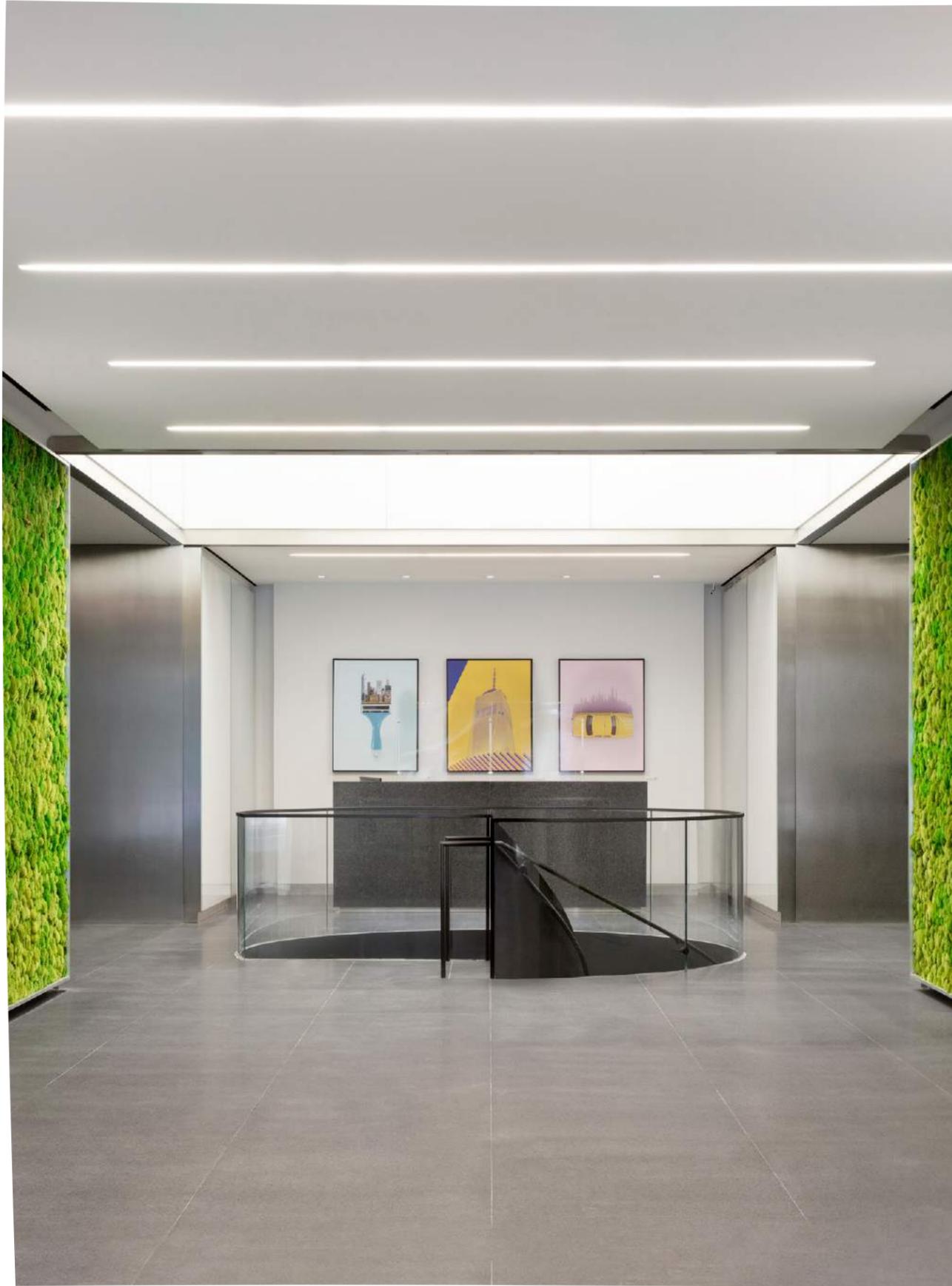


Building

757 THIRD AVENUE

At its prime Midtown location near Grand Central Terminal, 757 Third Avenue is a historic, mid-century building constructed in 1964 by acclaimed architects Emery Roth and Sons, and holds a core tenancy consisting of companies crossing industries of finance, legal, tech, advertising, and media.





757 THIRD AVE

This unique building offers single-tenant and multi-tenant floor plates with bespoke pre-built environments, tower floors with abundant natural light and sweeping views, and a brand new state-of-the-art amenity center where tenants can collaborate, relax, and socialize, in spacious quarters.

[View Availabilities](#)

Amenities

DEDICATED AMENITY CENTER

Accessed from the grand staircase in the main lobby, the building has a fully dedicated amenity center. With a nod to the thriving publishing and print era of the 1950s and 1960s, “The Library” lounge pays homage to a mid-century reading room with contemporary offerings, including a full kitchen, pantry, coffee bar, wellness club, event, and conference spaces — The Library offers flexibility for every tenant.



The Library



Lounge + Coworking



The Pantry



Conference + Townhall



Wellness Club



BRAND NEW MIRO SUITES, MOVE-IN READY OFFICES

Our brand new, private suites have been designed specifically for our tenant's needs. Large meeting rooms, private corner offices with sweeping views and natural light, spacious workstations, a dedicated pantry, and an inviting reception area. Perfect for receiving guests or unwinding.



Meeting Room



Corner Office

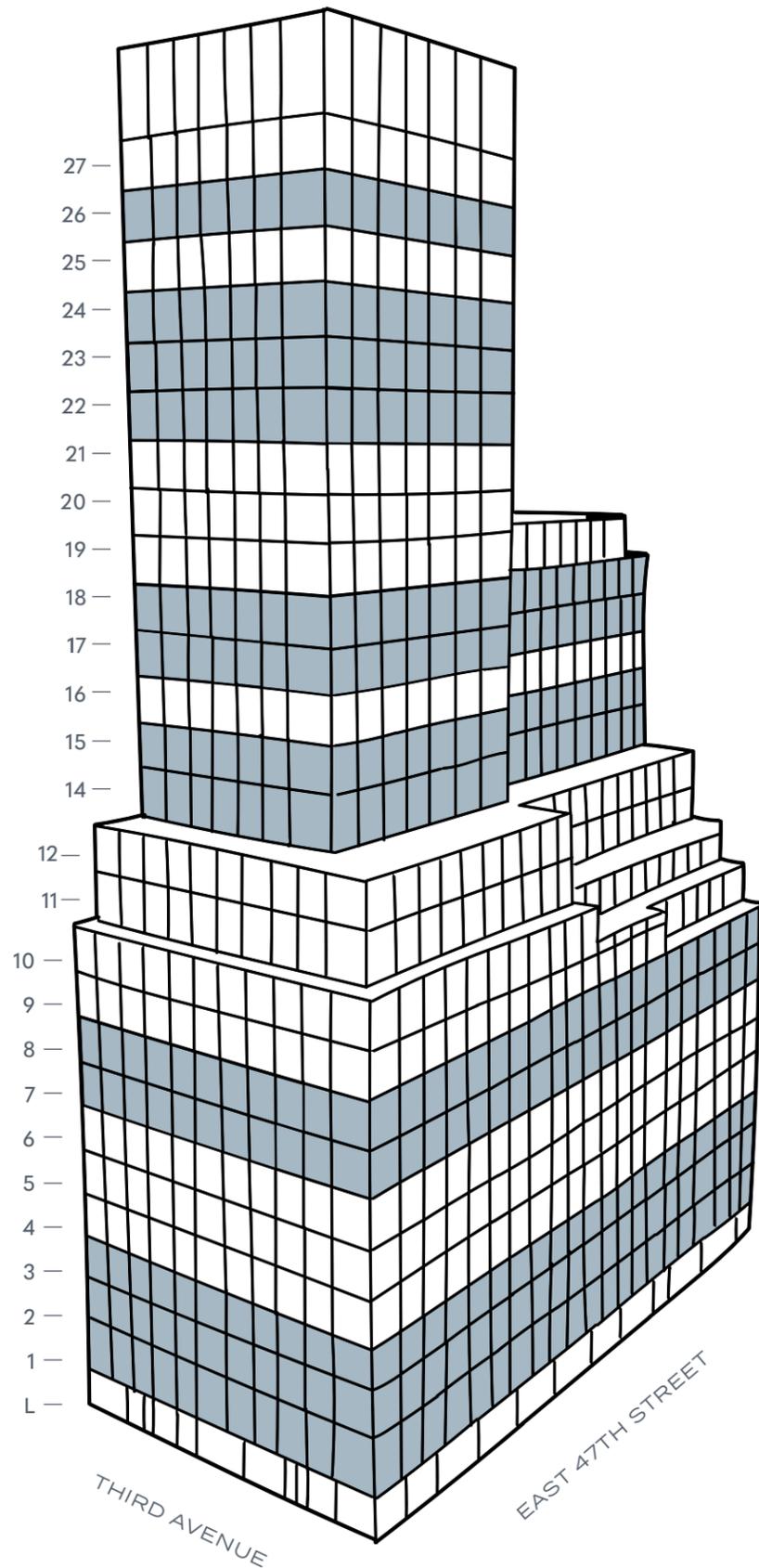


The Pantry



Reception Area





Availabilities

[View Availabilities](#)

PRE-BUILT SUITES AVAILABLE TO MOVE IN NOW

FLOOR	TYPE	RSF	FLOOR PLAN
26	Full Floor	6,090 RSF	View
24	1 Suite	3,713 RSF	View
23	Full Floor	6,960 RSF	View
22	Full Floor	6,960 RSF	View
18	Partial Floor	Suite 1800 : 9,960 RSF Suite 1801 : 3,204 RSF	View Suite 1800 View Suite 1801
17	Partial Floor	6,481 RSF	View
15	Partial Floor	7,333 RSF	View
14	Full Floor	22,809 RSF	View
8	Partial Floor	10,680 RSF	View
7	Partial Floor	Suite 701 : 11,941 RSF Suite 702 : 14, 727 RSF	View Suite 701 View Suite 702
3	Full Floor	30,746 RSF	View
2	Partial Floor	9,584 RSF	View
1	Partial Floor	1,744 RSF	View

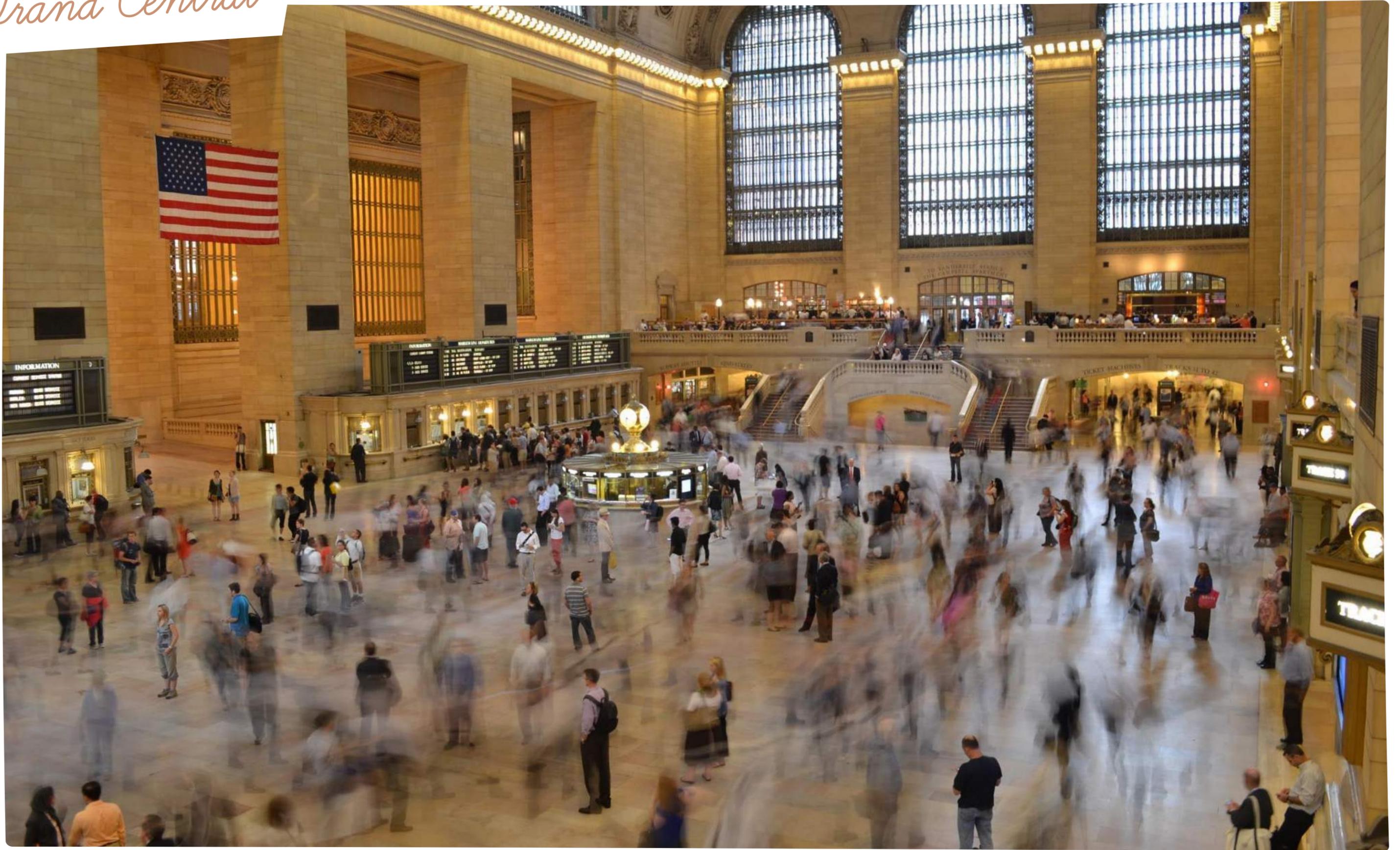


Neighborhood

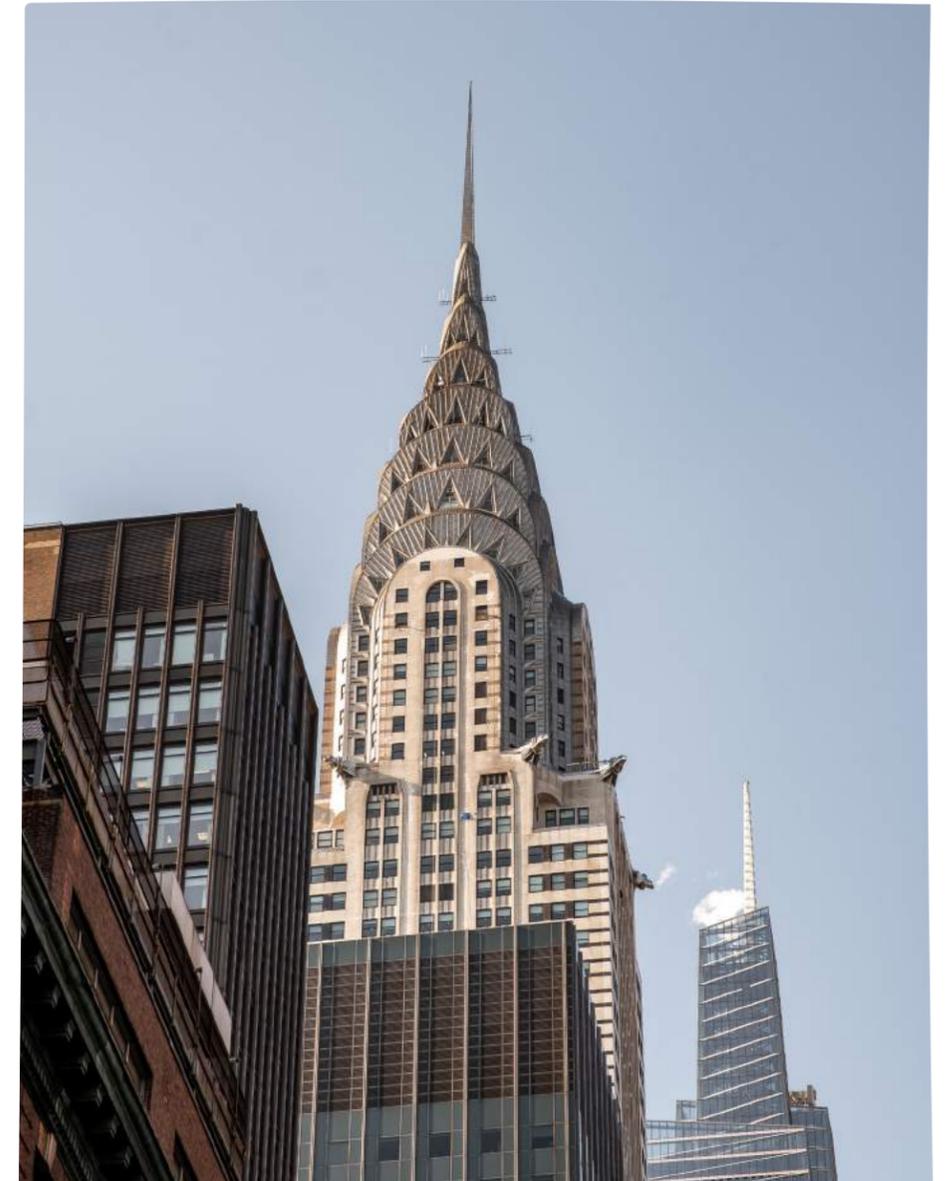
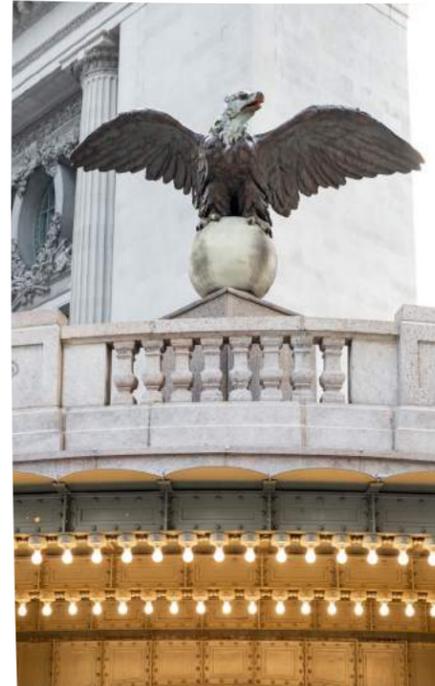
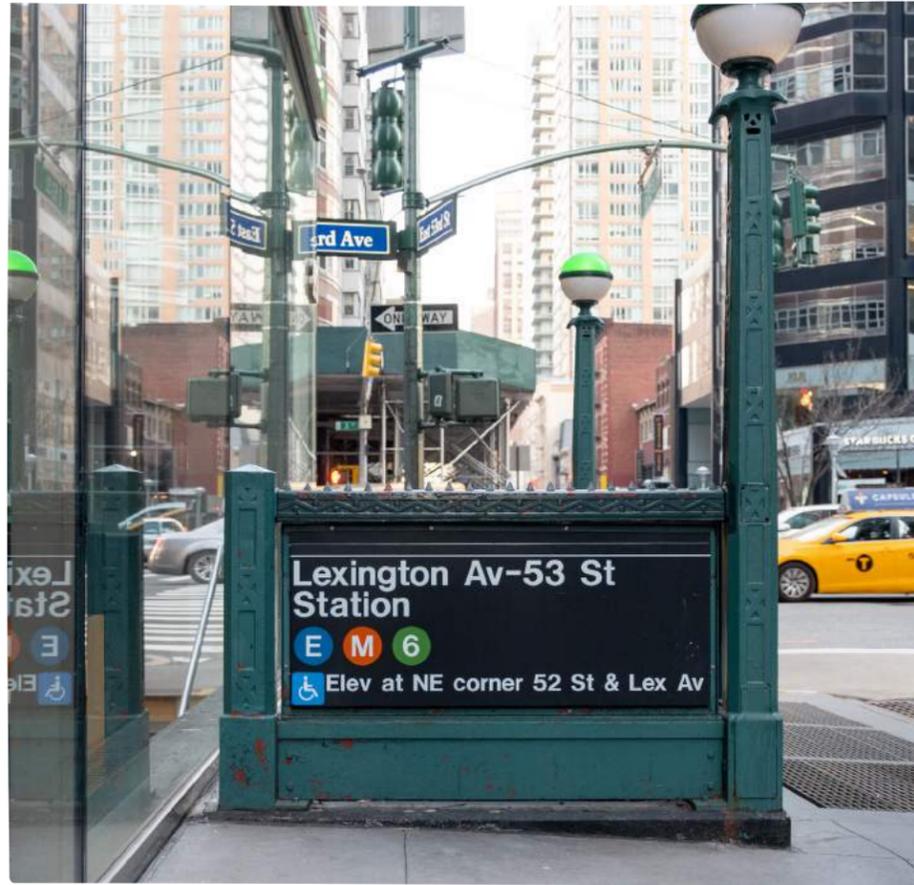
ONE PRIME LOCALE, CONVENIENT TO THE BEST OF MIDTOWN EAST

With its close seven-minute proximity to Grand Central Terminal, and two minute walk to 53rd Street Station, 757 Third Avenue is connected to the best of Midtown East. The terminal provides seamless access to seven subway lines as well as the LIRR and MetroNorth. Tenants will also discover some of the most unique and in-demand restaurants, cafes, and fitness centers all within a two-block radius.

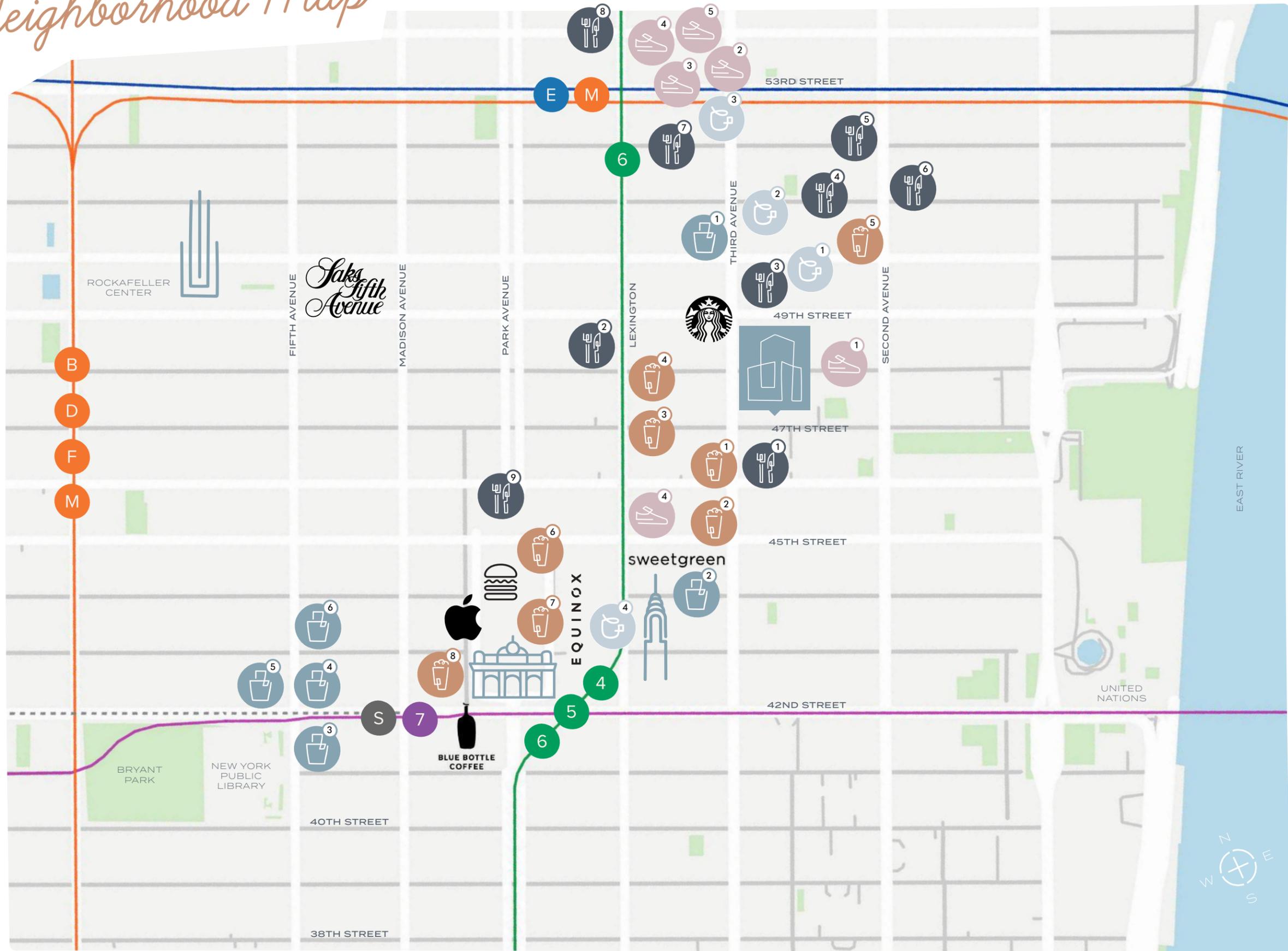
Grand Central



Neighborhood Gallery



Neighborhood Map



- 
 1. Sparks Steak House
 2. Lexington Brass
 3. Smith and Wollensky
 4. Clinton Hall
 5. Totto Ramen
 6. The Smith
 7. Dig Inn
 8. Hillstone
 9. Urbanspace
- 
 1. Bluestone Lane
 2. Ess-a-Bagel
 3. Ground Cental Coffee Compnay
 4. Cafe Grumpy
- 
 1. Aretsky's Patroon
 2. Bierhaus Nyc
 3. Lily's Bar
 4. Henry's Rooftop Bar
 5. Horny Ram
 6. The Beer Bar
 7. Art Bird & Whiskey Bar
 8. The Campbell
- 
 1. Staples
 2. Bath & Body Works
 3. MUJI Fifth Avenue
 4. & Other Stories
 5. Zara
 6. Urban Outfitters
- 
 1. YMCA
 2. Equinox
 3. NY Sports Clubs
 4. Blink Fitness
 5. SoulCycle

Building Standards

NUMBER OF FLOORS:

26 Floors, 2 below ground and 1 mechanical tower floor

FLOOR PLATE SF:

6,980 to 30,812

TOTAL BUILDING SF:

504,627

OFFICE AREA SF:

462,177

OTHER AREA SF:

42,450

EXTERIOR BUILDING DESCRIPTION:

Exteriors consist of metal and glass curtain walls and brick masonry. Roofing consists of modified bitumen membrane roofing with internal roof drains and setback roofs at various levels. The building has setbacks on floors 7, 9, 12, 15, 20 and 22 which have views up and down Third Avenue, of the East River, Queens and the East Side of Manhattan.

CEILING HEIGHTS:

The building ceiling heights range from 15 feet on the lower level to 11 feet slab to slab on the office floors.

CORRIDOR STANDARD FINISHES:

Interior finishes in the common corridors on multi-tenanted floors include carpeting, painted gypsum wallboard, wall coverings, and acoustic ceiling tiles. The elevator lobbies, common corridors and core bathrooms are defined by their clean lines, simple finishes and classic color palettes. Charcoal gray textured broadloom, crisp white walls and recessed LED lights lend the corridors and elevator lobbies a clean modern feel.

HVAC DISTRIBUTION SYSTEM:

The main air distribution is split between multizone supply fans that serve interior spaces via VAV terminal units and high pressure, 100% outside air units that serve perimeter zones via induction units. District steam provides the main heating source for this building.

ELECTRICAL POWER:

Is provided from an underground utility transformer vault. Two 4,000 Amp services at 265/460 are routed into the building switchboard in the electrical equipment room in the sub-cellar. Steam service at 150 psi is provided by Con Ed. The building has two 4,000 Amp risers which serve all floors, one 4,000 Amp riser is dedicated to lighting and power and the other 4,000 Amp serves the building mechanical equipment and elevators.

ELEVATORS:

The building has ten traction gearless elevators comprised of four hi-rise elevators, one of which is a service elevator, and six low-rise elevators. The high-rise elevators are rated at 3,000 pounds capacity and 700 feet per minute speed (fpm). The low-rise passenger elevators are rated at 3,500 pounds and a rated speed of 500 feet per minute. The service elevator is rated at 3,000 pounds. The elevators are Westinghouse manufactured models with Swift Futura control equipment. Elevator cab finishes include carpet, laminates, wood, stainless steel and recessed light fixtures.

FIRE LIFE SAFETY SYSTEMS:

The office building is protected by a wet pipe fire standpipe and sprinkler system, connected to two combination domestic/fire water service mains from 47th Street and Third Avenue. The building has one manual fire pump rated at 750 GPM, a rooftop sprinkler booster pump rated at 250 GPM, and a special service fire pump rated at 250 GPM.

LOADING DOCK & PARKING:

The loading dock is located on 47th Street and has one bay to receive deliveries. There is a corridor that brings freight and deliveries to the freight elevator which has access.



Fitwel[®]
Viral Respons
Certified

Team

CONTACT OUR LEASING TEAM

For more information on availabilities, amenities, or building information, please contact our leasing team.



MITCHELL KONSKER

Vice Chairman
mitchell.konsker@jll.com
212.812.5766

CLARK FINNEY

Executive Managing Director
clark.finney@jll.com
212.812.6505

SIMON LANDMANN

Managing Director
simonlandmann@jll.com
212.812.5895

KRISTEN MORGAN

Associate Vice President
kristen.morgan@jll.com
212.812.6043

LANCE YASINSKY

Senior Associate
lance.yasinsky@jll.com
646.581.7742

