

# 510 *Madison*

THE POWER OF PLACE



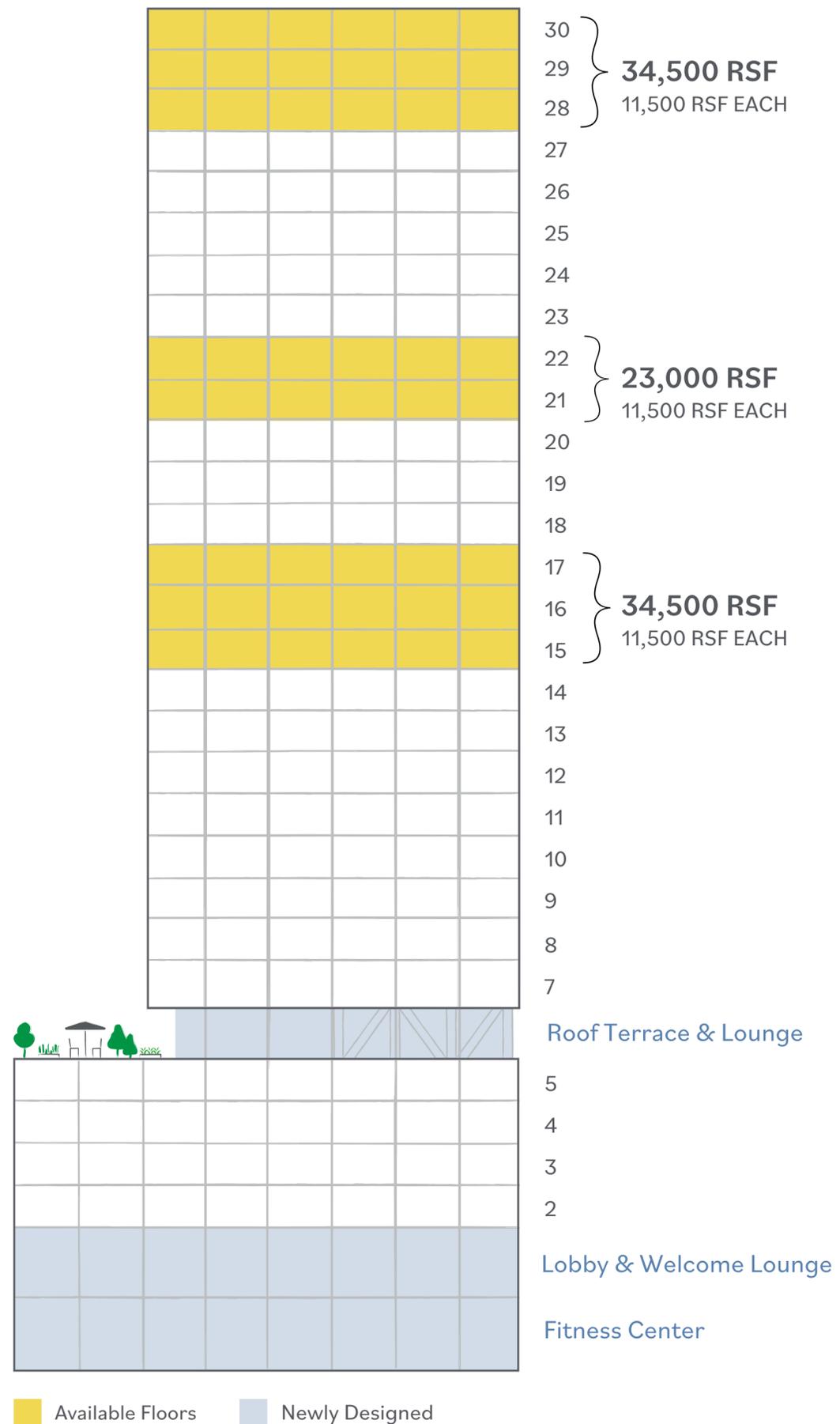
# QUIET LUXURY SPEAKS VOLUMES

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510 Madison embodies a rare class of Manhattan workplace - a coveted address in the heart of the Plaza District.

A boutique tower with enormous presence on one of Midtown's most coveted streets, it is an ideal representation of the Tower on a Plaza architectural style with its roof-terraced six-story base crowned by a 25-story tower.

A major capital program encompassing the building lobby, terrace, café, lounge, and conferencing is currently underway.



# CURRENT AVAILABILITY

Individual requirements are satisfied by flexible single and multi-floor tower availabilities

- Column-free
- 13'6" slab heights
- Floor-to-ceiling windows
- 10' finished ceilings
- Floor-by-floor DX units

# THOUGHTFUL DESIGN FOR TOMORROW'S WORKPLACE

Work has a new meaning, and 510 Madison is redefining what it means to “go to the office.” Thoughtfully curated and impeccably designed indoor and outdoor spaces offer ample opportunity for collaboration or individual concentration.

The crowning touch – attentive, first class management backed by solid, stable ownership, making for a hospitable, assured experience.



# ARRIVAL

Elegance begins at the entrance door. Hospitality and business reign in equal measure. Soothing tones, luxurious materials, and bespoke artwork welcome all who enter.



# WELCOME LOUNGE

Warm and modern furnishings ensure comfort and ignite productivity. Comfortable communal seating, small group conferencing, and individual areas each cater to every need.



# TERRACE LOUNGE

A living room atmosphere infuses this sixth-floor lounge providing additional space for collaboration or solitude – indoors or on the adjoining roof terrace.



# ROOF TERRACE

Sweeping Midtown vistas are complemented by a commanding architectural truss providing additional inspiration or simply a mid-day respite. Lushly planted and newly reimagined with plenty of space to host a catered event with a bar set up.



# FITNESS CENTER

The newly revitalized Fitness Center with reception, personal training services, and locker facilities features a full complement of core, strength, and cardio equipment.

PREMIER  

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WORKPLACES  
STREAMLINE  
WORK

With its sophistication and elegance,  
those who value pride of place will  
gravitate to 510 Madison.



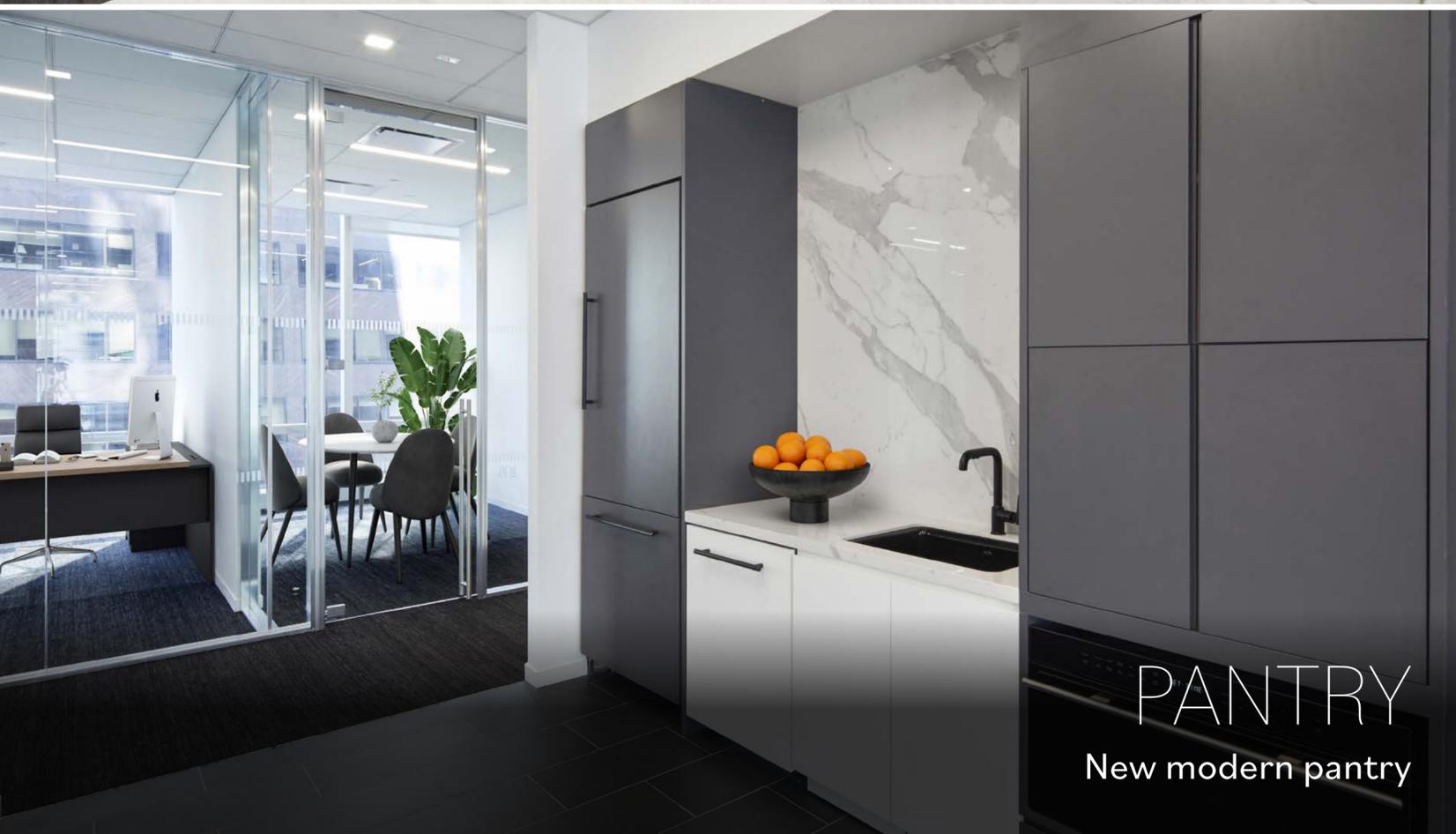
## RECEPTION

Presence is enhanced by elegant finishes.



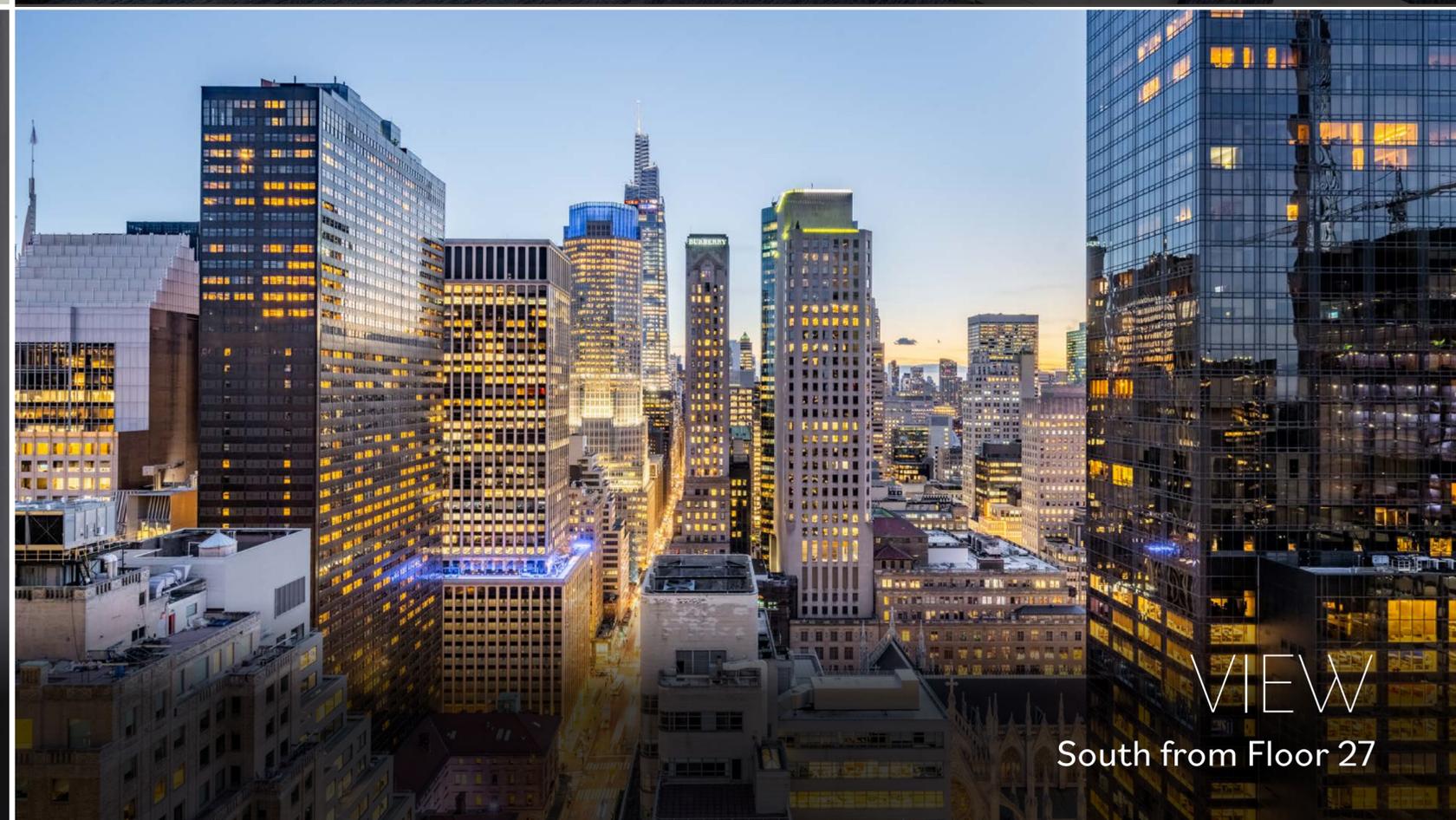
## WORKPLACE

Column-free floors are a welcome and highly efficient feature.



## PANTRY

New modern pantry

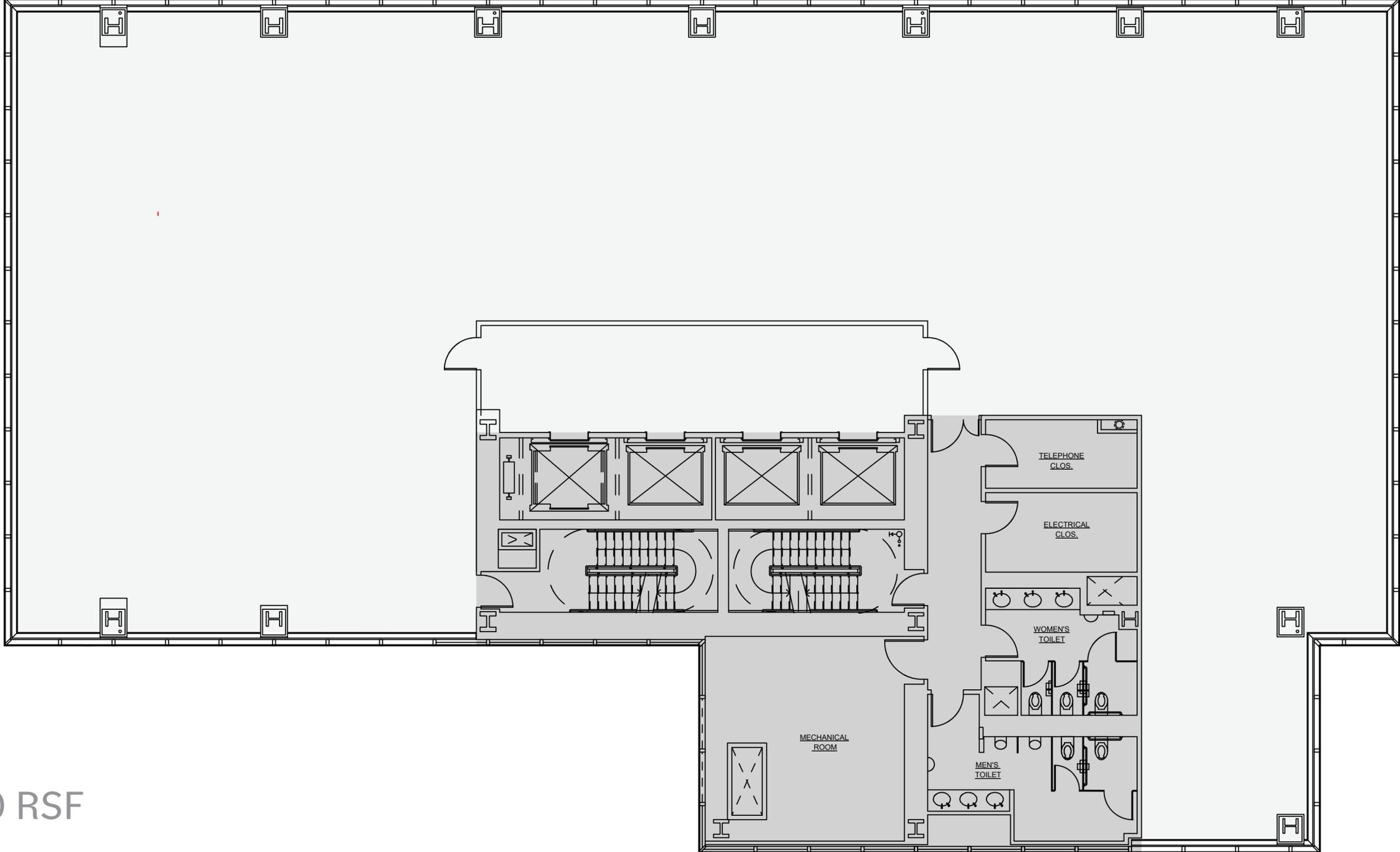


## VIEW

South from Floor 27

53rd Street

Madison Avenue



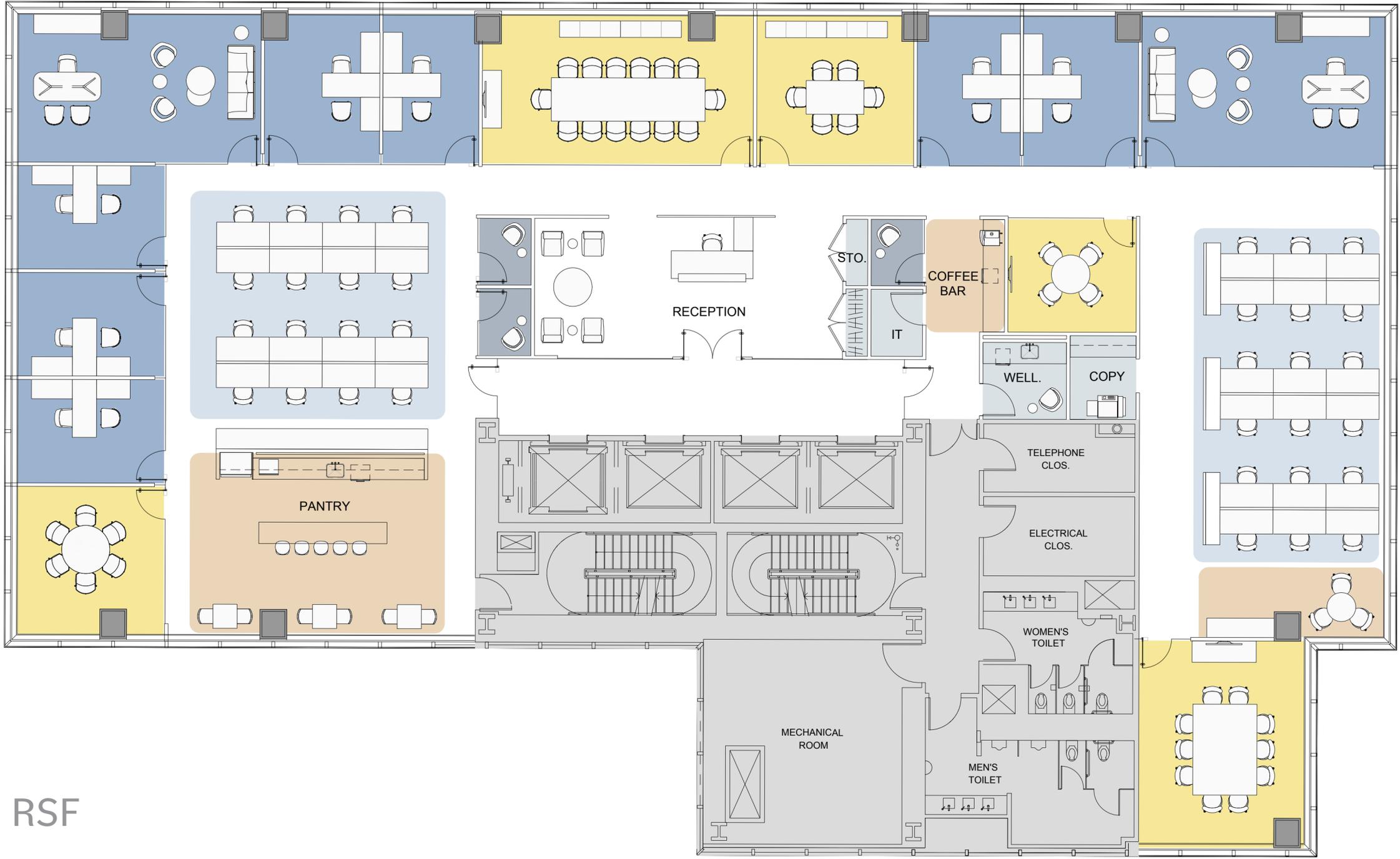
11,500 RSF

# CORE & SHELL



53rd Street

Madison Avenue



**WORKSPACE SEATS**

Exec Office	2
Private Office	7
Workstation (30"x5-6")	34
Reception	1
<b>Total Headcount</b>	<b>43</b>

**COLLABORATION SPACES**

Conference	3
Meeting	2
Phone Room	3
Open Collaboration	1

**SUPPORT**

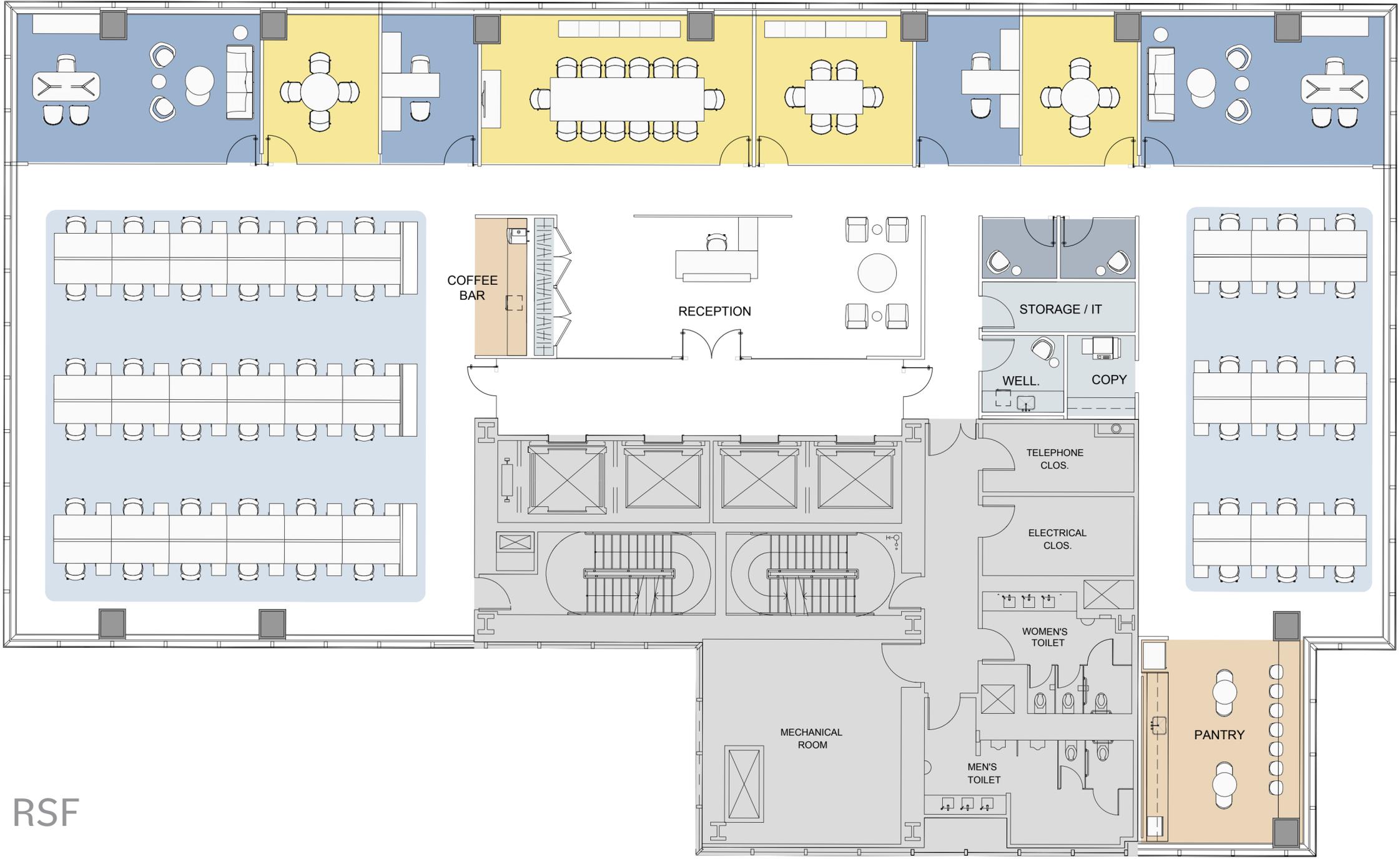
Pantry	1
Coat Closet	1
Copy Area	1
IT	1
Storage Closet	1
Wellness Room	1

11,500 RSF

OFFICE INTENSIVE

53rd Street

Madison Avenue



**WORKSPACE SEATS**

Exec Office	2
Private Office	2
Trading (30"x6-0")	54
Reception	1
<b>Total Headcount</b>	<b>58</b>

**COLLABORATION SPACES**

Conference	2
Meeting	2
Phone Room	2

**SUPPORT**

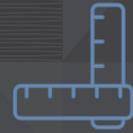
Pantry	1
Coffee Bar	1
Coat Closet	1
Copy Area	1
Storage/IT	1
Storage Closet	1
Wellness	1

11,500 RSF

TRADING



# SPECIFICATIONS



30 stories, 330K RSF



Emergency backup power system



Full floors of 11,500 RSF to 16,500 RSF



Floor-to-ceiling windows



Column-free, efficient floor plates



Floor-by-floor DX units for efficient overtime HVAC



13'6" slab heights, 10' finished ceilings



Newly designed 6th Floor Lounge and multiple collaboration spaces



Newly designed lobby level with adjacent lounge area



Reappointed Fitness Center with new equipment, reception and locker facilities



6,500 SF furnished Roof Terrace, with plenty of space to host a catered event with a bar set up



LEED Gold Core and Shell



# A LOCATION BEYOND --- COMPARE

Surrounded by top tier buildings, world class shopping, fine and casual dining, and hotels, 510 Madison sits at the intersection of productivity and play. Both personal and professional needs are easily satisfied in this energetic, accessible neighborhood.

# ESSENTIAL NEW YORK

A prime location in the heart of Manhattan's vibrant business district ensures proximity along the 53rd Street corridor, to all that defines New York on the world stage. A variety of transit options, all within minutes, completes the building's appeal.



## FROM 510 MADISON TO

5th Ave & 53rd **E M**: 1 min walk

Lex & 53rd **E M 6**: 7 min walk

Grand Central Terminal: 11 min walk





THE BEST  
THE CITY  
HAS TO  
OFFER



510 *Madison*

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