

104 WEST 27TH STREET

Chelsea, New York
Right off of Sixth Avenue

BUILDING OVERVIEW

104 West 27th Street is a unique 60-foot-wide building that sits right off of Avenue of the Americas (less than 75 feet away).

The building has planned to update the lobby by year end, which is attended from 8 AM – 5 PM.

Nestled right off of the thriving NoMad neighborhood, this building puts your company at the center of a culinary scene brimming with critically acclaimed restaurants, elegant bars, and vibrant nightlife.

BUILDING FEATURES

12-story, 85,000 SF Office Building

Boutique Full Floors

Some of the best restaurants nearby

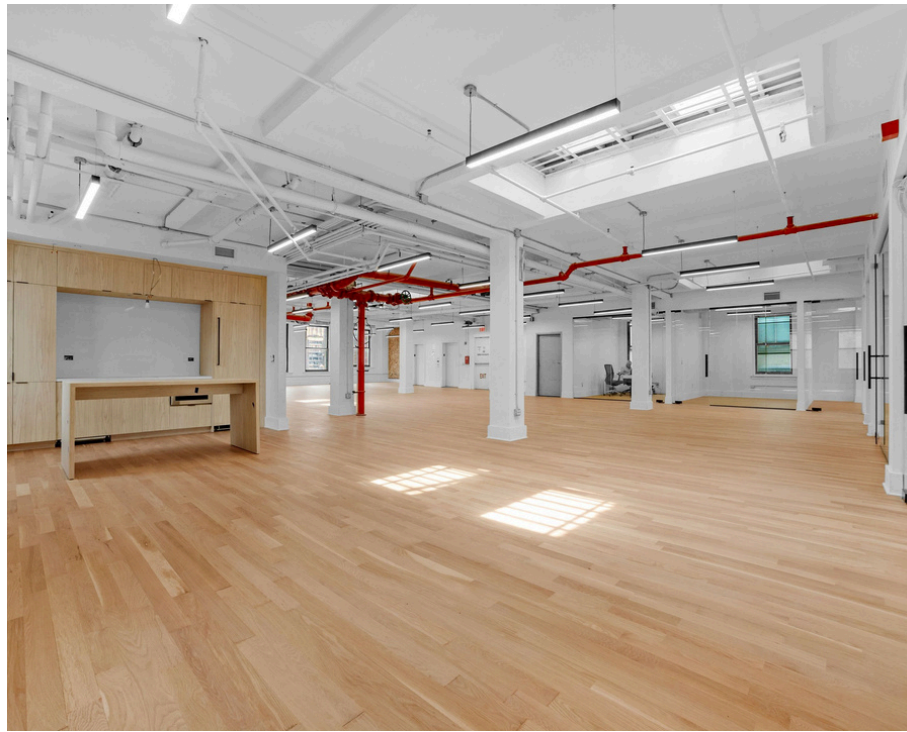
Brand new tenant-controlled A/C

SUBWAY LINES



PENTHOUSE FLOOR OPPORTUNITY

THREE (3) SKYLIGHTS!



Space Description

Introducing a brand new (July 2024) creative workspace featuring 9 ft glass meeting rooms, offices, and conference rooms.

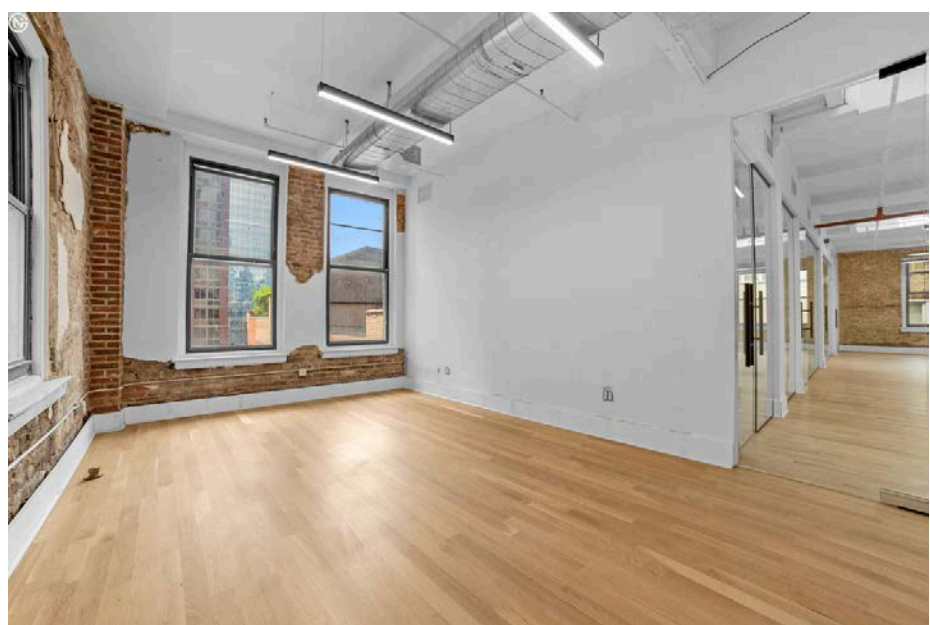
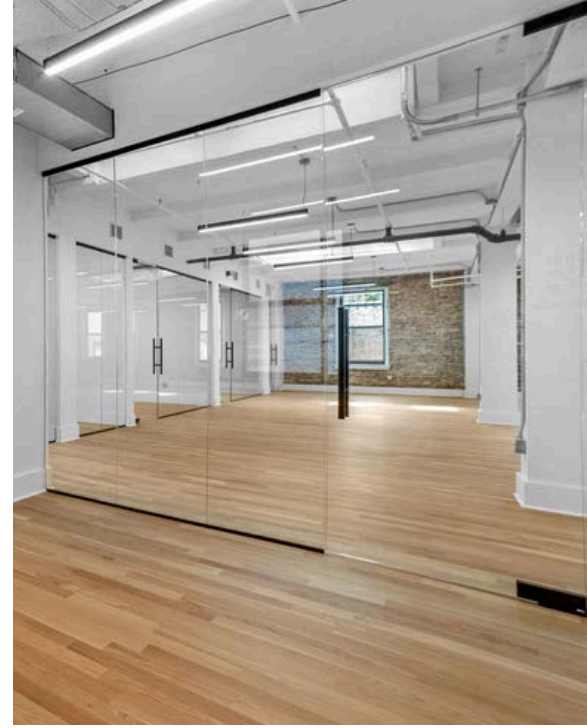
This newly built space offers four (4) meetings rooms / offices, two (2) conference rooms, an open workstation area for 40 workstations, a custom kitchen with a built-in pantry island, a dining area with exposed brick and skylight with three (3) private restrooms.

The space boasts hardwood floors, exposed ceilings, new HVAC with oval ductwork, and 8 ft linear lighting. Unique features include three (3) skylights and windows on all four (4) sides with unobstructed north and south views.

Ownership is ready to activate the roof terrace, and we're seeking a creative brand to complement this unique workspace.

UNOBSTRUCTED VIEWS

FOUR (4) SIDES OF LIGHT



FLOORPLAN

Entire 12th (PH) Floor
7,047 SF

Please Inquire
for pricing



Open Seating

Workstations 40

Reception Area 1

Collaboration Space

Office / Meeting Rooms 4

Conference Rooms 2

Staff Lounge Areas 1

Support

Kitchen / Cafe 1

Call / Phone Rooms 3

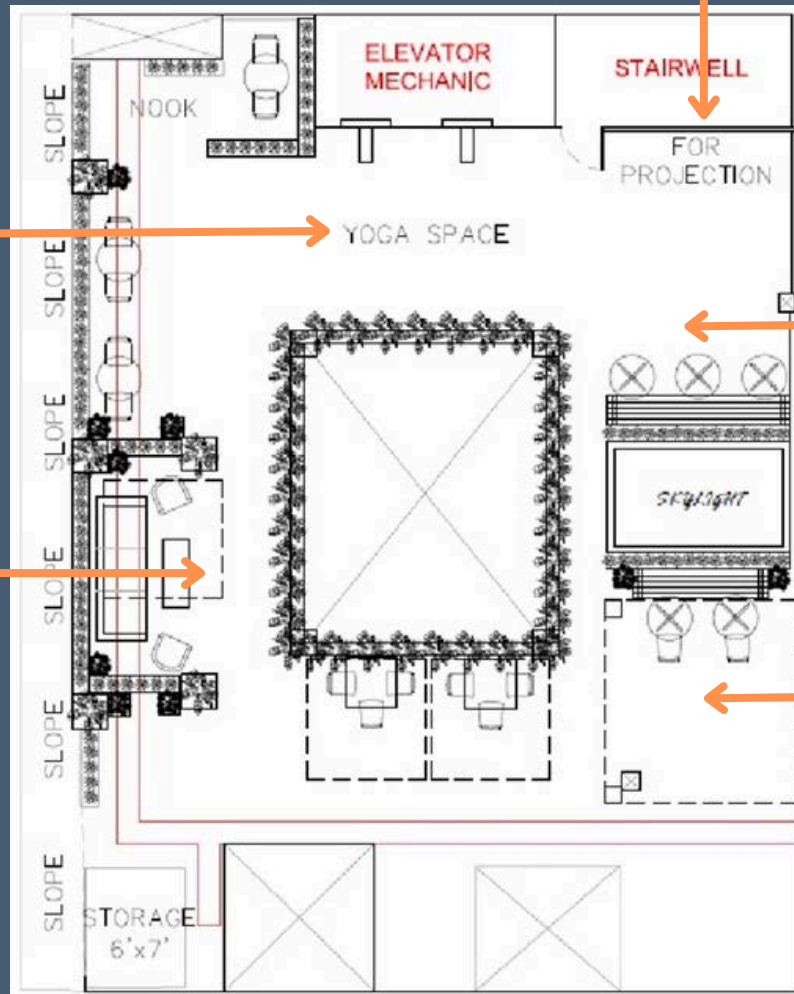
FEATURING CHELSEA



Just one (1) block north of 104 West 27th Street is the Moxy hotel, a beautifully built and designed hotel with amazing food and drink, bars and a coffee shop in the base of the building. In addition the newly opened Equinox Gym (Opened **August of 2023**) is just a 2-minute walk from your front door. The area is surrounded by critically acclaimed restaurants, elegant bars and night venues. Nestled right off of the thriving NoMad neighborhood, this building puts your company at the center of a culinary scene brimming with critically acclaimed restaurants, elegant bars, and vibrant nightlife. NoMad's transformation makes it a magnet for top talent seeking a dynamic work-life balance.



ROOF TERRACE INSPIRATION



DISCOVERING THE NEIGHBORHOOD

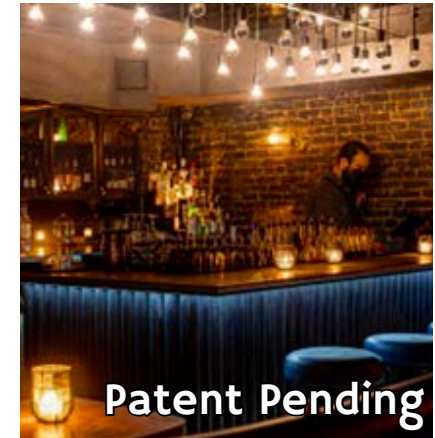
Bars, Restaurants, and Hotels



Moxy



The Ritz Carlton



Patent Pending



The Virgin Hotel



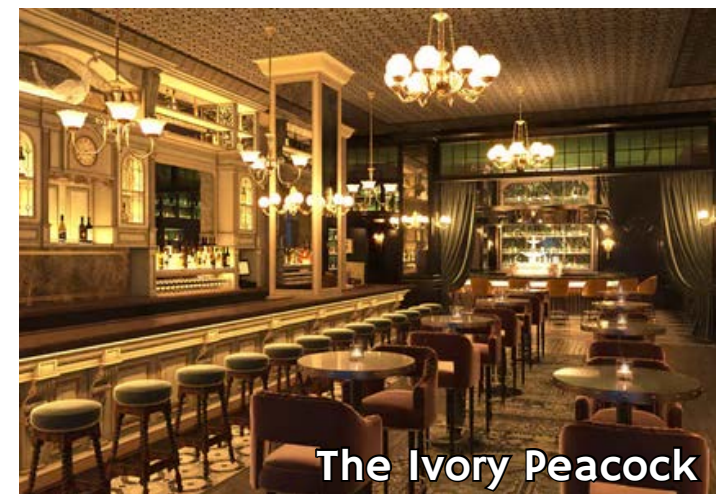
L'Adresse



Apotheke



Electric Shuffle



The Ivory Peacock

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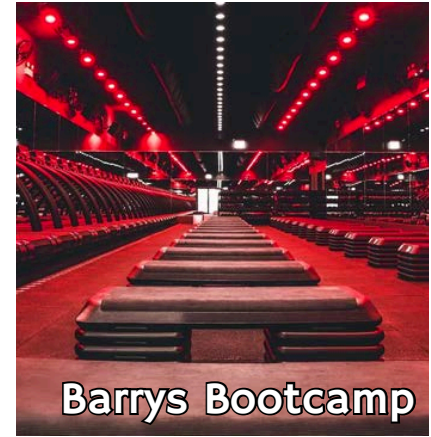
Fitness, Wellness, & Entertainment



Humming Puppy



Equinox Fitness



Barrys Bootcamp



Swingers Crazy Golf



Escape Virtuality



NY Live Arts



Escape The Room



GYM U NYC

MAP OVERVIEW

104 West 27th Street

SURROUNDING (8 MINUTES WALK) MAP

RESTAURANTS

- 1 KAZU NORI
- 2 PERGOLA
- 3 WALDY'S WOOD
- 4 OSCAR WILDE
- 5 THE GREY DOG
- 6 THE FLATIRON
- 7 IVORY PEACOCK
- 8 230 FIFTH
- 9 VIN SUR VINGT
- 10 WAGAMAMA
- 11 DEEP INDIAN
- 12 EATALY

COFFEE

- 1 STARBUCKS
- 2 STUMPTOWN
- 3 PATENT
- 4 GREGORYS
- 5 MARATHON
- 6 THINK COFFEE

ENTERTAINMENT

- 1 SWINGERS CRAZY GOLF
- 2 ESCAPE THE ROOM
- 3 SOCIETY BILLIARDS+BAR

FITNESS

- 1 CROSSFIT NYC
- 2 EQUINOX NOMAD
- 3 ALO YOGA
- 4 BARRY'S

QUICK CASUALS

- 1 TONDA PIZZA
- 2 JUICE GENERATION
- 3 BLACK SEED BAGELS
- 4 TRADITAS PIZZA
- 5 SWEETGREEN
- 6 BOMBAY SANDWICH
- 7 PLNT BURGER
- 8 NAYA
- 9 PLAYA BOWLS
- 10 CHIPOTLE

HOTELS

- 1 VIRGIN HOTELS
- 2 ACE HOTEL
- 3 THE RITZ-CARLTON
- 4 THE NED

TRANSPORTATION

- 1 23RD STREET B
- 2 23RD STREET R, W
- 3 23RD STREET F, M
- 4 28TH STREET F, M
- 5 28TH STREET R, W
- 6 23RD STREET 1, 2
- 7 28TH STREET 1, 2
- 8 PENN STATION
- 9 HERALD SQUARE

NOTE: < 5-MINUTES WALK TO HERALD SQUARE (B, D, F, M, N, Q, R, W)
< 8-MINUTES WALK TO PENN (1, 2, 3, A, C, E)

