

# BRYANT PARK OFFICE CONDOMINIUMS FOR SALE



24W40



24 West 40<sup>th</sup> Street  
New York, NY

between Fifth and Sixth Avenues





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**New York, NY**

between Fifth and Sixth Avenues

Floor	Size	Annual R.E. Taxes	Available	In-Place Rent	Rent/RSF
Entire 4th	5,579 RSF	\$67,830	Immediate		\$55.39
Entire 5th	5,579 RSF	\$64,921	Immediate	\$386,300	\$69.24
<b>Total</b>	<b>11,158 RSF</b>				

\*Can be delivered vacant

**Annual Common Charges:** \$11.51/RSF

[WWW.RUDDERPG.COM/24W40](http://WWW.RUDDERPG.COM/24W40)

### Property Highlights:

- Over 50 feet of large northern facing windows providing beautiful unobstructed views of Bryant Park
- Full floor units with elevator opening directly onto floor and unit owner-controlled HVAC
- Efficient floor plate with high ceilings
- Newly renovated attended lobby with new elevators
- Prime Midtown location with convenient access to the 1, 2, 3, 4, 5, 6, B, D, F, M, N, Q, R, and W subway lines, and Grand Central Terminal

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4th Floor



5th Floor



5th Floor



5th Floor



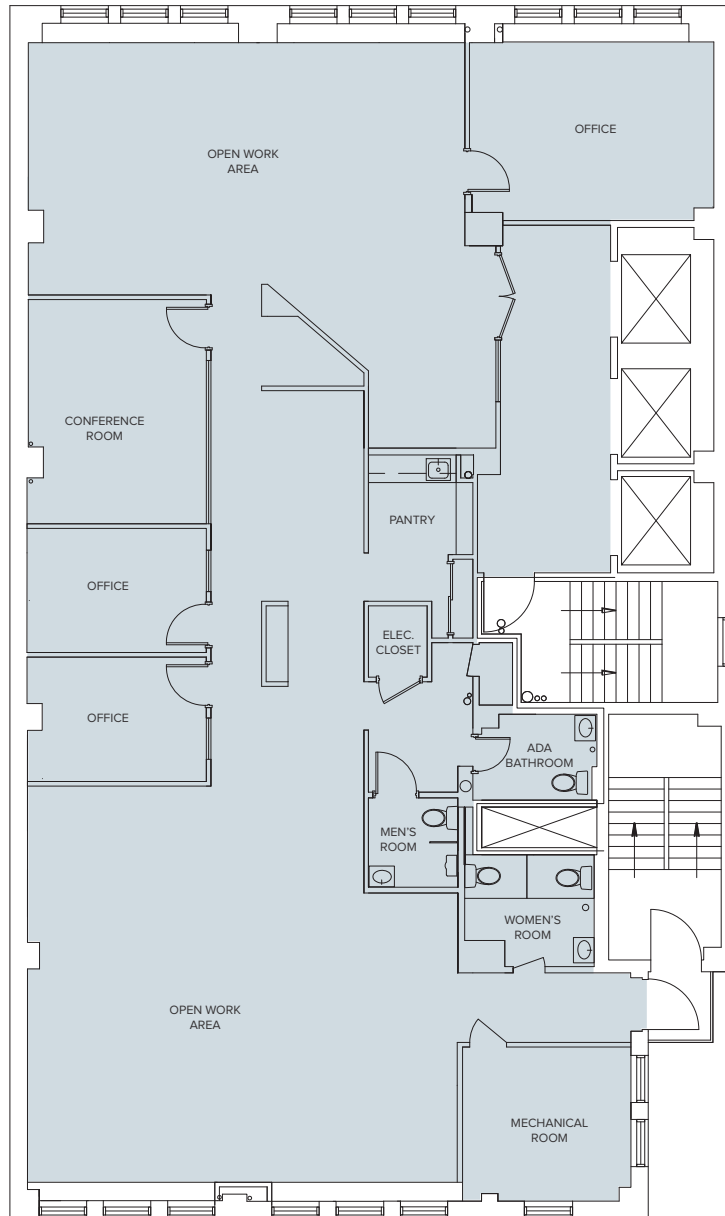
6th Floor



Lobby



WEST 40TH STREET



Entire 4th Floor: 5,579 RSF

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale, and to any listing conditions, including the prices. Floor plan represents only an approximation of the size and perimeter of the Unit(s). Details, including but not limited to, partitions and furniture shown hereon, are for demonstration purposes only and do not reflect existing conditions, which likely vary from the conditions shown hereon. Any square footage dimensions set forth are estimates based on approximate rentable measurements.

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