

20 WEST 38TH STREET



OVERVIEW

Prime Location: Situated just up the block from Amazon's new NYC headquarters, 20 West 38th Street enjoys a strategic location that places your business in the epicenter of commerce and innovation. This building provides a space for your company's growth and prosperity.

Convenient Accessibility: 20 West 38th Street offers unparalleled accessibility. Located just off Fifth Avenue, it provides easy access to major transportation hubs such as Penn Station and Grand Central Terminal. The proximity to all subway lines simplifies commuting for your employees and clients alike.

Culinary Delights: Indulge in the culinary treasures of the city with celebrated dining options nearby. Savor exquisite dishes at renowned restaurants like Ai Fiori, La Pecora Bianca, Koi, Keens Steakhouse, and Bryant Park Grill. Whether it's a power lunch or a client dinner, your culinary options are truly exceptional.

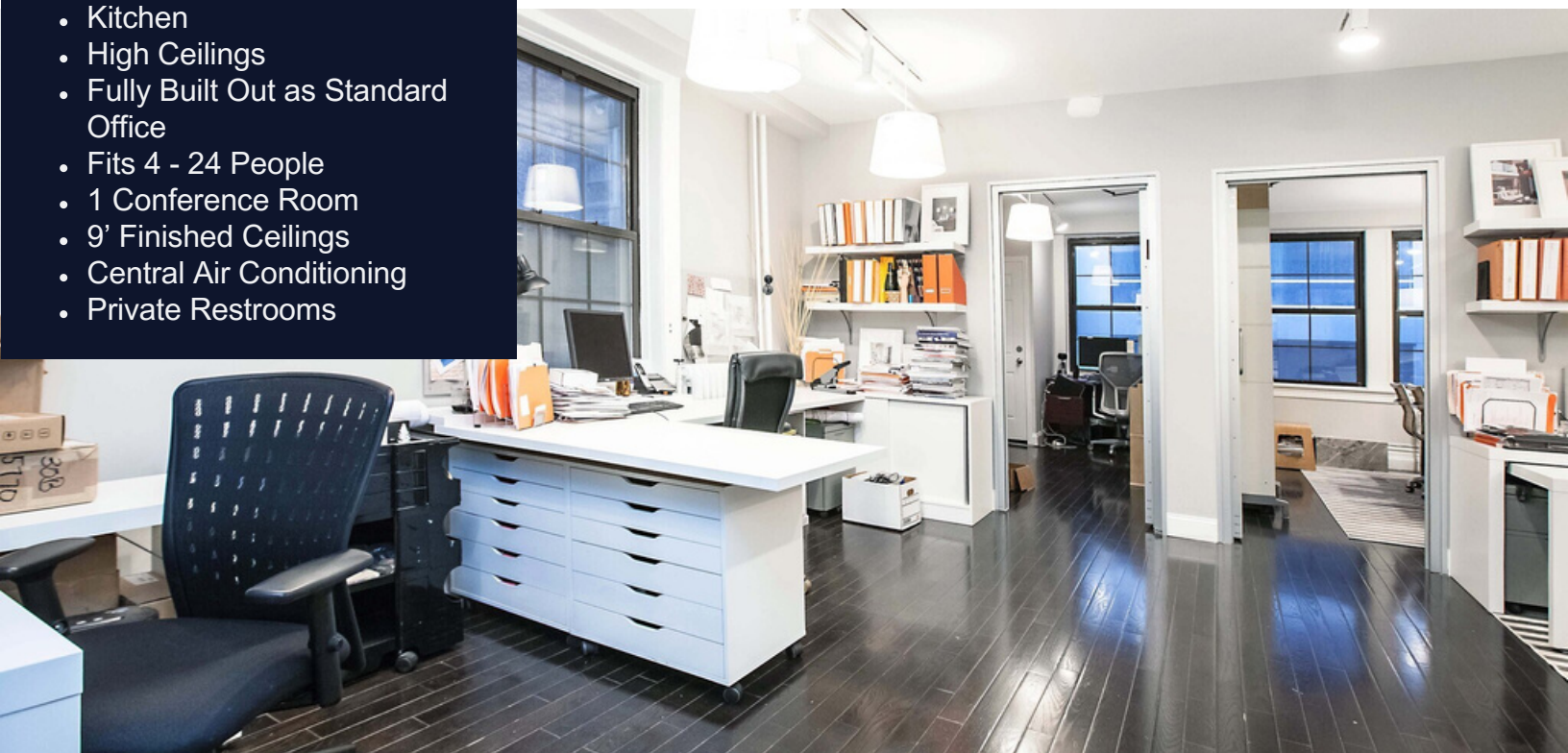
Bryant Park Oasis: Just one block from Bryant Park, this location offers a serene escape amidst the bustling city. Take advantage of the park's lush greenery and cultural events as a refreshing break from the daily grind.

In conclusion, 20 West 38th Street is the affordable and prime choice for your next commercial space. Don't miss the opportunity to establish your business at the heart of New York City's business landscape. Contact us today to schedule a viewing and secure your place in this prestigious address. Elevate your business to new heights with 20 West 38th Street – where convenience, culture, and commerce converge.



3rd Floor 3,000 SF

- Listed lease rate plus proportional share of utilities
- Mostly Open Floor Plan Layout
- 2 Private Offices
- 8 Workstations
- Space is in Excellent Condition
- Kitchen
- High Ceilings
- Fully Built Out as Standard Office
- Fits 4 - 24 People
- 1 Conference Room
- 9' Finished Ceilings
- Central Air Conditioning
- Private Restrooms



4th Floor

1,350-3,000 SF

- Listed lease rate plus proportional share of utilities
- Mostly Open Floor Plan Layout
- 2 Private Offices
- 8 Workstations
- Space is in Excellent Condition
- Kitchen
- High Ceilings
- Fully Built Out as Standard Office
- Fits 4 - 24 People
- 1 Conference Room
- 9' Finished Ceilings
- Central Air Conditioning
- Private Restrooms



This architectural floor plan illustrates the layout of the 5th floor. The plan includes several key areas and features:

- Rooms and Spaces:**
 - BATHROOM 1**: Located near the center-left, containing a toilet.
 - BATHROOM 2**: Located above Bathroom 1, also containing a toilet.
 - KITCHENETTE**: Situated between the two bathrooms.
 - HALLWAY TO MATCH 5TH FLOOR WIDTH**: A large open area on the right side of the plan.
 - CLEARSTORIES ABOVE SOLID WALL**: An area adjacent to the main hallway.
 - ELEVATOR**: Located in the top right corner, indicated by a cross symbol.
- Dimensions and Measurements:**
 - Overall width at the top: 14'-5"
 - Vertical dimension on the left: 10'-5 $\frac{7}{8}$ "
 - Horizontal dimension below the left wall: 8'-3 $\frac{7}{8}$ "
 - Various smaller dimensions for room sizes and clearances, such as 3'-0", 2'-4", 1'-0", 6'-10 $\frac{3}{4}$ ", and 9'-8 $\frac{3}{4}$ ".
 - A note "GLASS DOORS" points to a curved section on the left wall.
- Other Features:**
 - A large black rectangular area in the bottom right corner, likely representing a solid wall or a specific material finish.
 - Additional notes like "ABOVE BEHIND DESK" and "13'-9"



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38TH STREET

LOCATION