

2 Herald Square

BUILDING
WITHIN A
BUILDING
OPPORTUNITY



DEDICATED ENTRANCE 6TH AVENUE



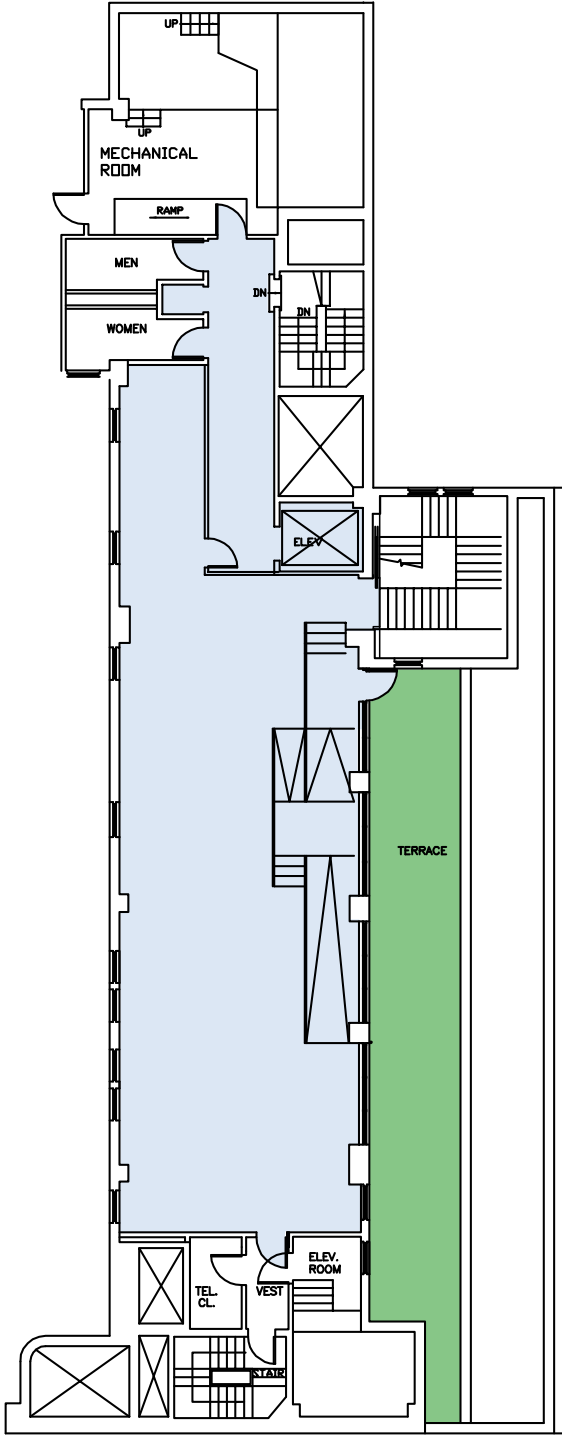
OFFICE INTERIOR 2ND FLOOR FACING 6TH AVENUE



OFFICE INTERIOR



PENTHOUSE
3,579 RSF
EXISTING CONDITIONS



WEST 35TH STREET

NEIGHBORHOOD MAP

CENTRAL TO
ICONIC RETAIL &
RESTAURANTS

DIRECT
ACCESS
TO 4 MAJOR
SUBWAYS

10 MINUTES
PENN STATION AND
PORT AUTHORITY

13 MINUTES TO
GRAND CENTRAL
TERMINAL

2





VIBRANT NEIGHBORHOOD FOR SHOPPING, DINING AND ENTERTAINMENT

