

# 1133

Avenue of the Americas

## ENTIRE FLOOR 17

22,111 SF



BUILDING LOBBY



PLAZA

### AVAILABILITY

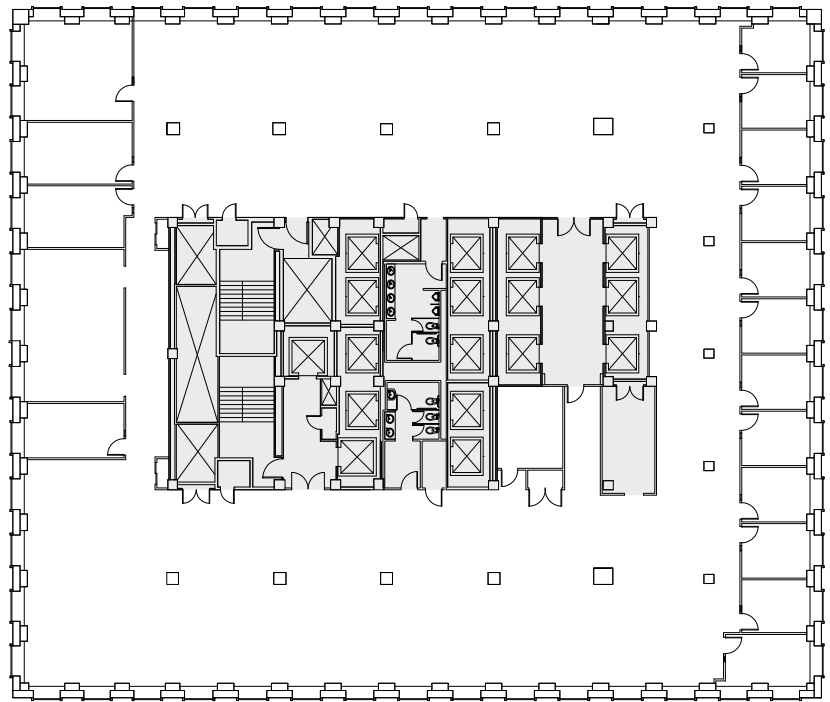
- Built Space
- Perimeter Offices & Open Work Layout
- Superb Views of Midtown & Bryant Park
- Available March 2027

### PROPERTY FEATURES

- Newly landscaped entry plaza
- Fully renovated travertine lobby accented by custom LED sculpture
- Upgraded infrastructure including high-efficiency boilers, LED building lighting, and modernized elevators featuring destination dispatch controls
- Premier Bryant Park location moments from Grand Central, 16 subway lines, acclaimed restaurants, and numerous hotels
- LEED Gold certification under LEED V4 Existing Building: Operations + Maintenance; one of the first two buildings in NYC to receive certification under the more stringent LEEDv4 rating system

### AS-BUILT PLAN

West 44<sup>th</sup> Street



West 43<sup>rd</sup> Street

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#### LEASING CONTACTS

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