

THE CROWN OF PARK AVENUE

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2 3 0 | P A R K

AN OFFICE ADDRESS LIKE NO OTHER





THE BUILDING

# CROWNING ACHIEVEMENT

230 Park, known as The Crown of Park Avenue, epitomizes New York's grandeur, seamlessly blending classical architecture with a modern business address.

Located just steps from Grand Central, this architectural gem offers unparalleled access to the city's vibrant offerings. Step inside and experience a world where luxury meets convenience, making 230 Park not just a landmark but a testament to the timeless elegance and progressive spirit of New York City.





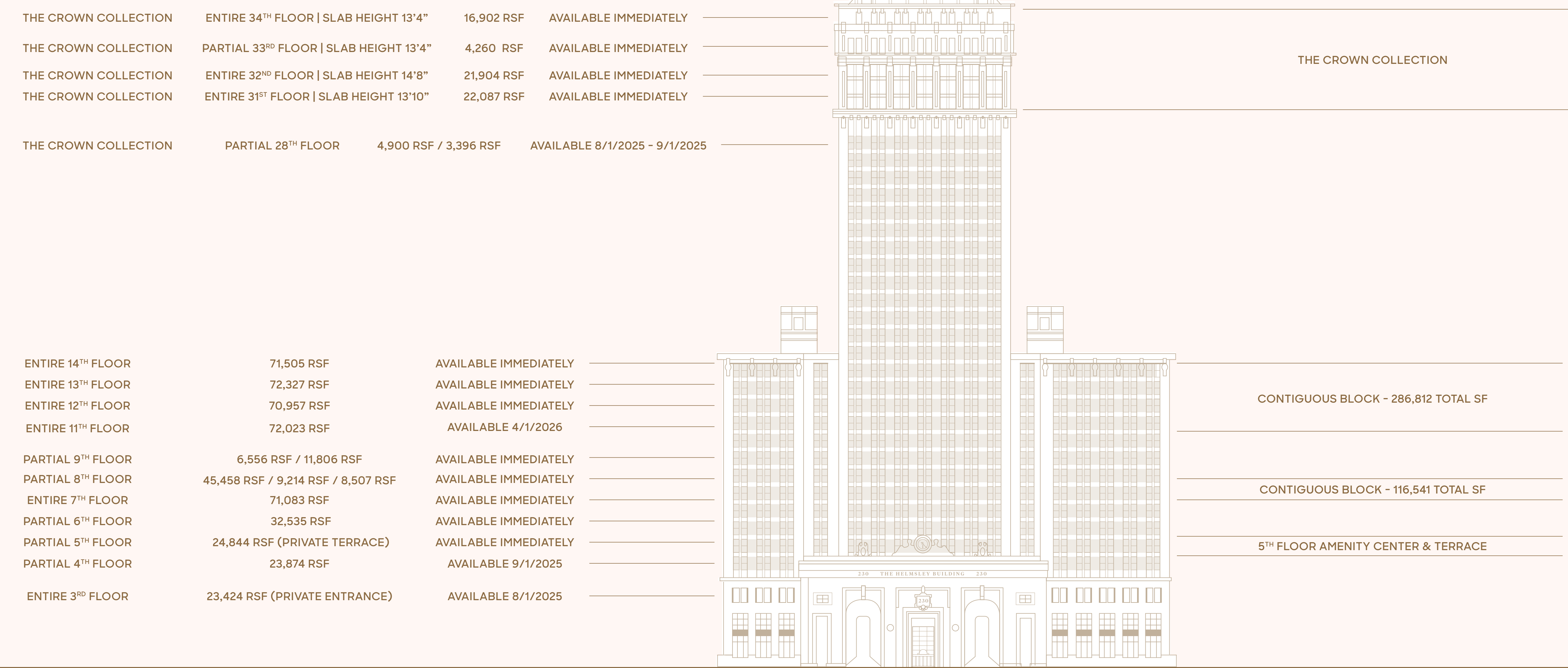


# THE CROWN OF PARK AVENUE

PARK AVENUE REFINEMENT, WITH A MODERN MINDSET.



AVAILABILITY





THE BUILDING

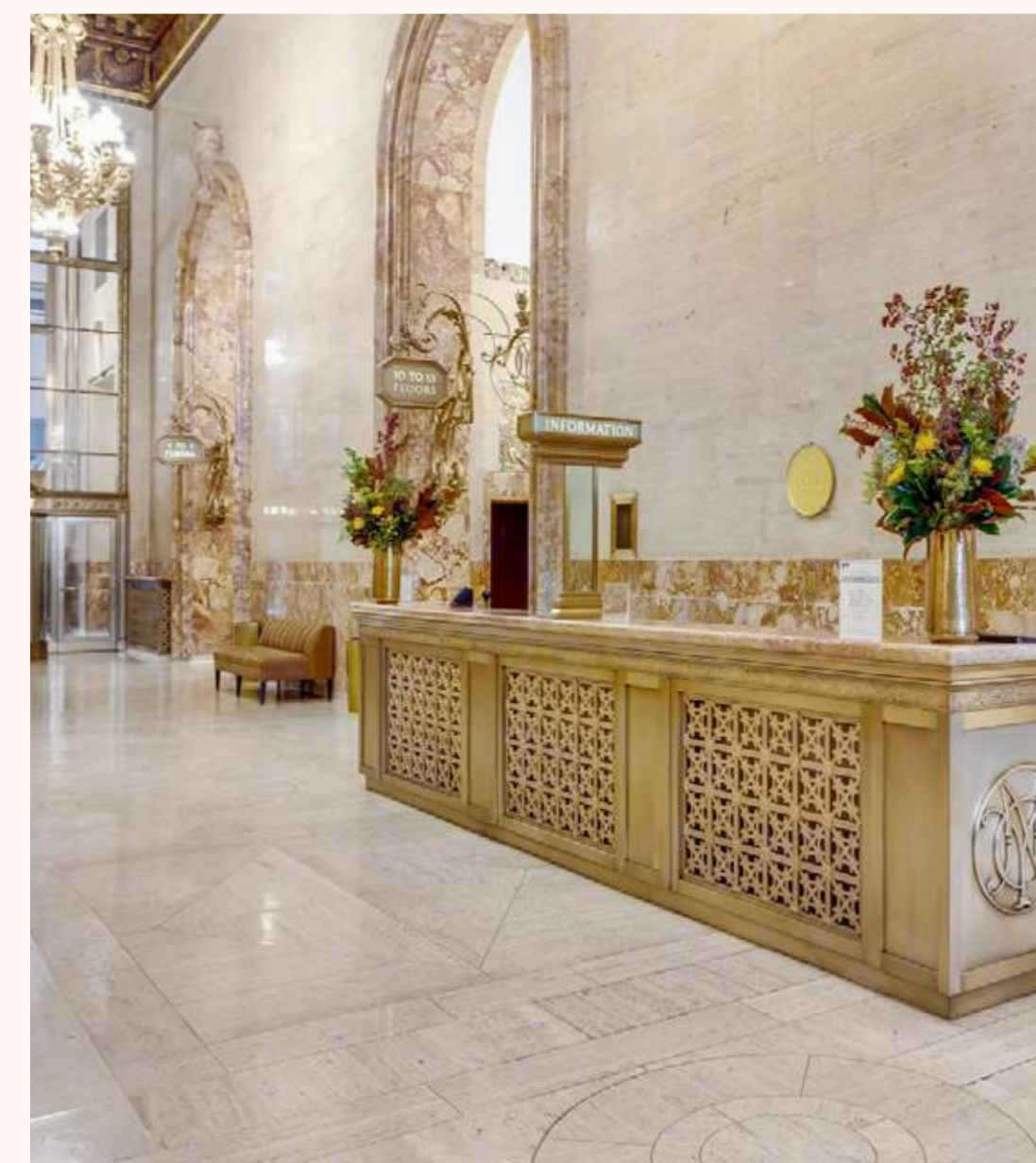


## A POWERFUL BUSINESS ADDRESS

PARK AVENUE, THE ESSENCE OF NEW YORK POSSIBILITY.







## A SENSE OF ARRIVAL

AN ENTRANCE THAT MAKES YOUR INTRODUCTIONS FOR YOU.



THE OFFICES

## INSPIRED OFFICES WITH PARK AVENUE VIEWS



An exceptional three-floor block totaling 214,781 RSF, available as a full offering or customizable for one or two floors. Features include direct Grand Central access, sweeping Park Avenue views, abundant natural light from four windowed sides, state-of-the-art infrastructure, and exclusive building amenities.







Design your ideal modern workspace with open layouts and premium finishes that inspire creativity and productivity.





Open ceilings and glass-fronted conference rooms enhance the prestige of the 230 Park offices, offering a sophisticated ambiance.





Create the perfect space for relaxation and fun with a cozy gaming area and fully-equipped pantry.



THE NEIGHBORHOOD

# THE BEST OF NEW YORK CITY

Nestled in the heart of New York City, 230 Park offers exceptional proximity to world-class attractions, dining, and entertainment.

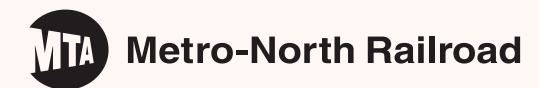
This distinguished location merges historic grandeur with contemporary ease, placing you at the center of it all.







THE NEIGHBORHOOD



## CONVENIENTLY CONNECTED

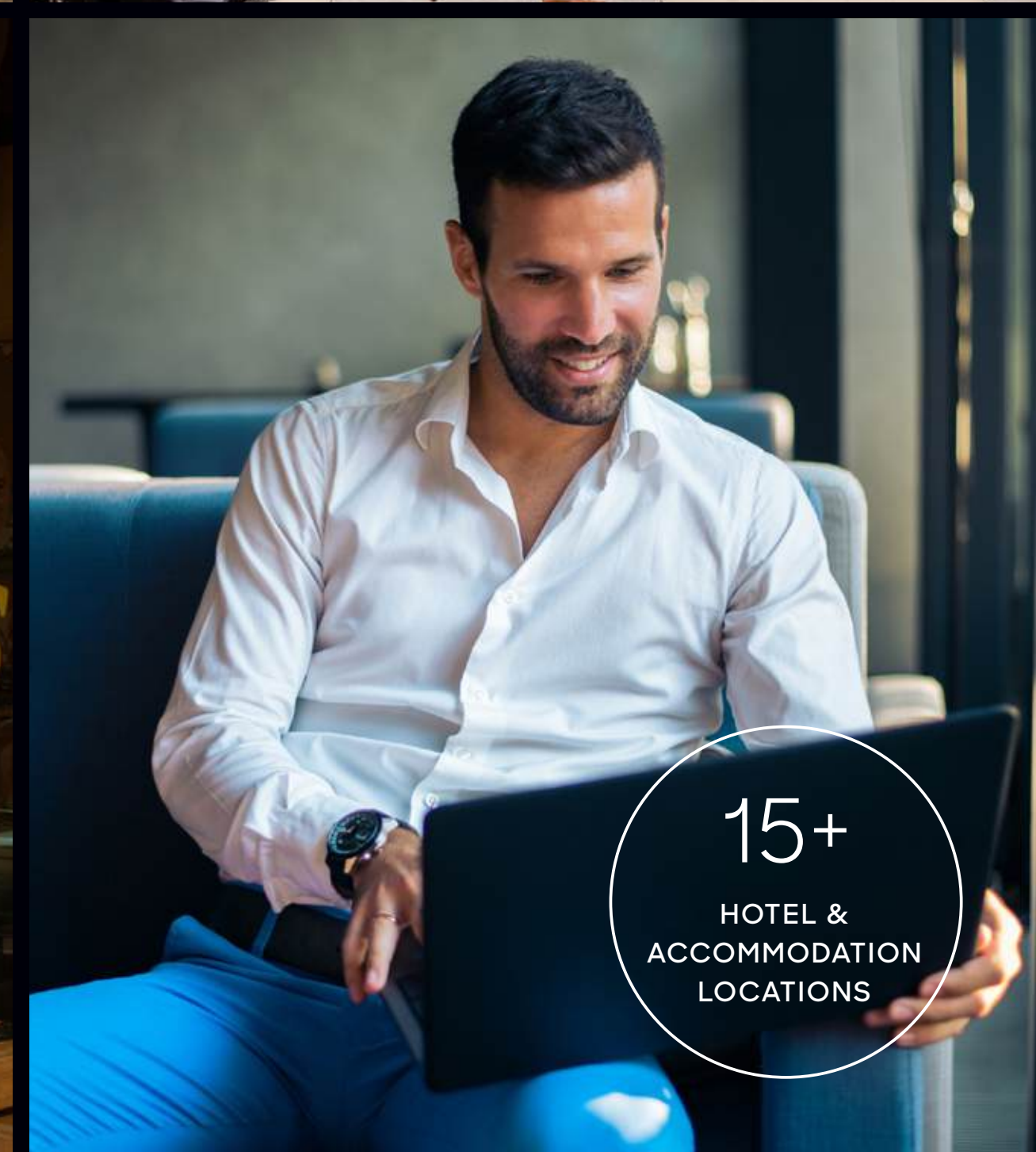
WORLD-CLASS TRANSPORTATION NETWORK PROVIDES ACCESS TO ALL OF NEW YORK CITY AND THE TRI-STATE AREA.

45  
TRAIN  
PLATFORMS

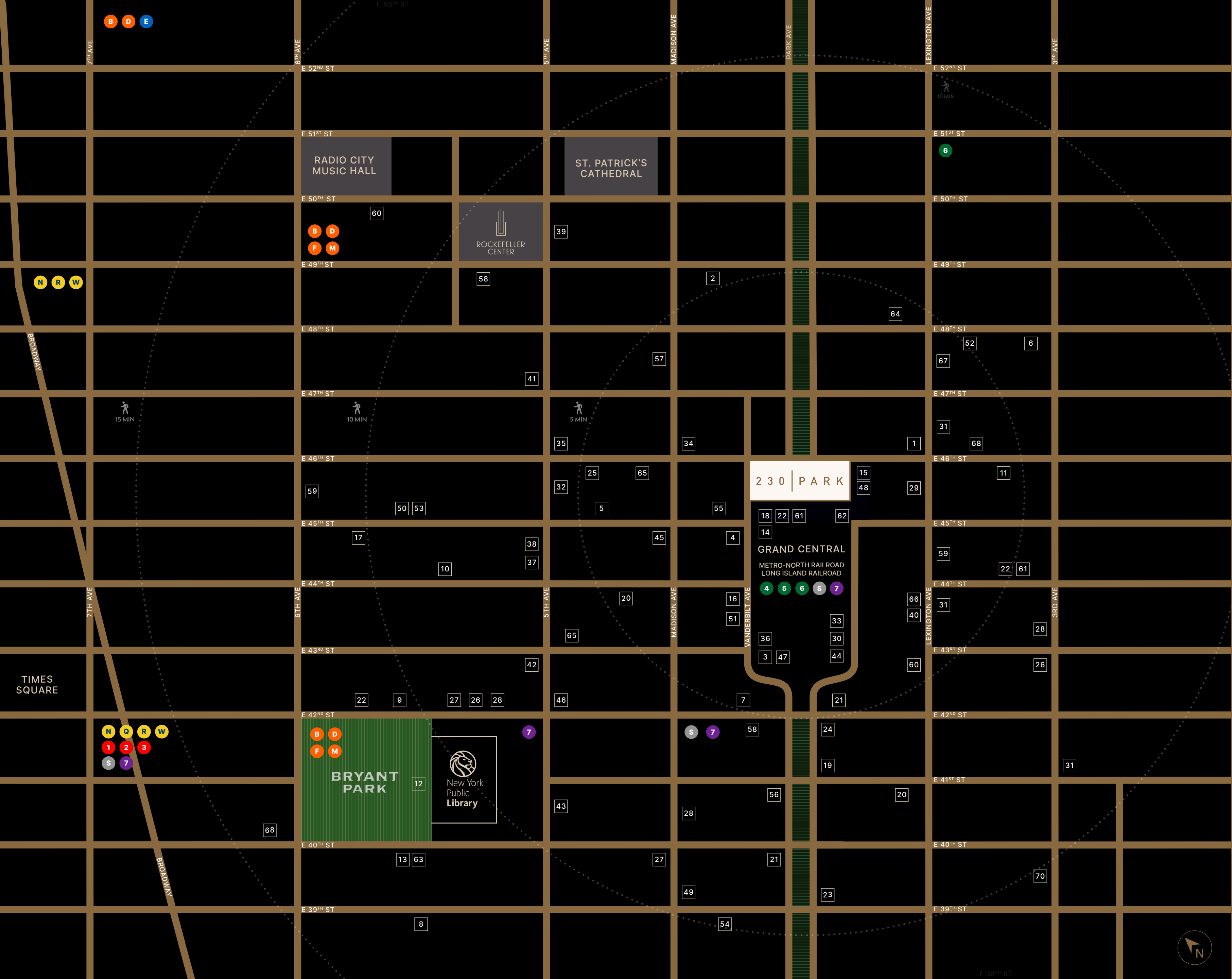
24 MIN  
LAGUARDIA  
AIRPORT

52 MIN  
JFK  
AIRPORT









# NEIGHBORHOOD

## Fine Dining

1. Dos Caminos
2. Fasano
3. Cipriani Dolci
4. Ammos Estiatorio
5. Morton's Steakhouse
6. Sea Fire Grill
7. Le Pavillon
8. Harta & Bar Harta
9. Gabriel Kreuther
10. Kellari Taverna
11. Aretsky's Patroon
12. Bryant Park Grill
13. Koi
14. The Capital Grille
15. Bobby Van's
16. Point Seven
17. Butter

## Retail

41. Sephora
42. The North Face
43. Muji Fifth Ave
44. Warby Parker
45. Paul Stuart
46. COS

## Bars

47. The Campbell
48. Lea Wine Bar
49. The Madison Lounge
50. Valerie
51. Bergamo's
52. The Stayton Room
53. Madame George
54. Raines Law Room at The William

## Casual Dining

18. Vanderbilt Market
19. Los Tacos No.1
20. Le Pain Quotidien
21. Tartinery Café
22. Sweetgreen
23. Park Ave Tavern
24. Pershing Square
25. JoJu
26. Le Botaniste
27. Cava
28. Naya
29. Sticky's
30. Shake Shack
31. Pret A Manger

## Cafés

55. Black Fox Coffee
56. Kona Coffee Roasters
57. Bluestone Lane Coffee
58. Blue Bottle
59. Ground Central Coffee
60. Cafe Grumpy
61. Maman
62. Starbucks

## Hotels

63. Bryant Park Hotel
64. InterContinental New York Barclay
65. The Gotham Hotel

## Retail

32. Barnes & Noble
33. Apple Store
34. Charles Tyrwhitt
35. Adidas
36. Lululemon
37. UGG
38. Vans
39. Saks Fifth Ave
40. Bluemercury

## Gyms

66. Equinox
67. Crunch Fitness
68. FORM50 Fitness
69. Blink Fitness
70. Orangetheory



# AMONG GREAT COMPANY

Many dynamic businesses call this prestigious area home, including JPMorgan Chase, MetLife, Merrill Lynch, and the renowned Michelin-starred restaurant Le Pavillon, to name but a few.

As The Crown of Park Avenue, 230 Park stands as a status symbol, merging the grandeur of the past with the luxuries of a modern workplace, making it the perfect address for distinguished enterprises.





# LUXURY REFINED

At 230 Park, tenants and guests enjoy an exclusive array of amenities fitting for business.

Every day here is an opportunity to live and work, surrounded by unparalleled services and sophisticated spaces designed for discerning individuals.

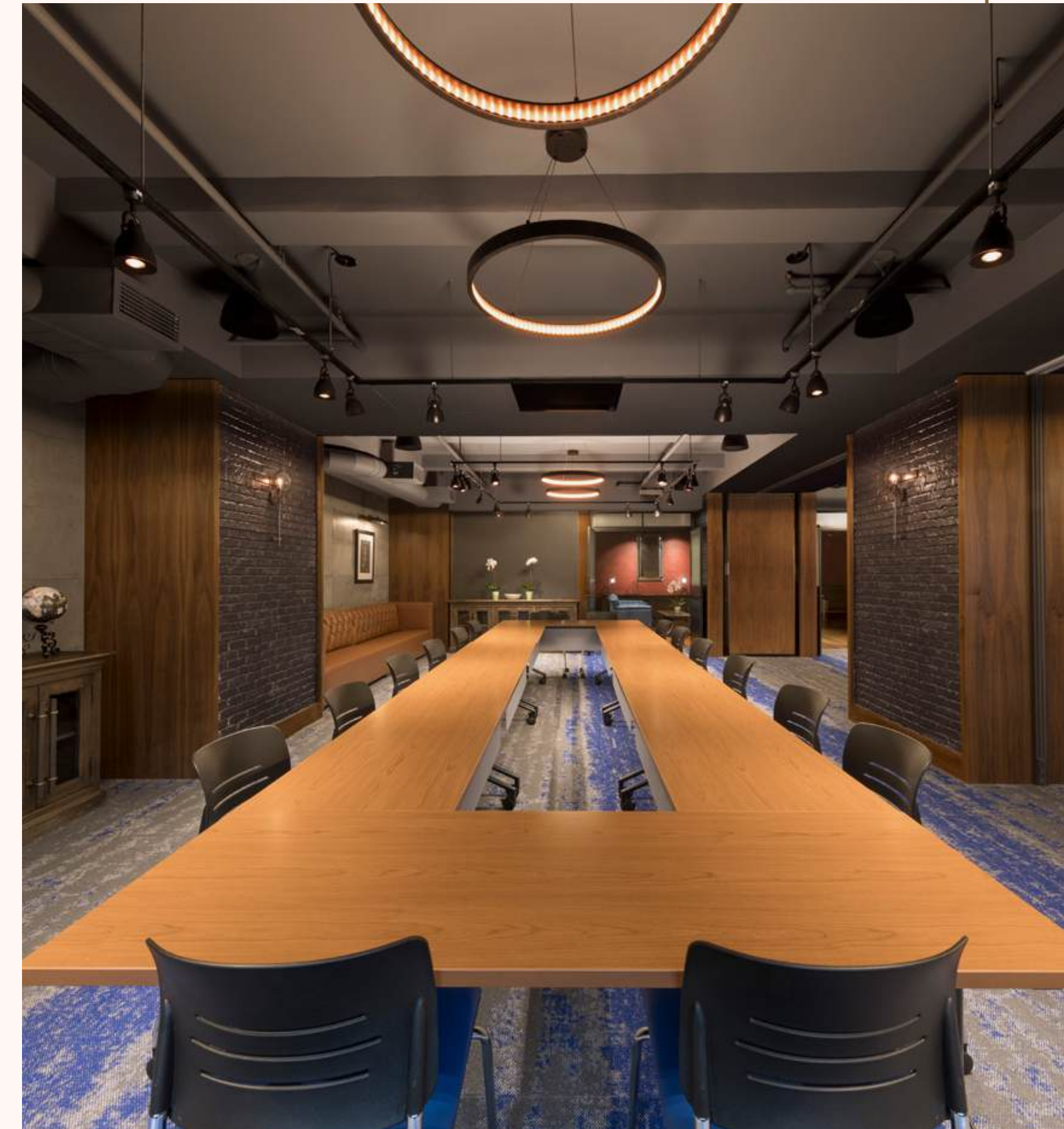
Located on the fifth floor, the amenity center features an executive lounge, club room, conference center, and outdoor terrace.







EXCLUSIVE AMENITIES



## DESIGNED TO INSPIRE

STATE-OF-THE-ART CONFERENCE AND MEETING ROOMS DESIGNED  
TO INSPIRE PRODUCTIVITY AND COLLABORATION.



EXCLUSIVE AMENITIES



## SOCIALIZE IN STYLE

UNWIND AND SOCIALIZE IN OUR SOPHISTICATED LOUNGE,  
BLENDING RELAXATION AND ENTERTAINMENT.



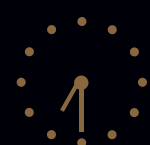


# 230 PARK BUSINESS DAY



7:00am  
YOGA & GYM

Start your day with a comprehensive workout year-round at nearby Equinox, New York Sports Clubs or SoulCycle, offering a variety of classes and state-of-the-art equipment.



7:30am  
MAMAN COFFE SHOP

Enjoy freshly brewed coffee and a delightful pastry from Maman Coffee Shop, known for its cozy ambiance and artisanal treats.



10:30am  
BUSINESS MEETING AT THE EXECUTIVE LOUNGE

Conduct your business meeting in the elegant Executive Lounge, offering a professional setting with comfortable seating and a fully-furnished terrace.



12:00pm  
LUNCH AT VANDERBILT MARKET

The city's top local vendors offer diverse gourmet dishes, from freshly made gyros and sandwiches to savory ramen and farm-to-table salads. Whether with an outdoor workout or a midday aperitif, enjoy your afternoon on the 5th floor terrace.



7:00pm  
BOBBY VAN'S STEAKHOUSE

Savor every moment of a perfect evening at Bobby Van's, where dinner is an experience to enjoy.



THE CROWN COLLECTION OFFICES

# THE CROWN COLLECTION



Ascend to the Crown Collection at 230 Park Avenue, where luxury and prestige reach unparalleled heights. These exclusive top floor workspaces offer sweeping views of Park Avenue. With direct elevator access from the lower floors and amenity spaces, the Crown Collection is more than a workspace—it's an elevated experience where work and life seamlessly converge.







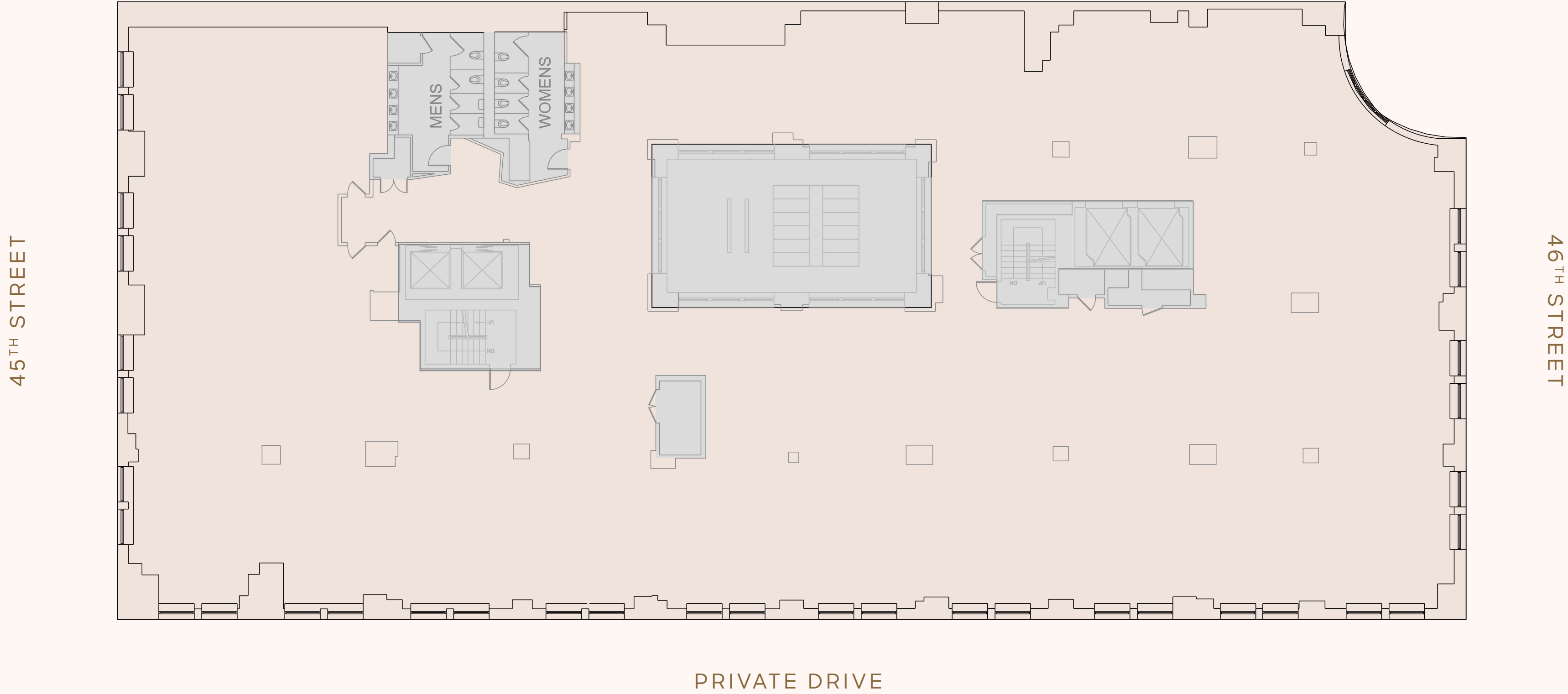


AVAILABLE AUG 2025

230 | PARK

PRIVATE ENTRANCE & LOBBY

ENTIRE 3<sup>RD</sup> FLOOR  
23,424 RSF





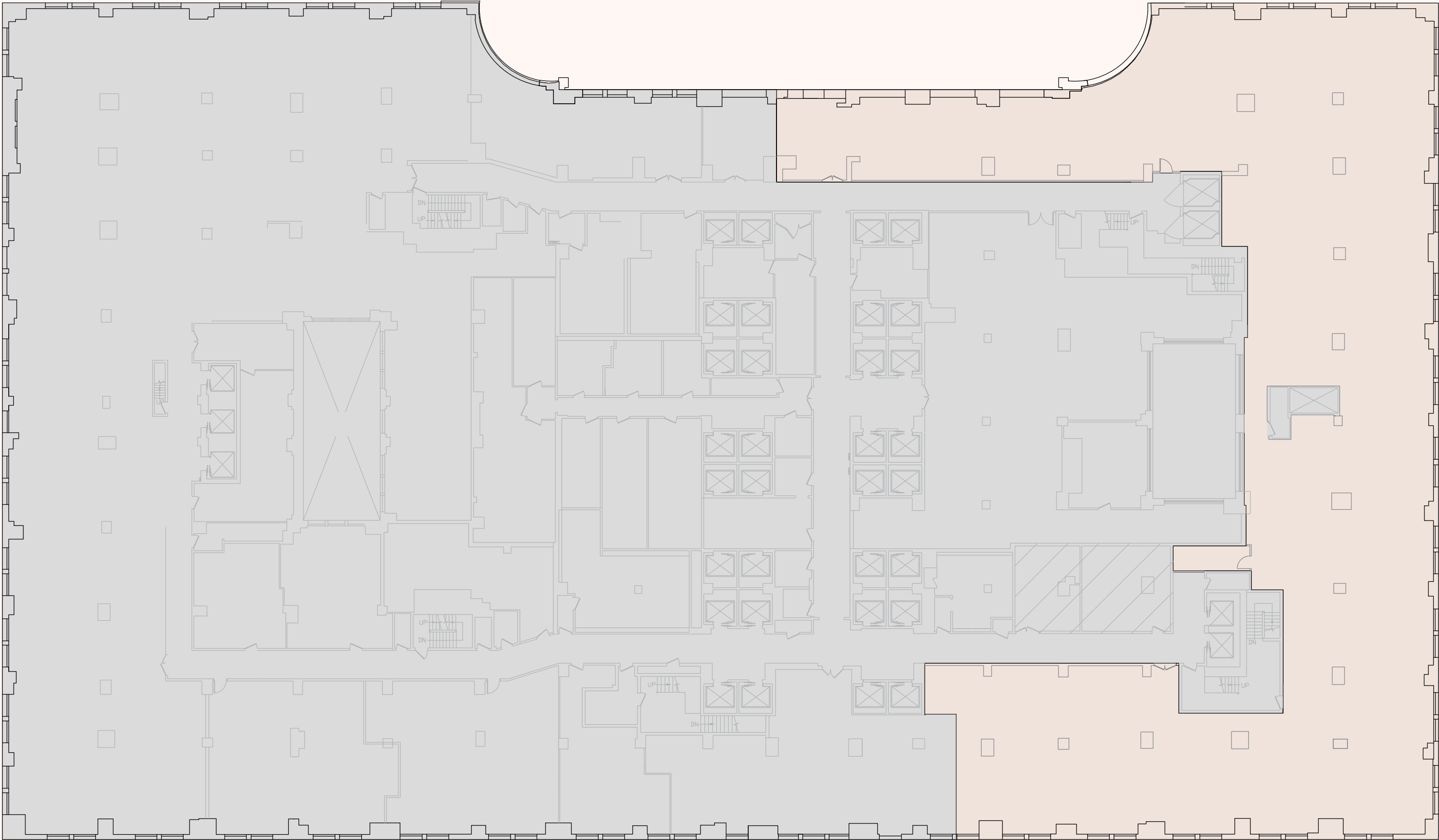
AVAILABLE SEPT 2025

230 | PARK

CORE & SHELL

PARTIAL 4<sup>TH</sup> FLOOR  
23,874 RSF

VANDERBILT AVENUE



46<sup>TH</sup> STREET

PRIVATE DRIVE

45<sup>TH</sup> STREET



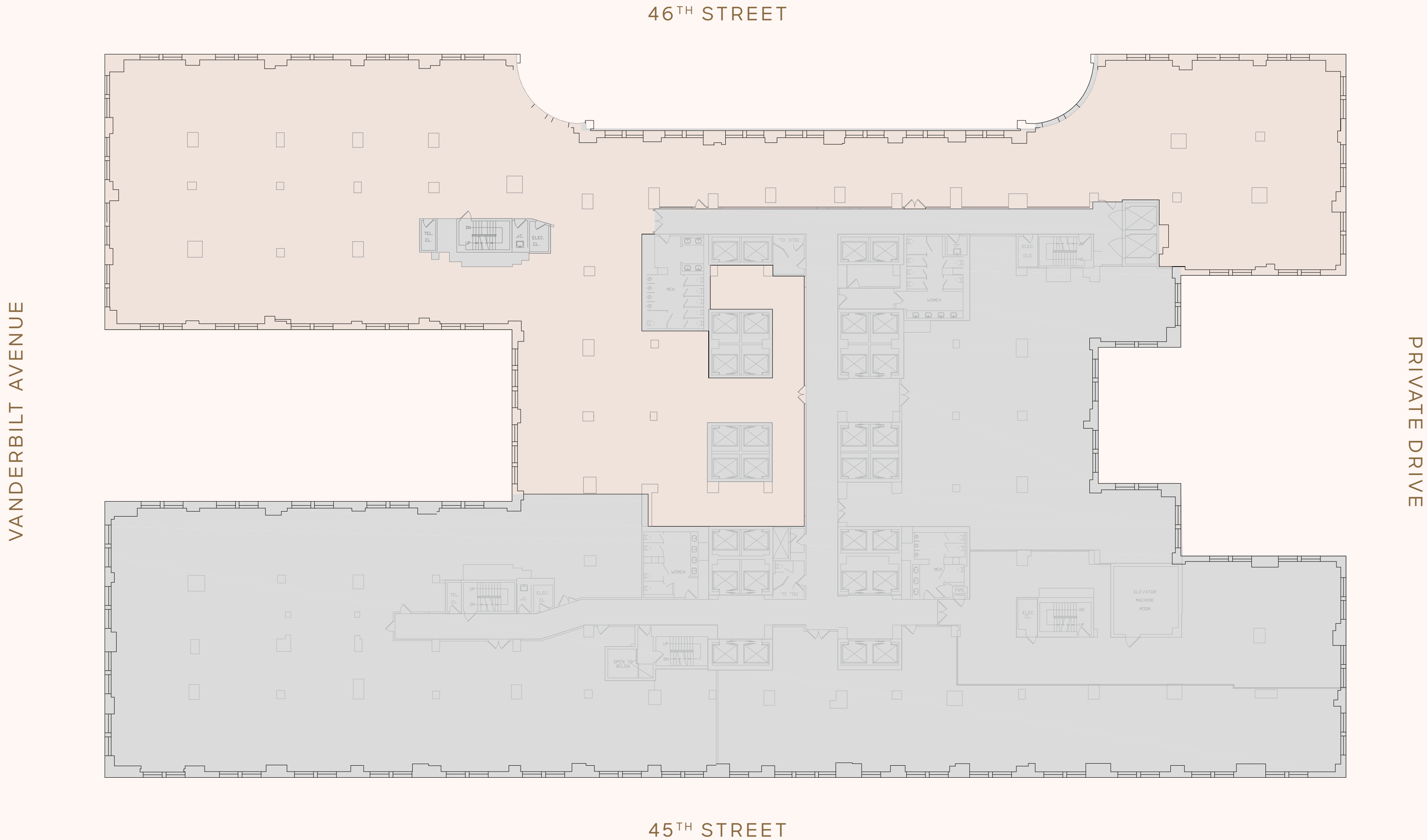


AVAILABLE IMMEDIATELY

230 | PARK

CORE & SHELL

PARTIAL 6<sup>TH</sup> FLOOR  
32,535 RSF





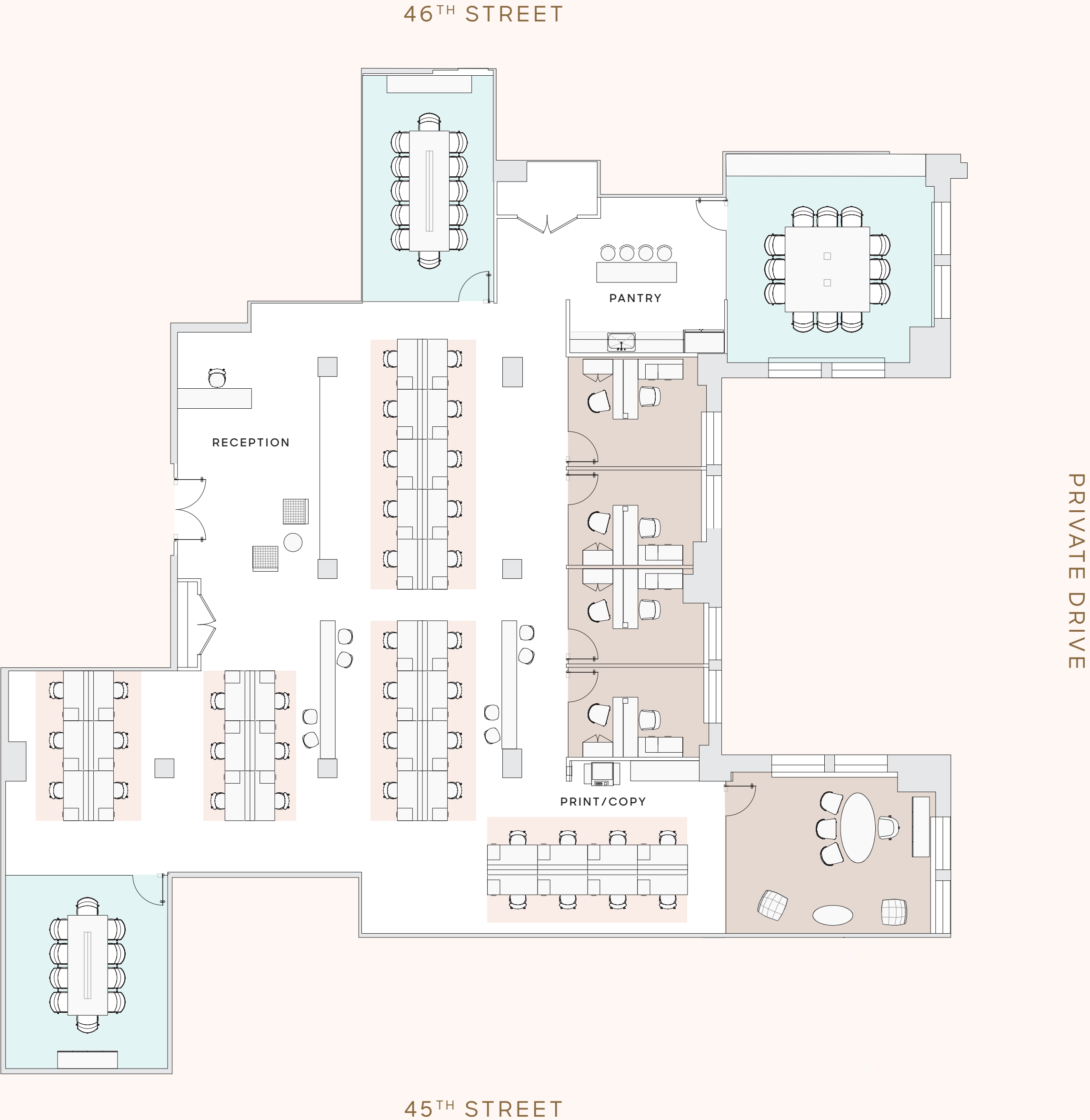
AVAILABLE IMMEDIATELY

AS-BUILT

PARTIAL 8<sup>TH</sup> FLOOR  
8,507 RSF

WORKSTATIONS	38
PRIVATE OFFICES	5
CONFERENCE ROOM	3
PANTRY	1
STORAGE / IT ROOM	1
COPY / PRINT ROOM	1
RECEPTION	1
TOTAL SEATS	44

VANDERBILT AVENUE





AVAILABLE AUG 2025

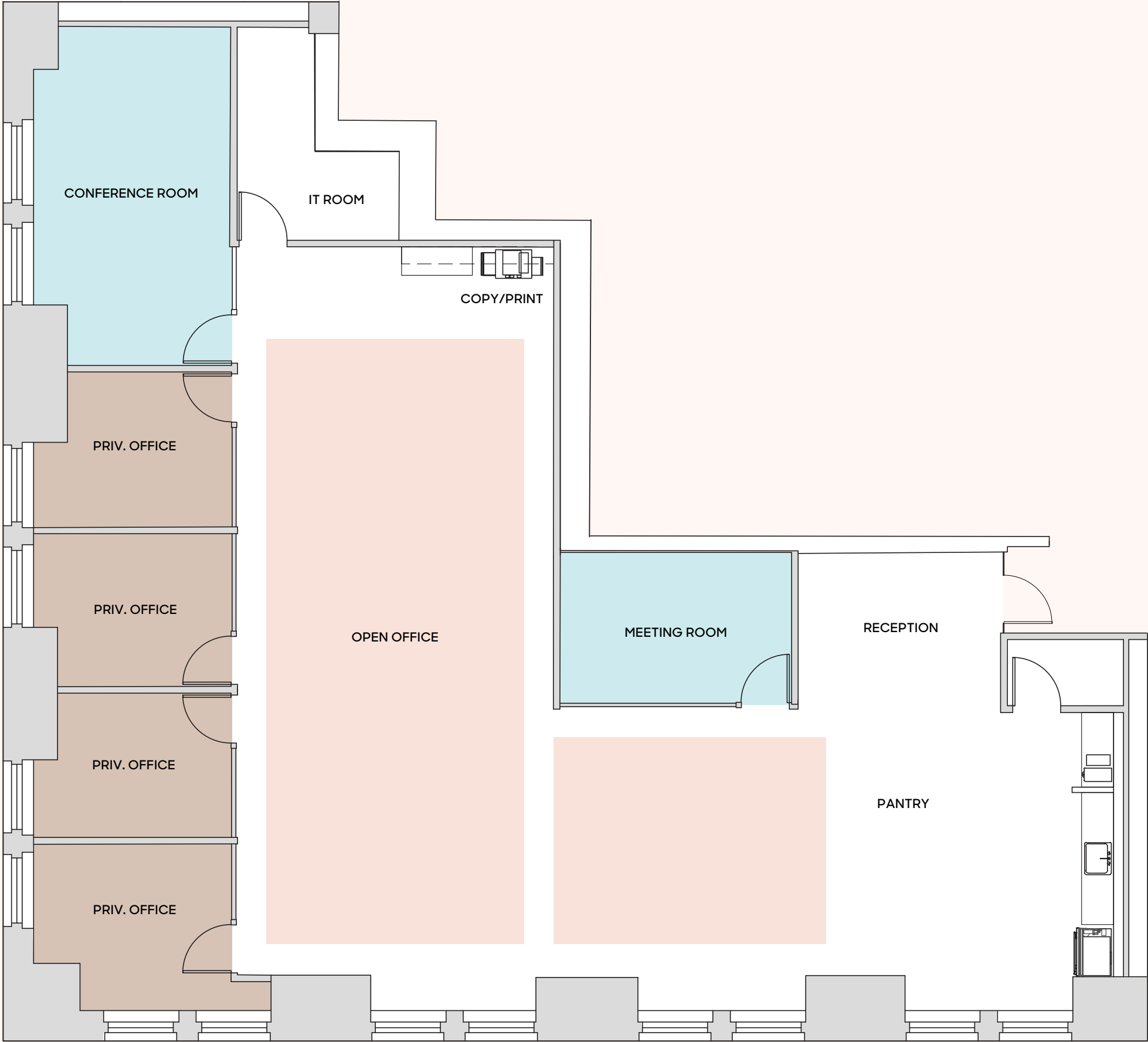
230 | PARK

AS-BUILT

PARTIAL 28<sup>TH</sup> FLOOR  
4,900 RSF

THE CROWN COLLECTION

VANDERBILT AVENUE



PRIVATE DRIVE

45<sup>TH</sup> STREET

46<sup>TH</sup> STREET





AVAILABLE SEPT 2025

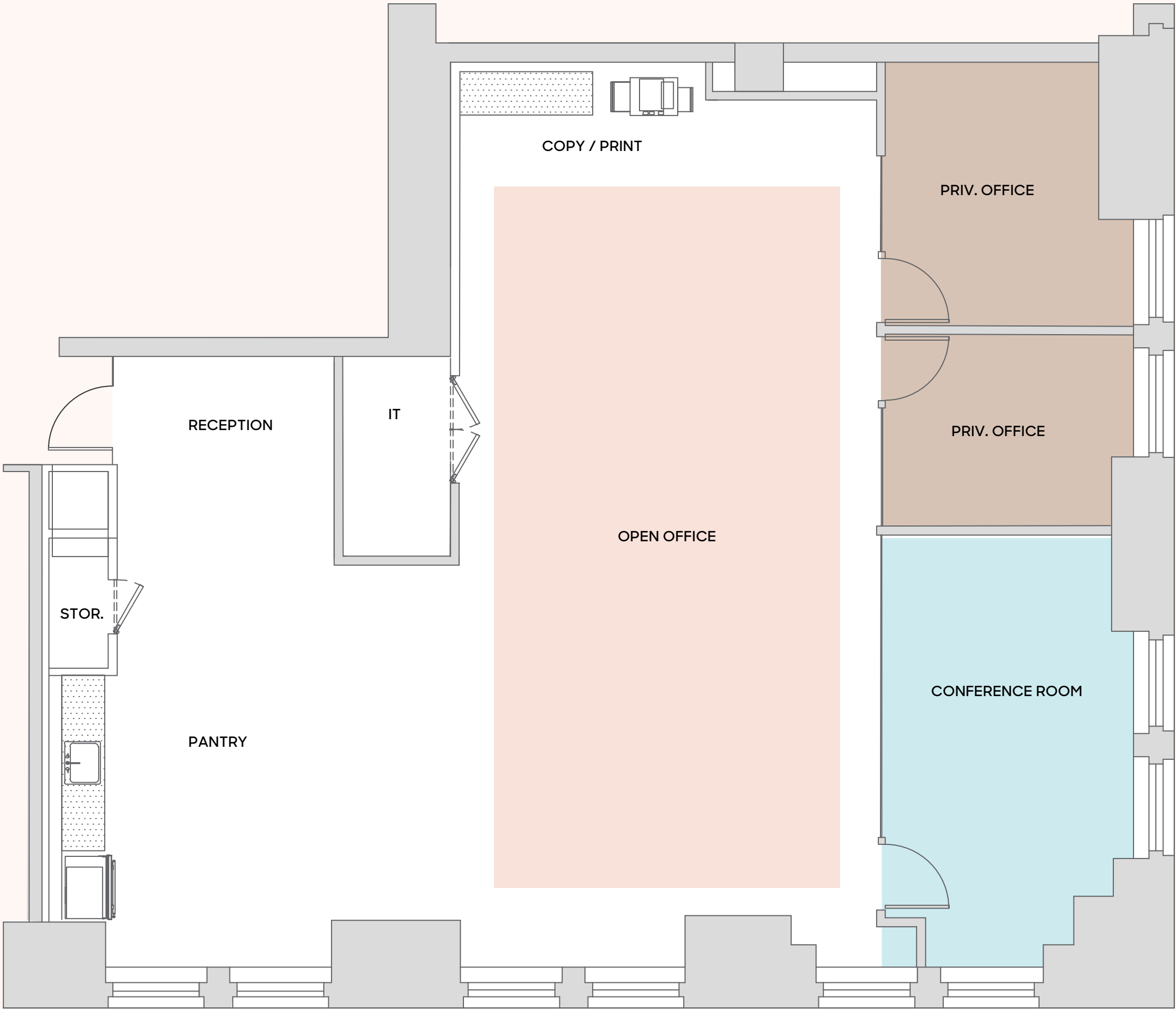
230 | PARK

AS-BUILT

PARTIAL 28<sup>TH</sup> FLOOR  
3,396 RSF

THE CROWN COLLECTION

VANDERBILT AVENUE



PRIVATE DRIVE

45<sup>TH</sup> STREET

46<sup>TH</sup> STREET





AVAILABLE IMMEDIATELY

230 | PARK

AS-BUILT

ENTIRE 33<sup>RD</sup> FLOOR  
4,260 RSF

THE CROWN COLLECTION

