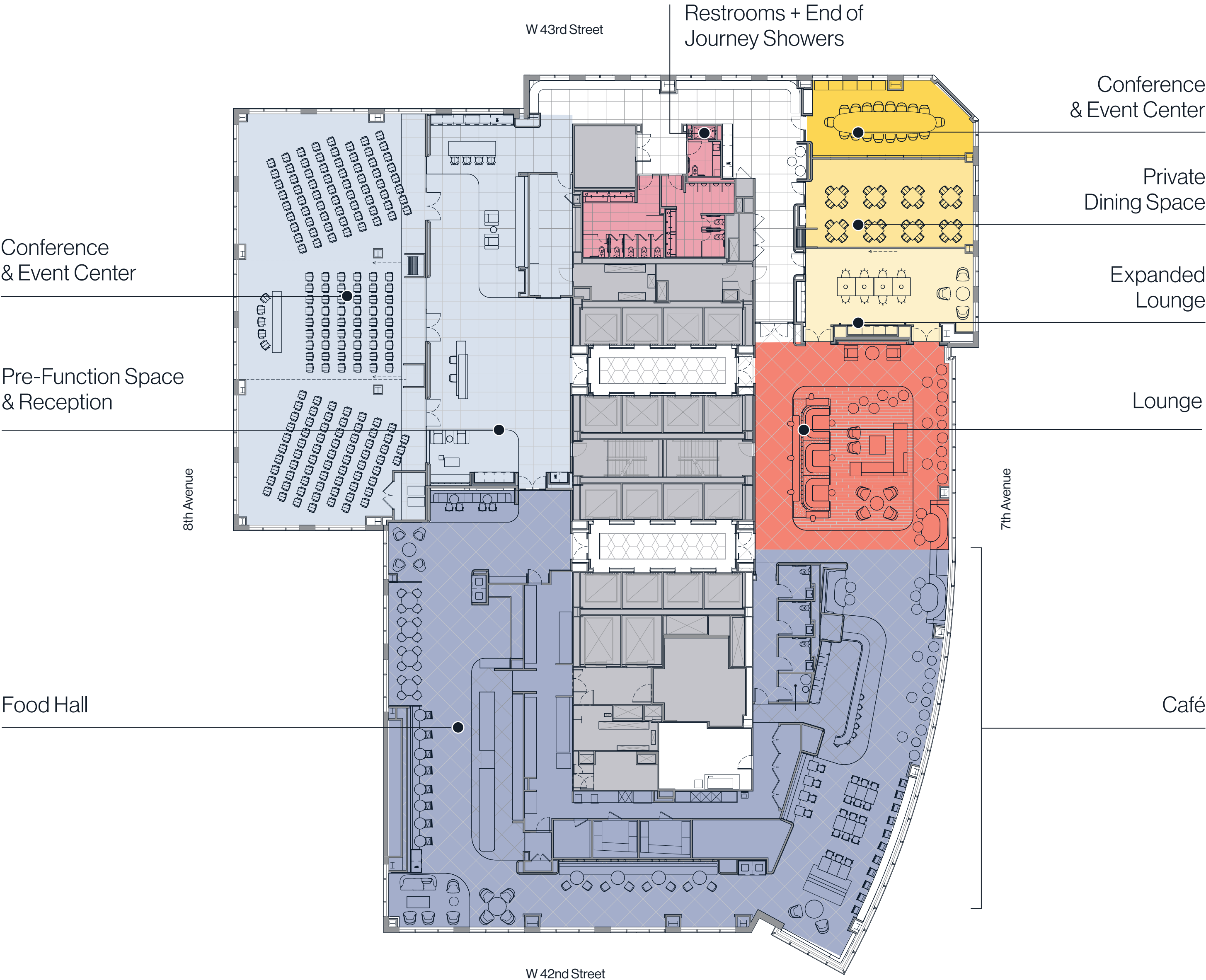
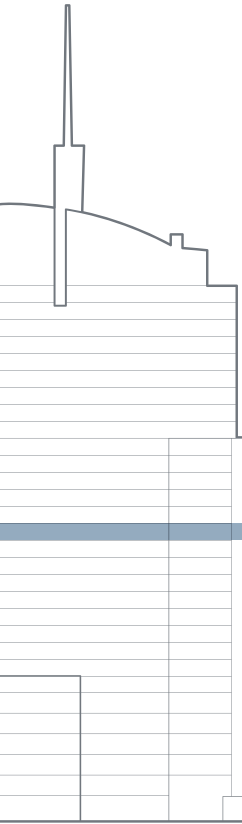


The Amenities

Configured For Smart
Social Connections

16th Floor
Total Size: 33,219 Sq. Ft.

Lower Level
Fitness Center

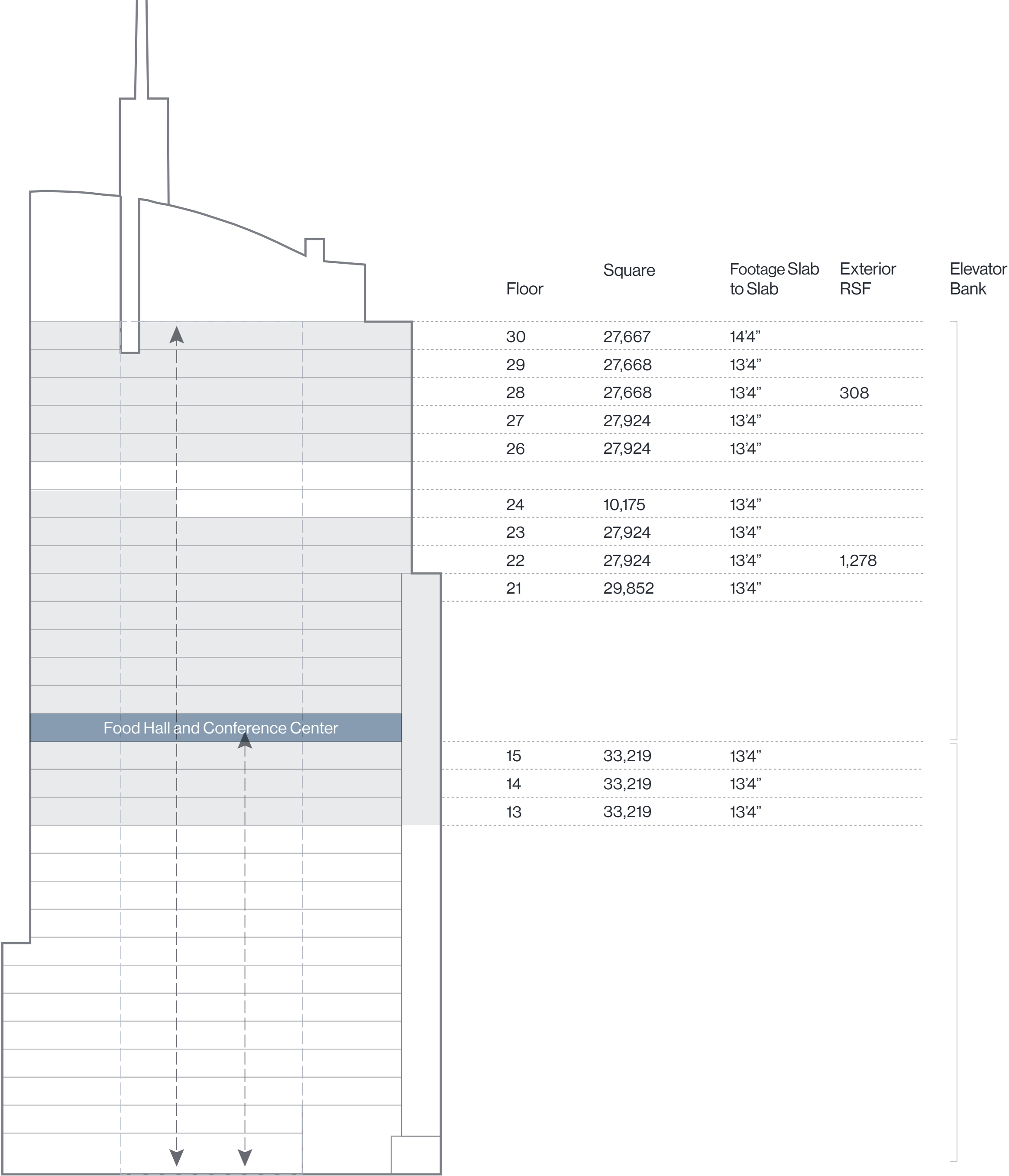




An Evolved Workplace

Bringing a depth of commercial real estate expertise together with innovative human-centric design

This 30-story building with iconic Times Square, skyline and Hudson River views offers 28,000 to 35,000 square foot column-free floor plates, has received WiredScore Platinum certification in recognition of its best-in-class connectivity, and features Nantum OS, the world's most advanced building operating system.



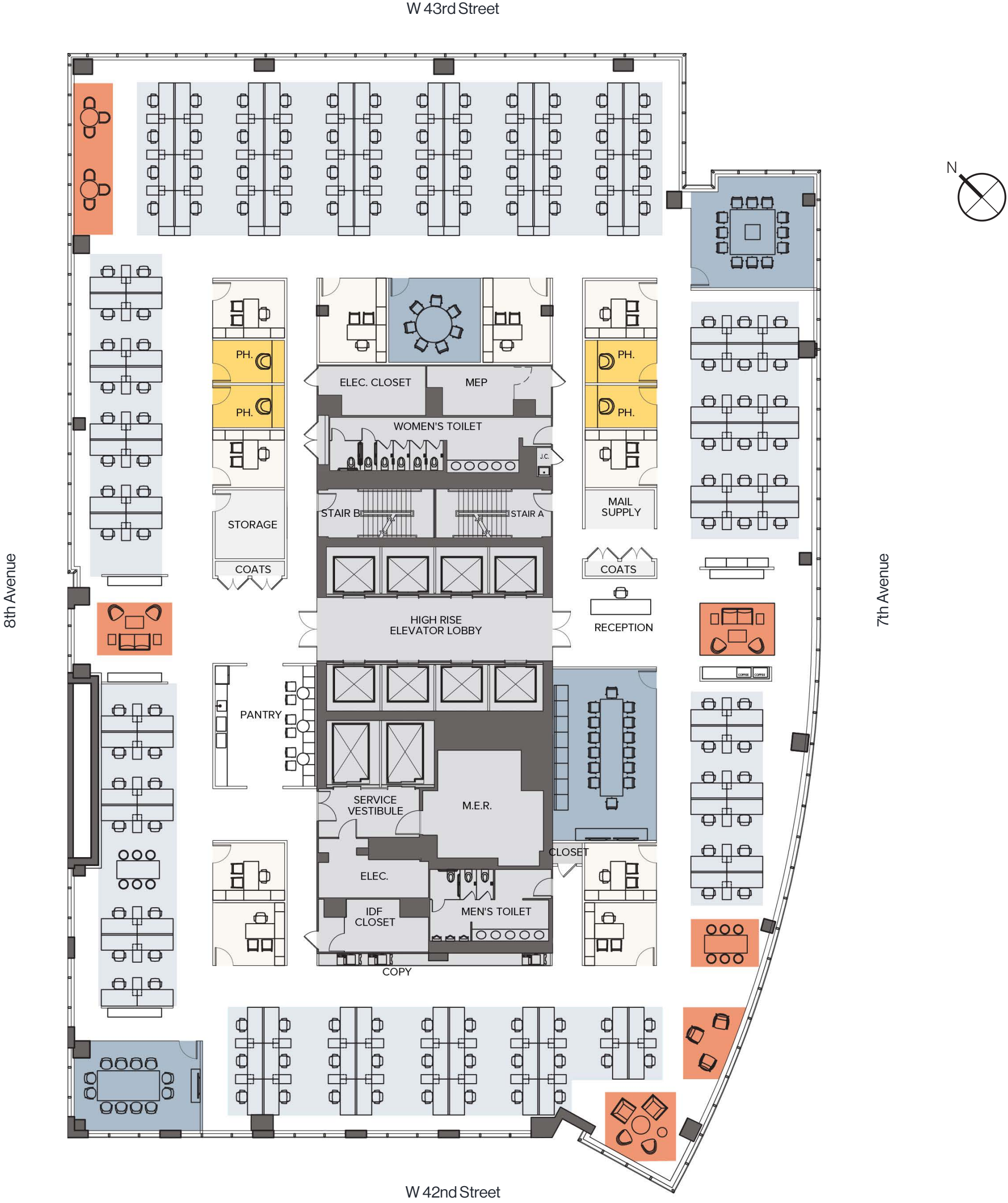


Open Creative

22nd–27th Floor
27,924 Sq. Ft.

Headcount	
Workstations (6'0" x 5'3")	136
Offices	10
Reception	1
Total	147

Collaboration	
Enclosed Meeting	4
Open Collaboration	7
Phone Rooms	4





Open Creative

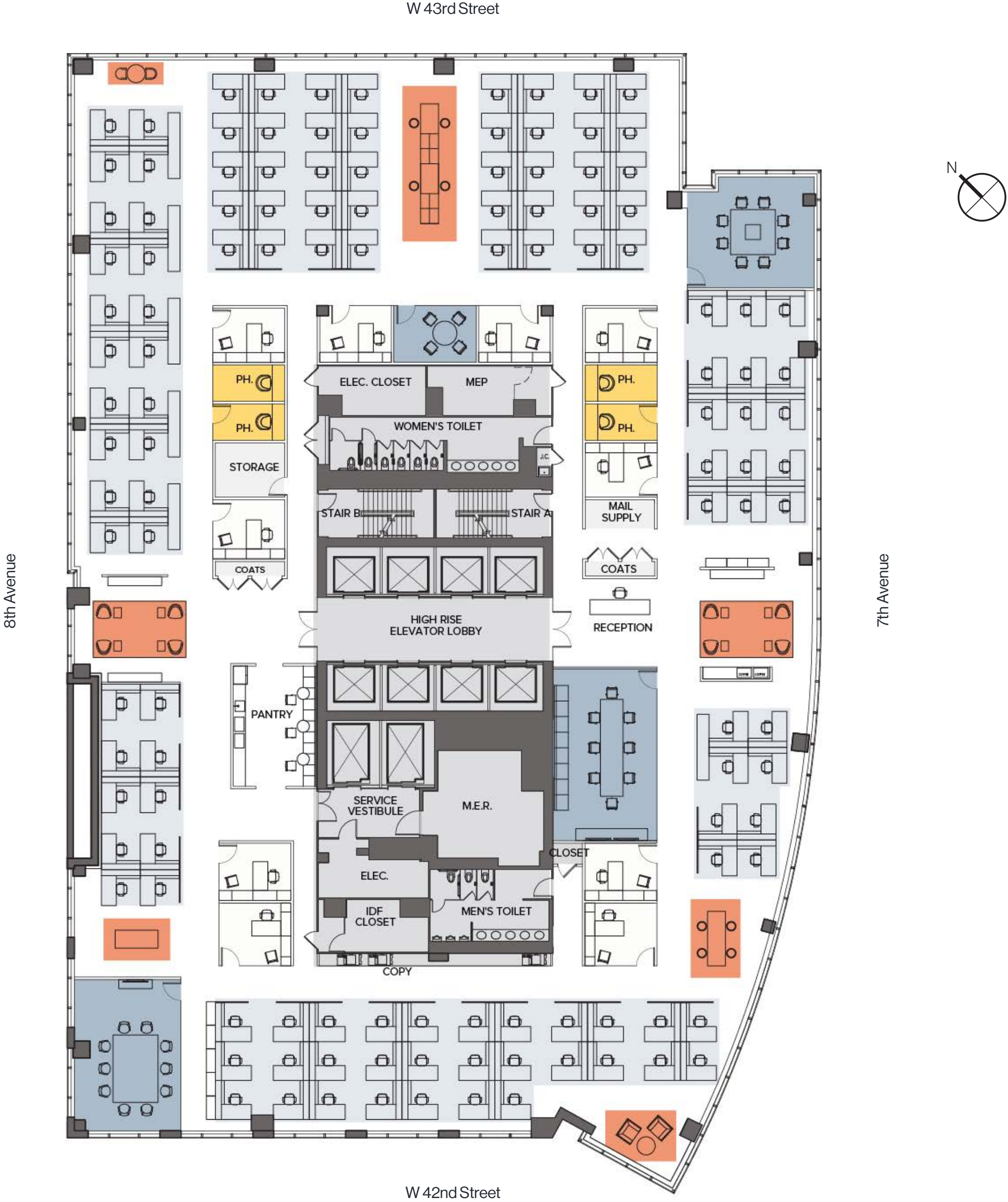
22nd–27th Floor
27,924 Sq. Ft.

Socially Distant Layout

Headcount	
Workstations (6'0" x 6'6")	122
Offices	10
Reception	1
Total	133

Collaboration

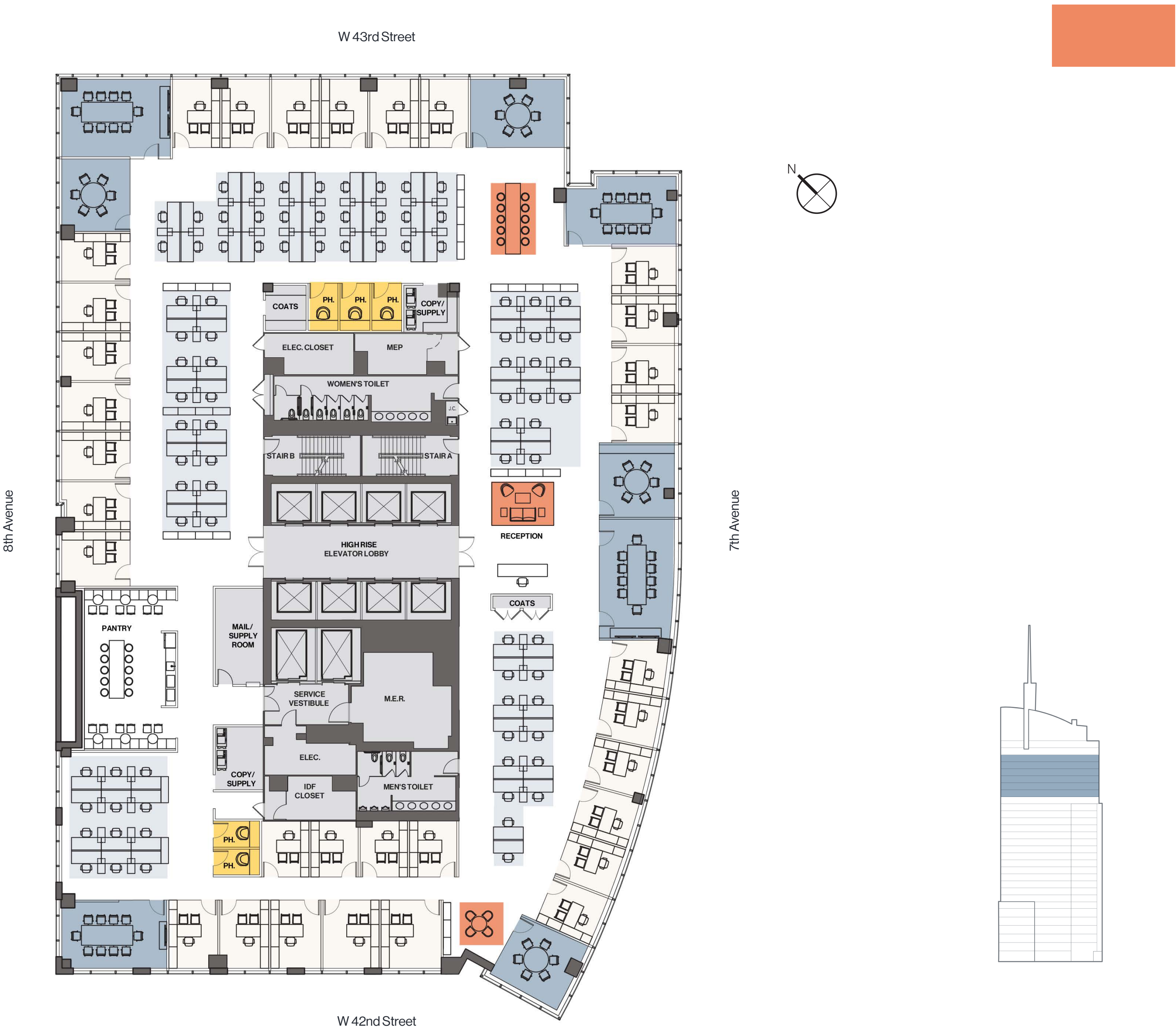
Enclosed Meeting	4
Open Collaboration	7
Phone Rooms	4



Perimeter Office

22nd–27th Floor
27,924 Sq. Ft.

Headcount	
Workstations	86
Offices	32
Reception	1
Total	
119	
Collaboration	
Enclosed Meeting	8
Open Collaboration	3
Phone Rooms	5

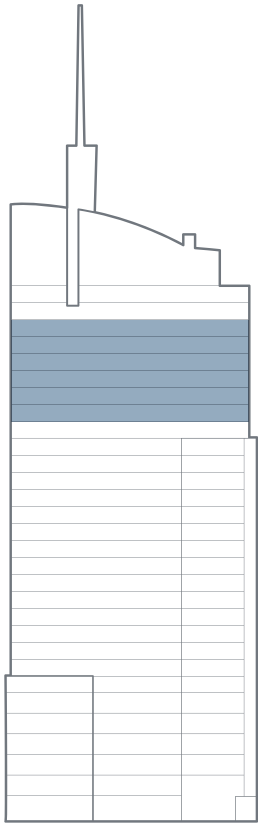
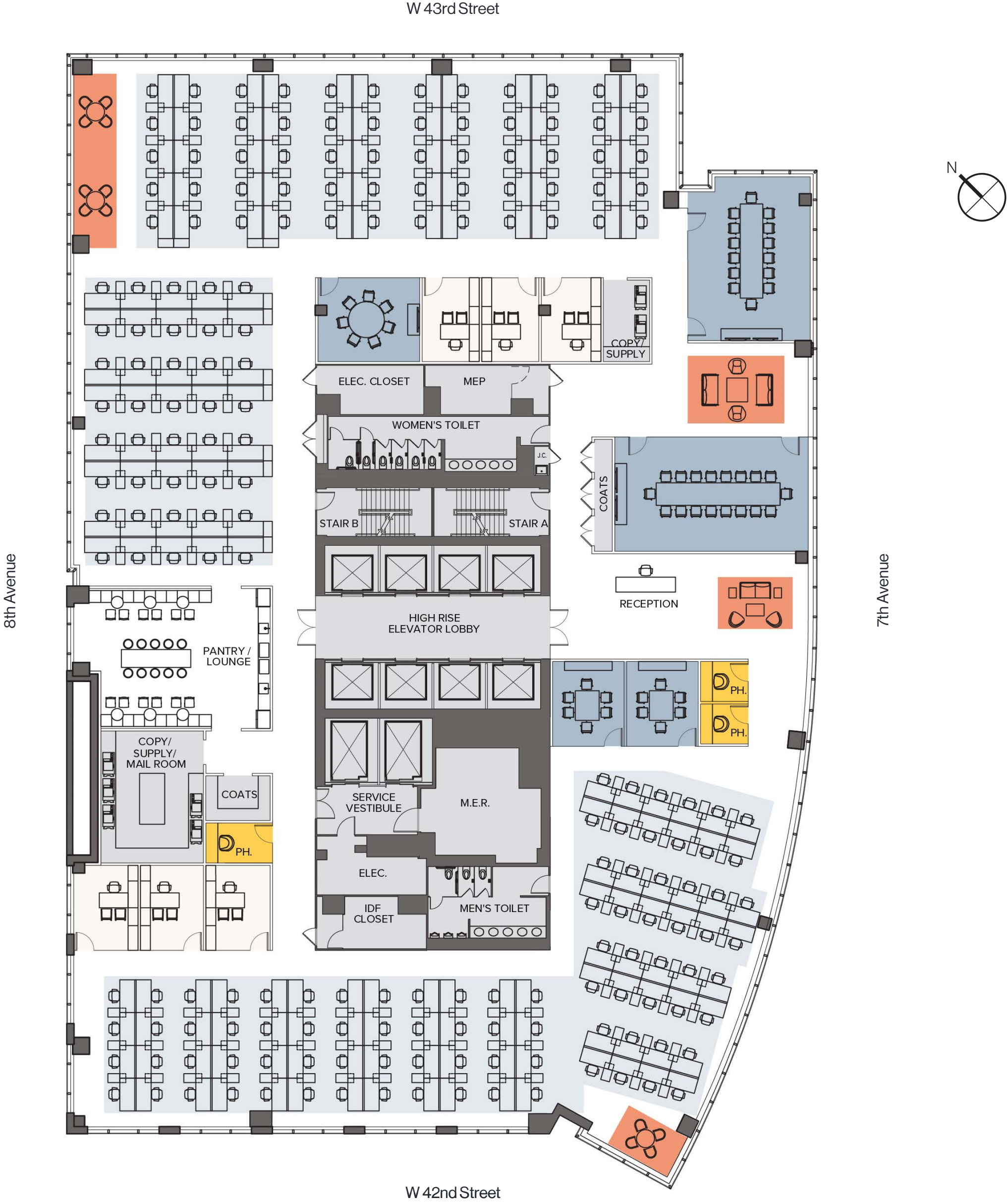




High Density

22nd–27th Floor
27,924 Sq. Ft.

Headcount	
Workstations (6'0" x 5'3")	190
Offices	6
Reception	1
Total	197
Collaboration	
Enclosed Meeting	5
Open Collaboration	5
Phone Rooms	3





High Density

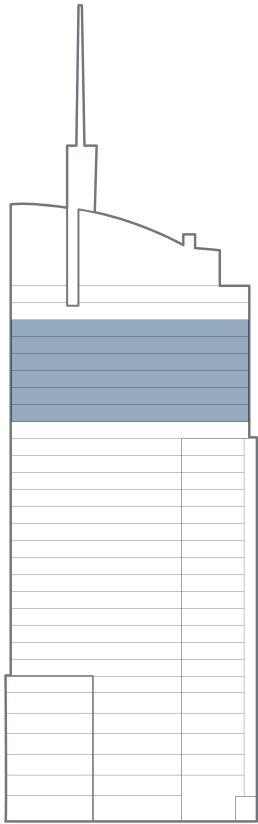
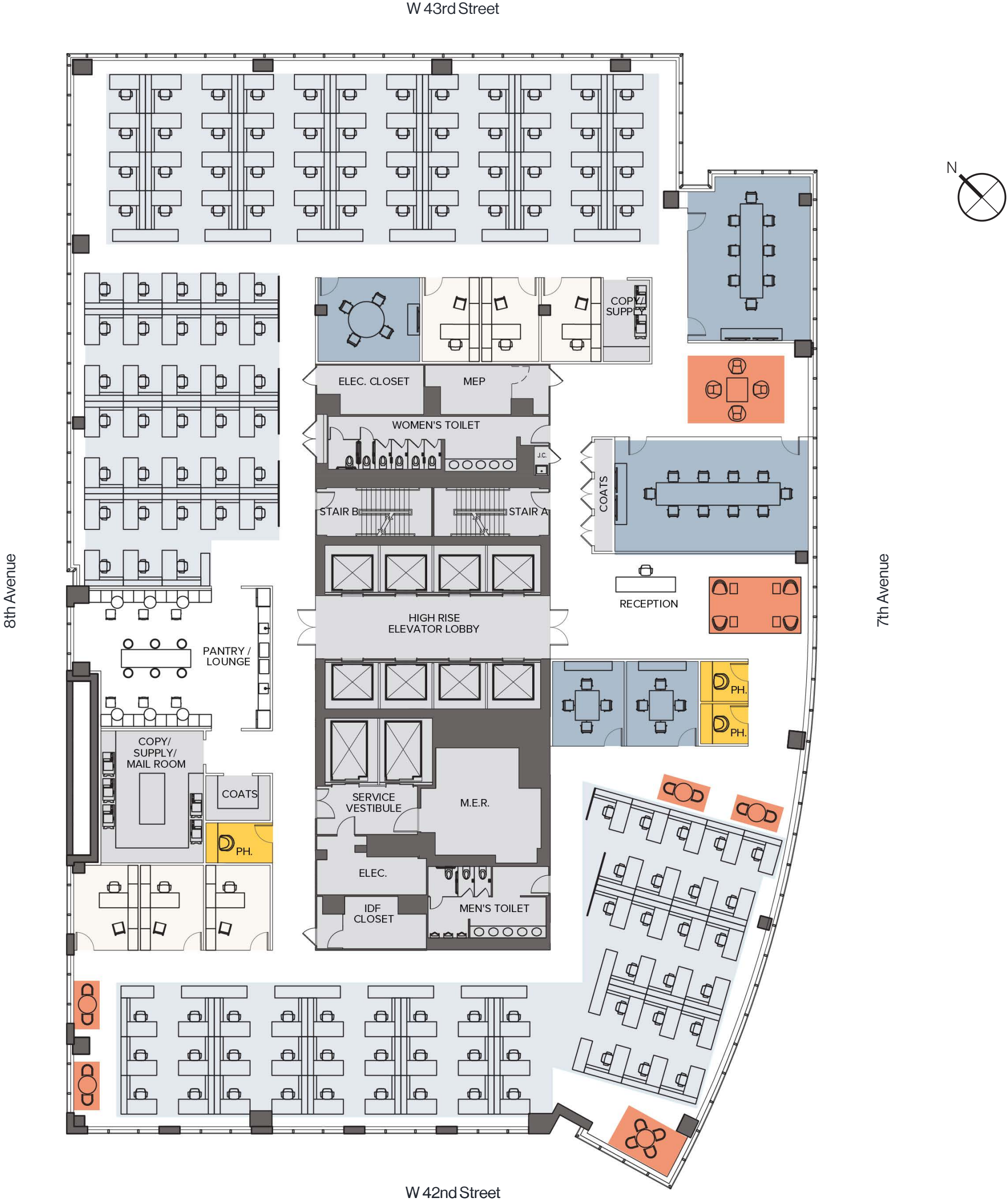
22nd–27th Floor
27,924 Sq. Ft.

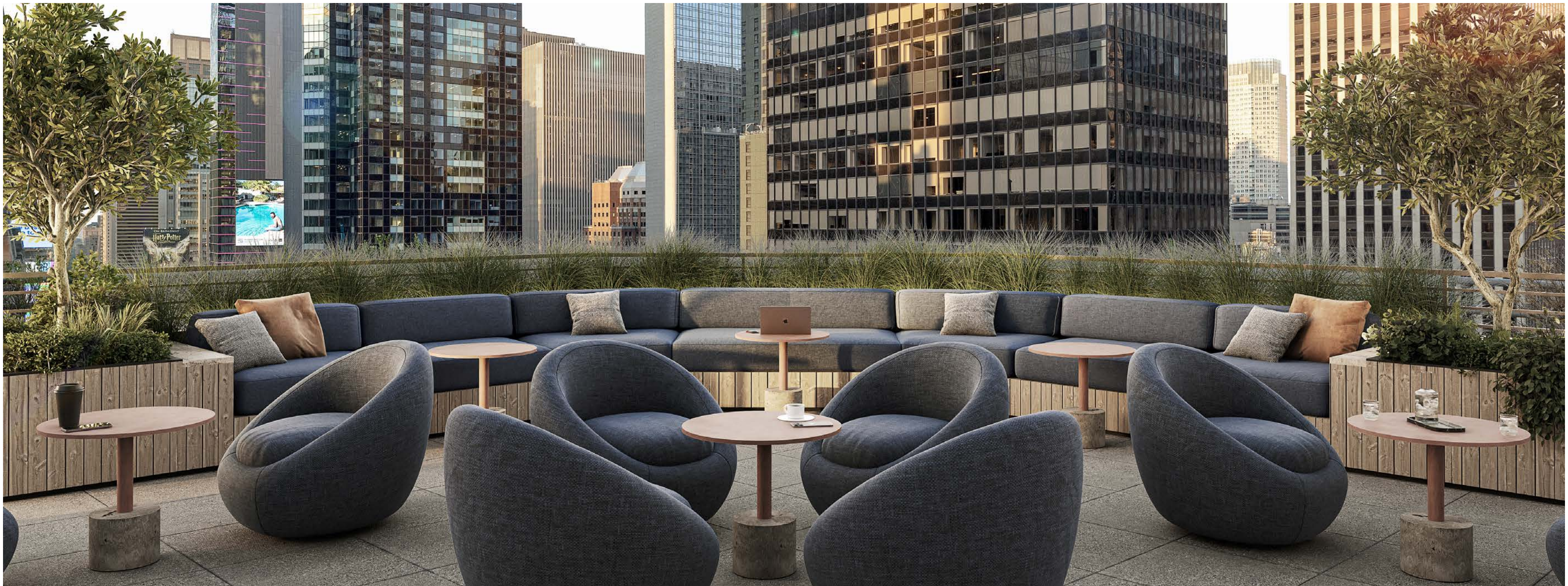
Socially Distant Layout

Headcount	
Workstations (6'0"x 6'6")	130
Offices	6
Reception	1
Total	137

Collaboration

Enclosed Meeting	5
Open Collaboration	7
Phone Rooms	3







Ultimate Accessibility & Global Recognition

One of the highest profile
office markets in the world

Within walking distance of over 20 subway lines,
commuter train lines, numerous bus routes and
Citi Bike docks, 3 Times Square offers the ultimate
in accessibility.

