

BOUTIQUE SCALE GRAND IMPACT

CBRE



180
MADISON
— AVENUE —

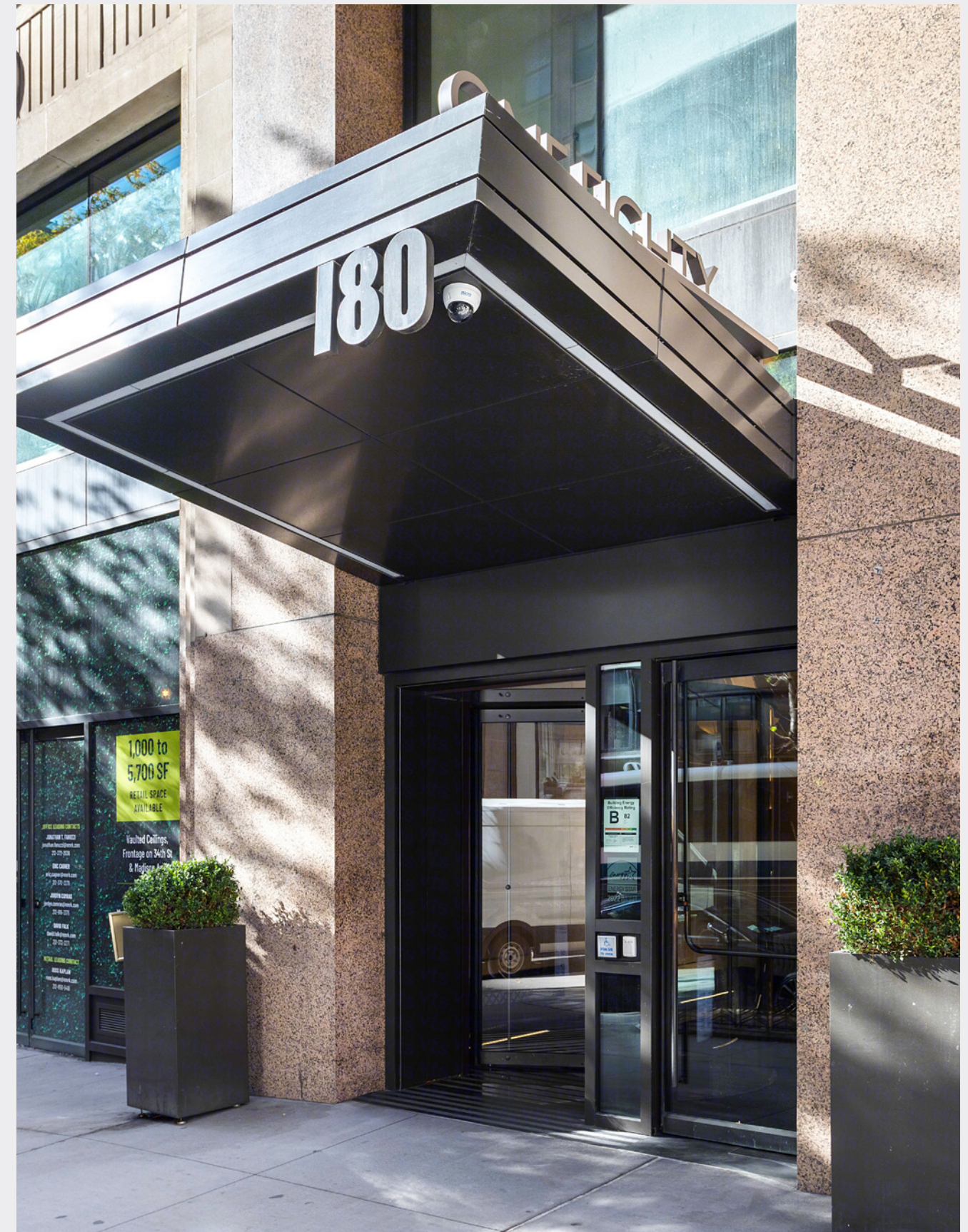
QUIETLY DISTINGUISHED IDEALLY LOCATED



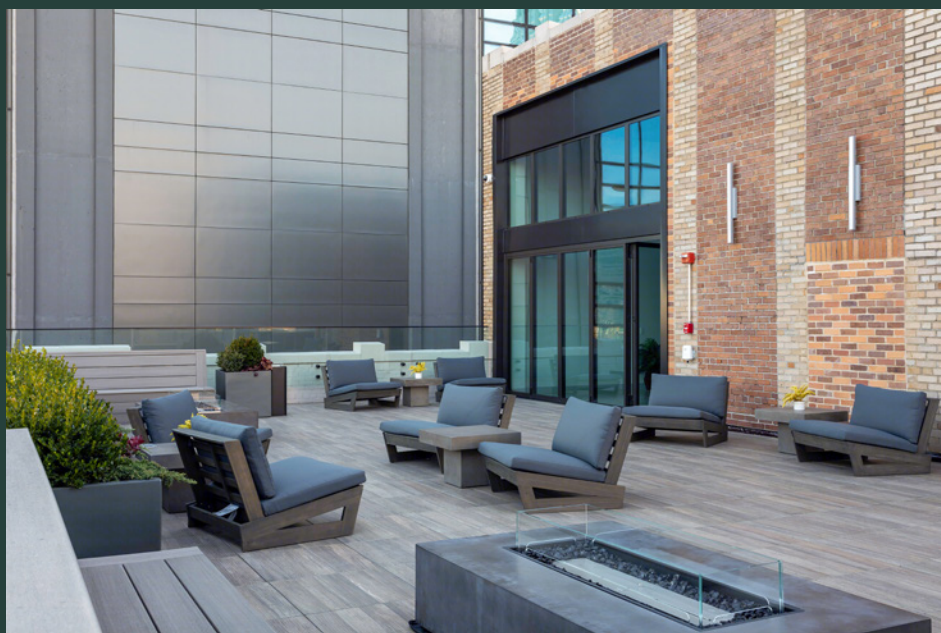
At the corner of Madison Avenue and East 34th Street stands 180 Madison, just under the towering Empire State Building.

While it stands in the literal shadow of a legend, this tower does not compete with history – it completes it. It offers a refined, boutique alternative to the scale of its neighbor, trading massive volume for meticulous detail.

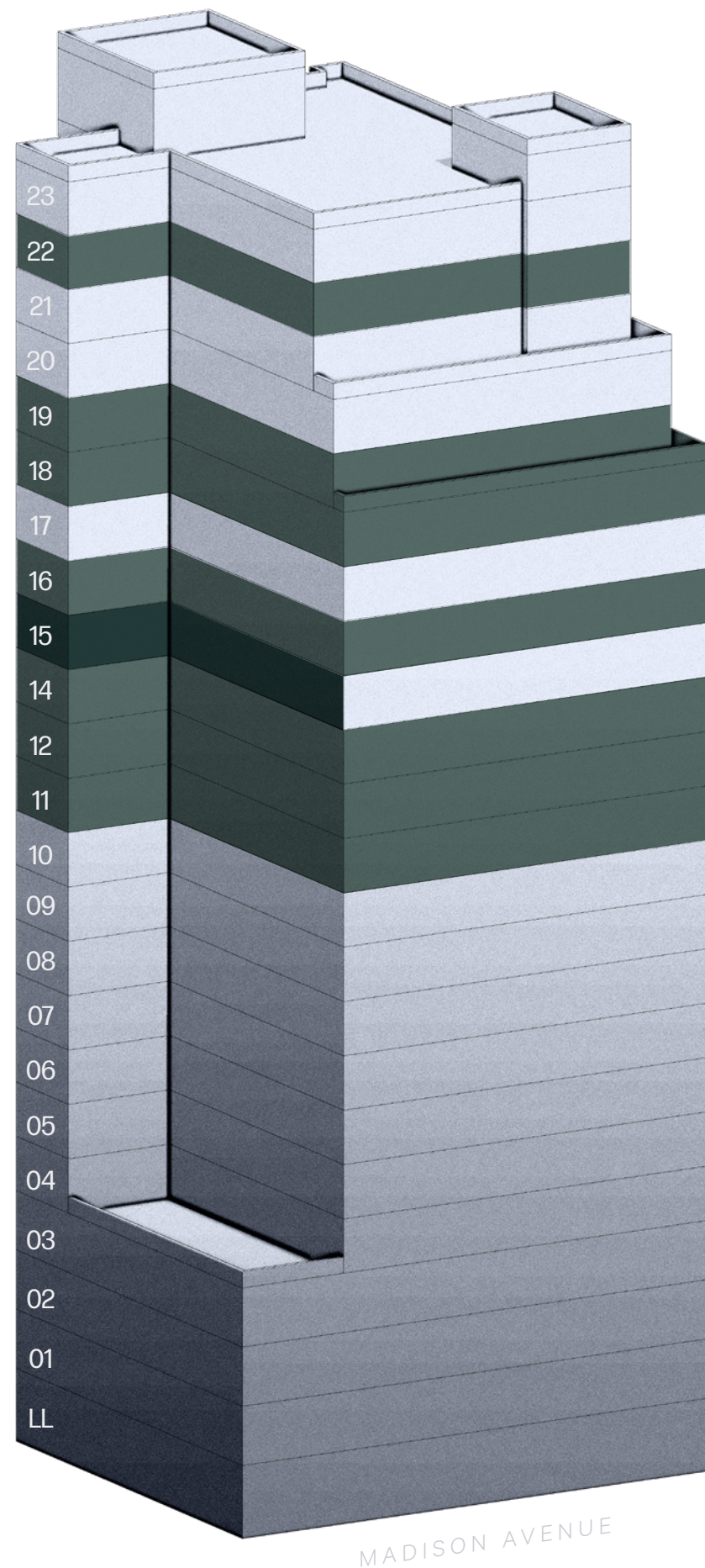
Here, greatness isn't measured in stories, but in the caliber of the experience.



ROOFTOP AMENITY







180 MADISON

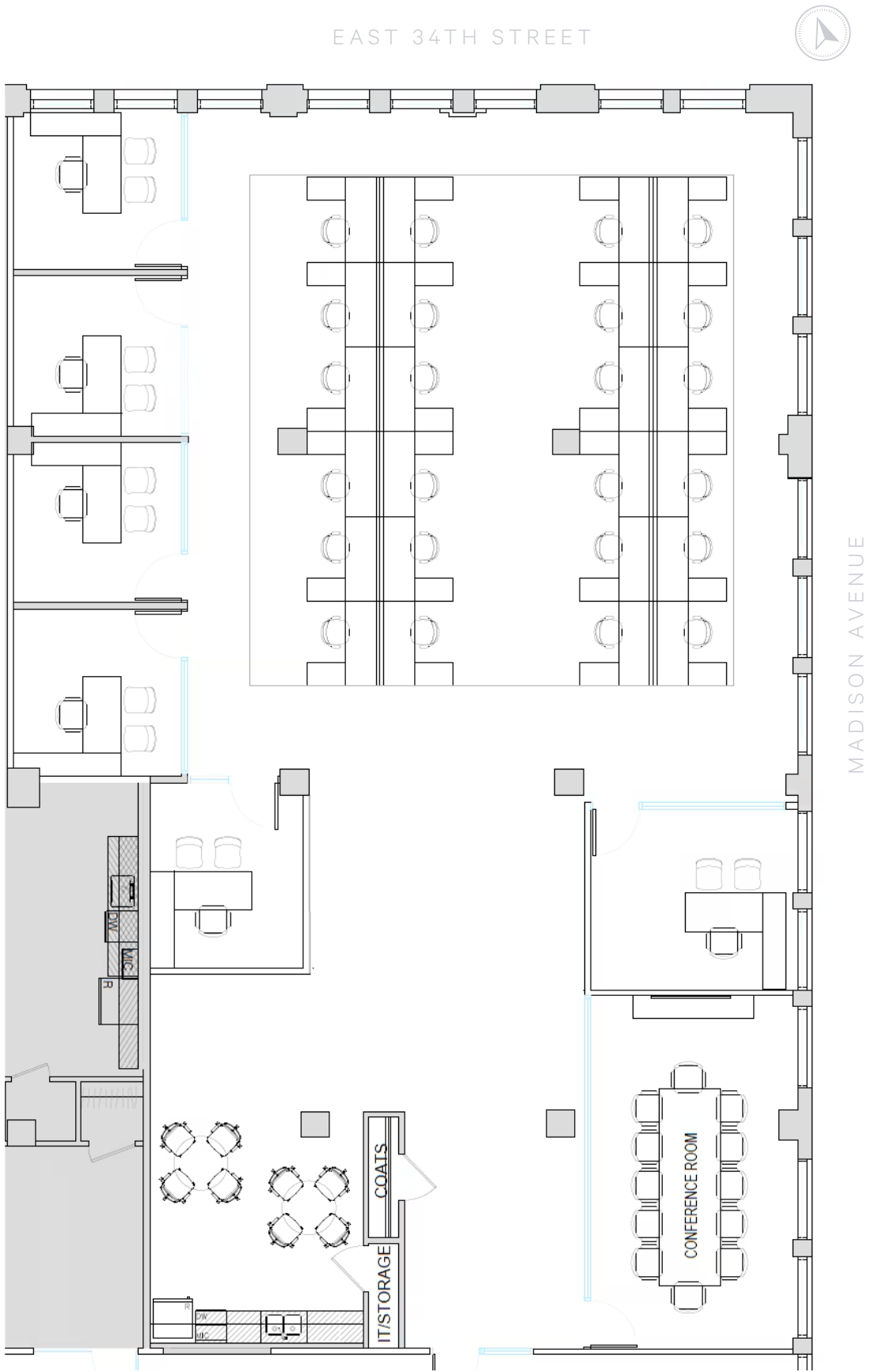
— A V E N U E —

BUILDING AMENITIES

- Brand-new communal rooftop amenity space
- The rooftop amenity is accessible to all tenants and can be booked for private events.
- The “Empire Room” space features Wi-Fi, A/V capabilities, a ping pong table and seating for 10+ guests.
- Wellness, fitness, and social events will be offered and announced in the new building app.

Floor	RSF	Possession
E22 nd FI	8,437 RSF	Immediate
E19 th FI	11,978 RSF	Immediate
E18 th FI	11,978 RSF	Immediate
E16 th FI	12,359 RSF	Immediate
P15 th FI	6,789 RSF	Immediate
E14 th FI	12,379 RSF	Immediate
E12 th FI	12,354 RSF	Immediate
E11 th FI	12,355 RSF	Immediate

37,088 RSF Contiguous Block with a potential private entrance



P15

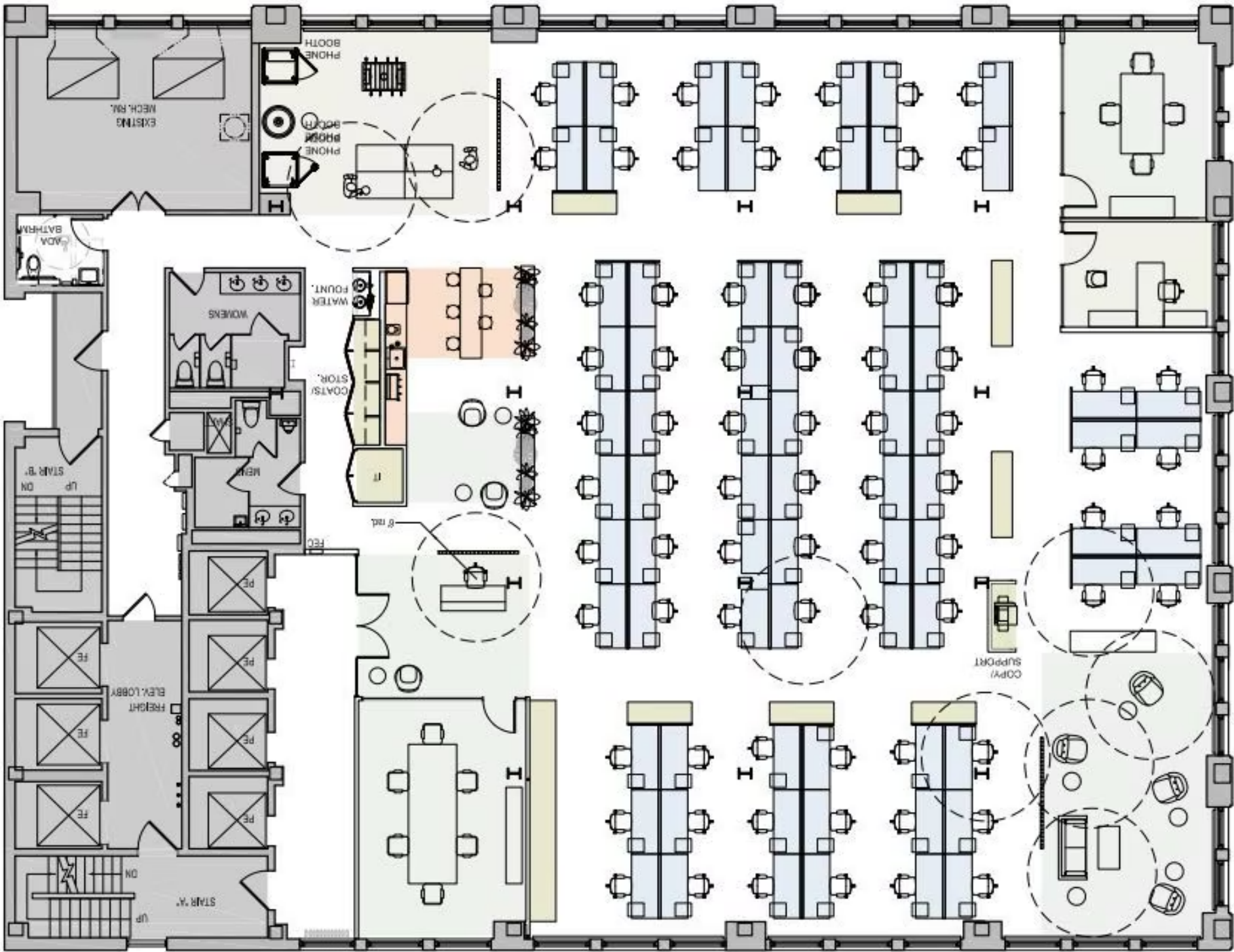
6,789 RSF

AS-BUILT

Workstations	24
Offices	6
TOTAL HEADCOUNT	30
Conference Room (12p)	1
Reception	
Pantry / Cafe	
IT Room / Storage	

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EAST 34TH STREET



MADISON AVENUE

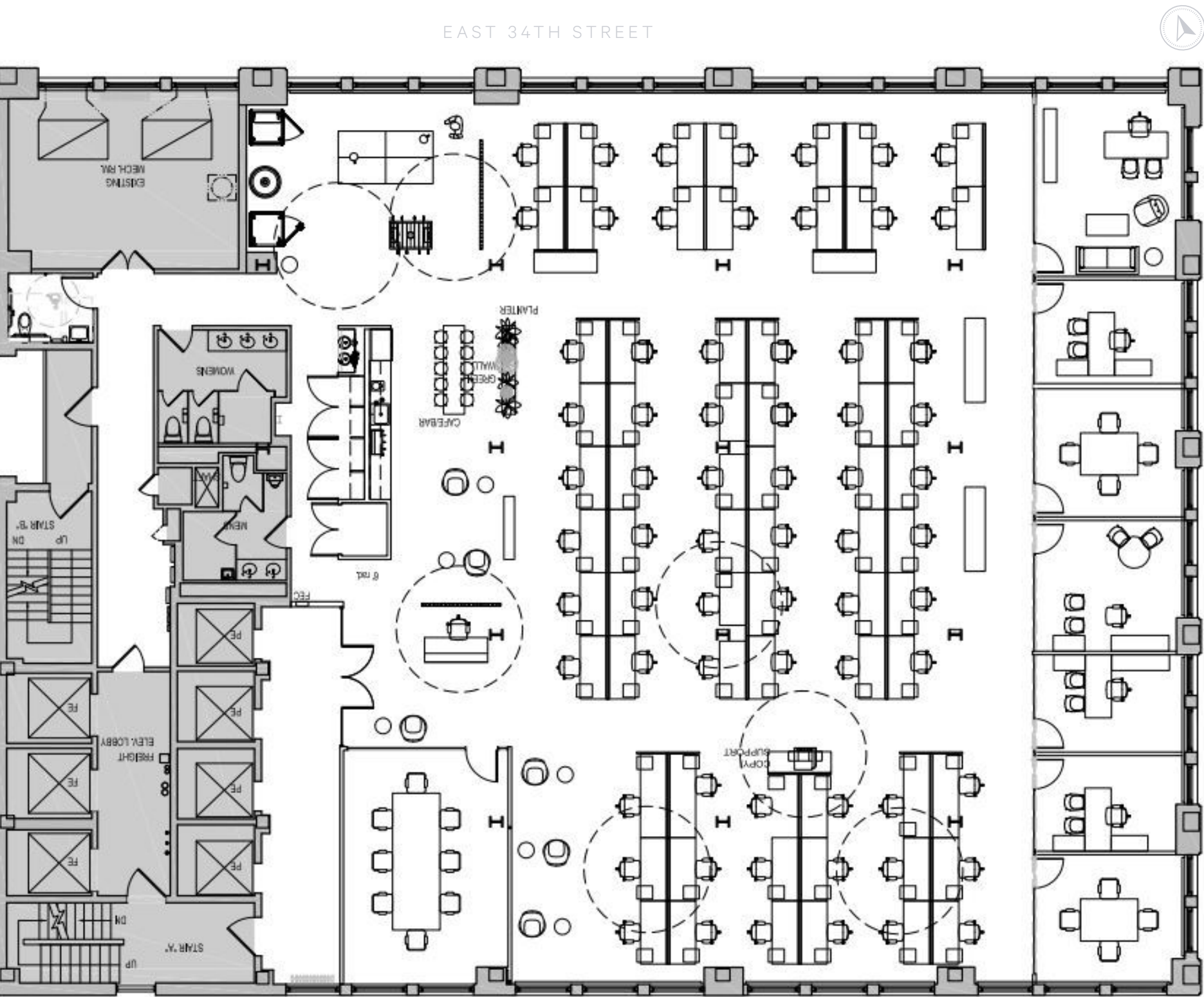
E14

12,379 RSF

AS-BUILT

Open Office Desks 72x30"	76
Office	1
TOTAL HEADCOUNT	77
Conference Room Large (6p)	1
Conference Room Medium (4p)	1
Reception	
Social / Game Area	
Open Collaboration	
Phone Booth	2
Pantry / Cafe	
IT Room	
Support / Storage / Copy	
Coat Closet	

E14



E14

12,379 RSF

TEST FIT

Open Office Desks 72x30"	68
Offices	5
TOTAL HEADCOUNT	73
Conference Room (8p)	1
Meeting Room (4p)	2
Reception	
Open Collaboration	
Phone Booth	2
Pantry / Cafe	
IT Room	
Support / Storage / Copy	
Coat Closet	

E14

PRE-BUILT INSTALLATION



180 MADISON

— AVENUE —

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