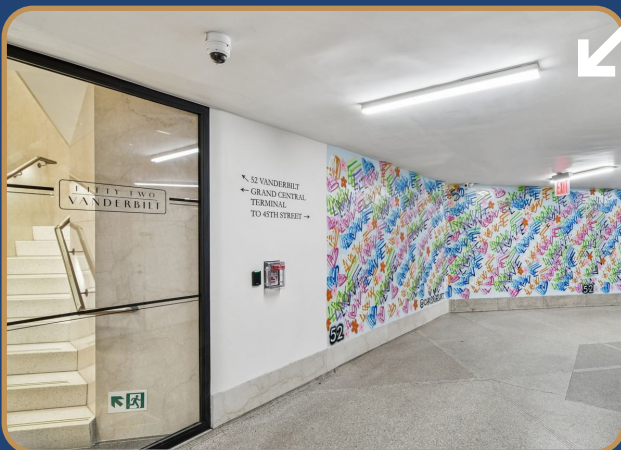


FIFTY TWO VANDERBILT



DIRECT ACCESS TO
GRAND CENTRAL

UNRIVALED ACCESS IN THE HEART OF GRAND CENTRAL



Full Floor, Pre-built
and Build-to-Suit
Opportunities
776 RSF to 8,138 RSF

FIFTY TWO VANDERBILT



FEATURES

AVAILABILITIES

Floor	Suite	Size	Possession
E 21st Floor	2100	8,138 RSF	April 2026
P 20th Floor	2005	4,181 RSF	Immediate
E 16th Floor	1600	9,275 RSF	Leased
E 12th Floor	1200	9,275 RSF	Leased
E 11th Floor	1100	9,275 RSF	Leased
P 5th Floor	501	3,797 RSF	Immediate
P 4th Floor	404	776 RSF	Immediate
P 4th Floor	403	3,240 RSF	Leased



Direct access to Grand Central Station



Neighborhood amenities



Efficient floorplates



Club Fifty Two Amenity access

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Club Fifty Two is a private amenity center on the 6th floor, exclusively serving the building's tenants, their employees, and guests. The center features a boardroom, breakout rooms, a lounge area, phone booths, and a pantry—plus, complimentary coffee is available in the lounge.

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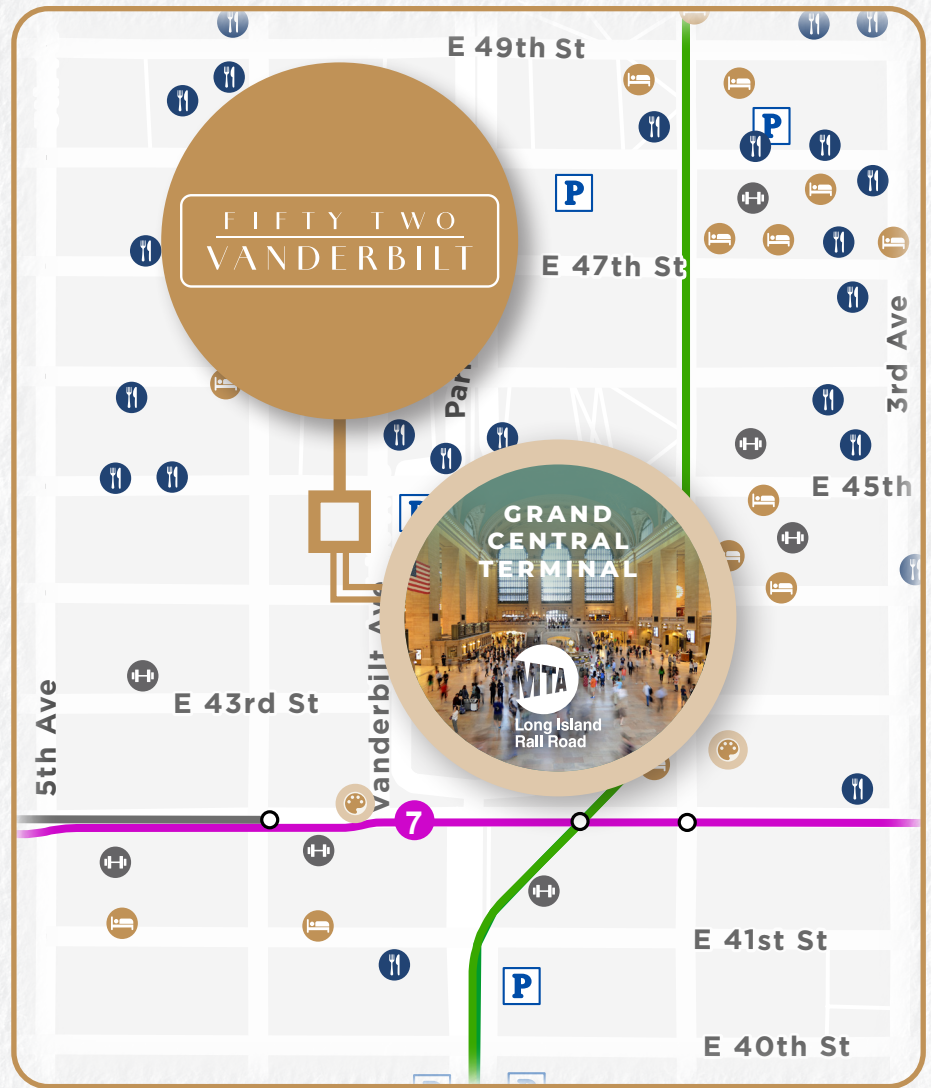
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Walk down the stairs from the Building Lobby into Grand Central Terminal



DIRECT CONNECTION TO GRAND CENTRAL

Direct access to 4 5 6 7 S and Metro-North Trains

5-minute walk to 5th Avenue - Bryant Park 7 Train

Less than 10-minute walk to B D F M Trains

 Long Island Rail Road operates six train branches that serve Long Island and connect to Grand Central Madison

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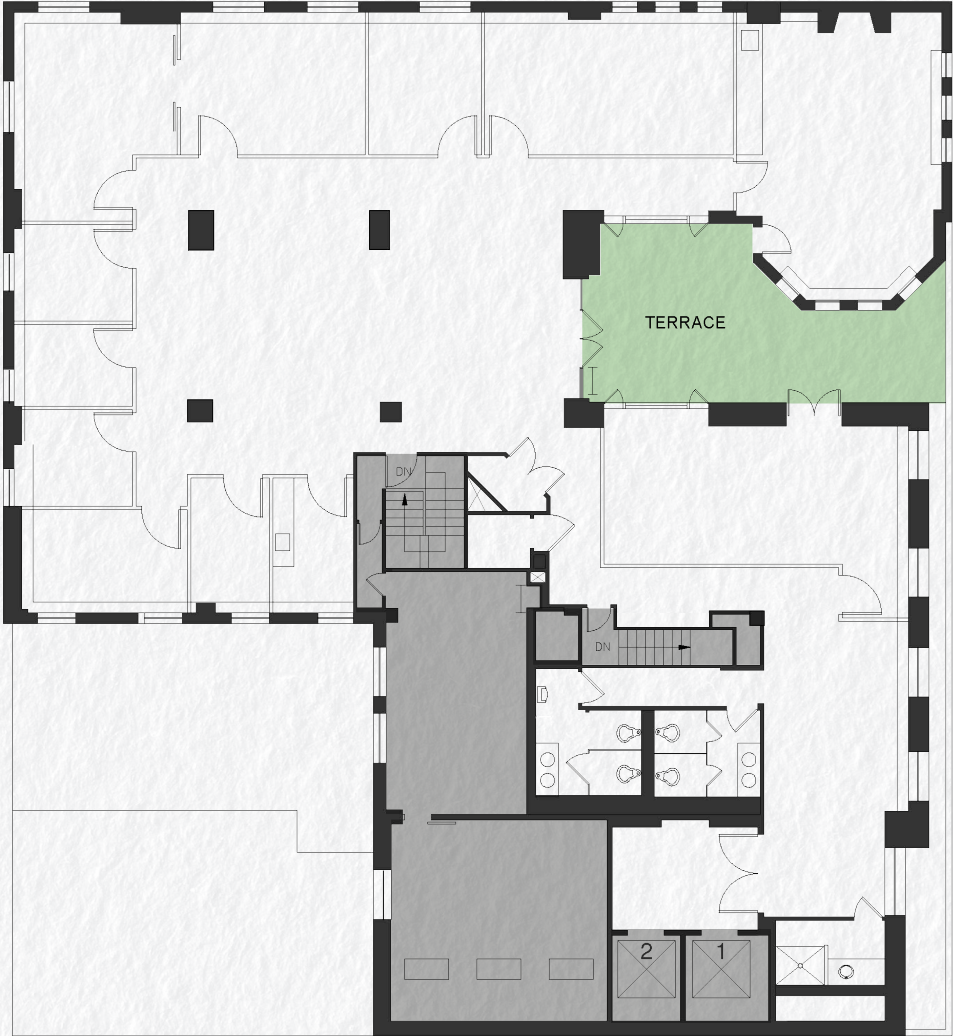
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FLOOR PLANS

Existing Conditions

Entire 21st Floor
8,138 RSF

East 45th Street



Vanderbilt Avenue

- 9 Offices
- 1 Conference room
- 16 Workstations
- Lounge
- Terrace

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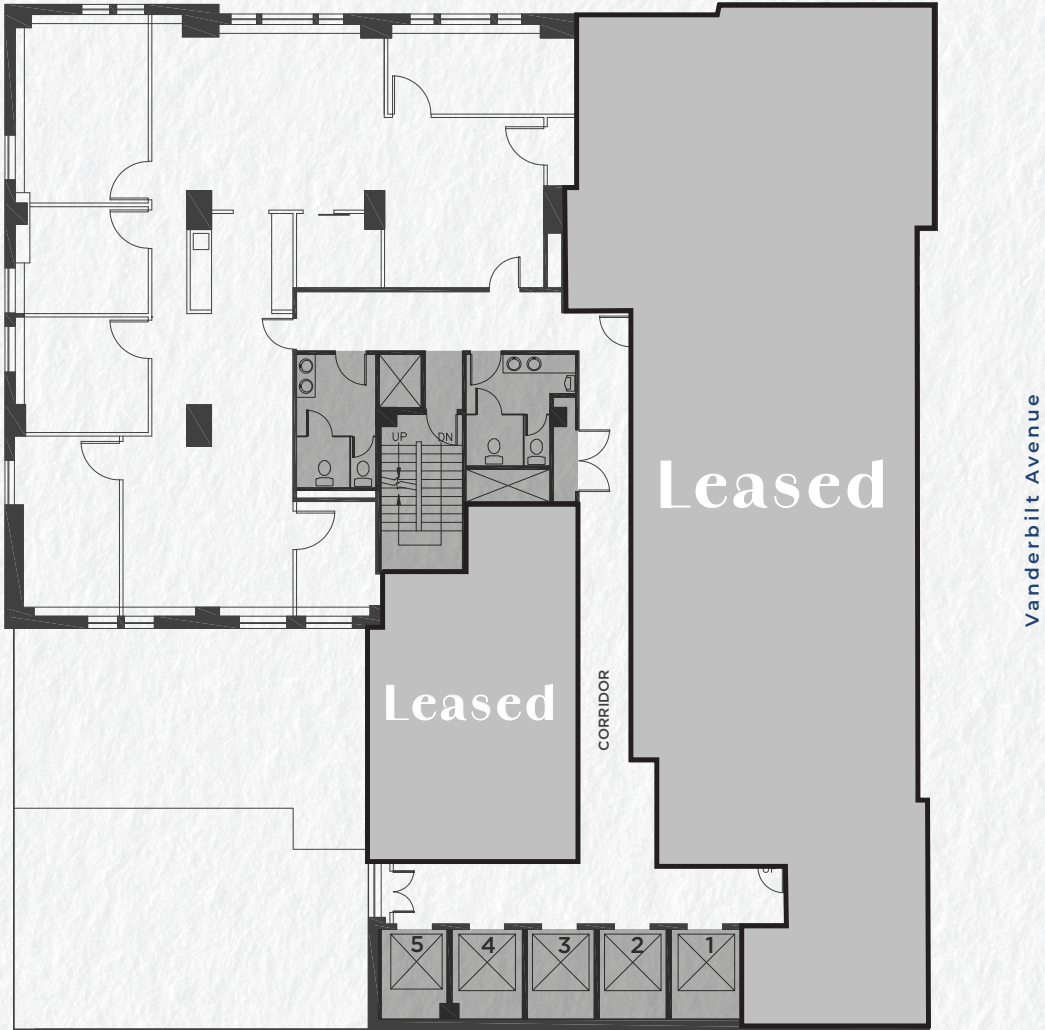
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FLOOR PLANS

Existing Conditions

Partial 20th Floor- Suite 2005 4,181 RSF

East 45th Street



4 Offices
1 Conference room
Pantry

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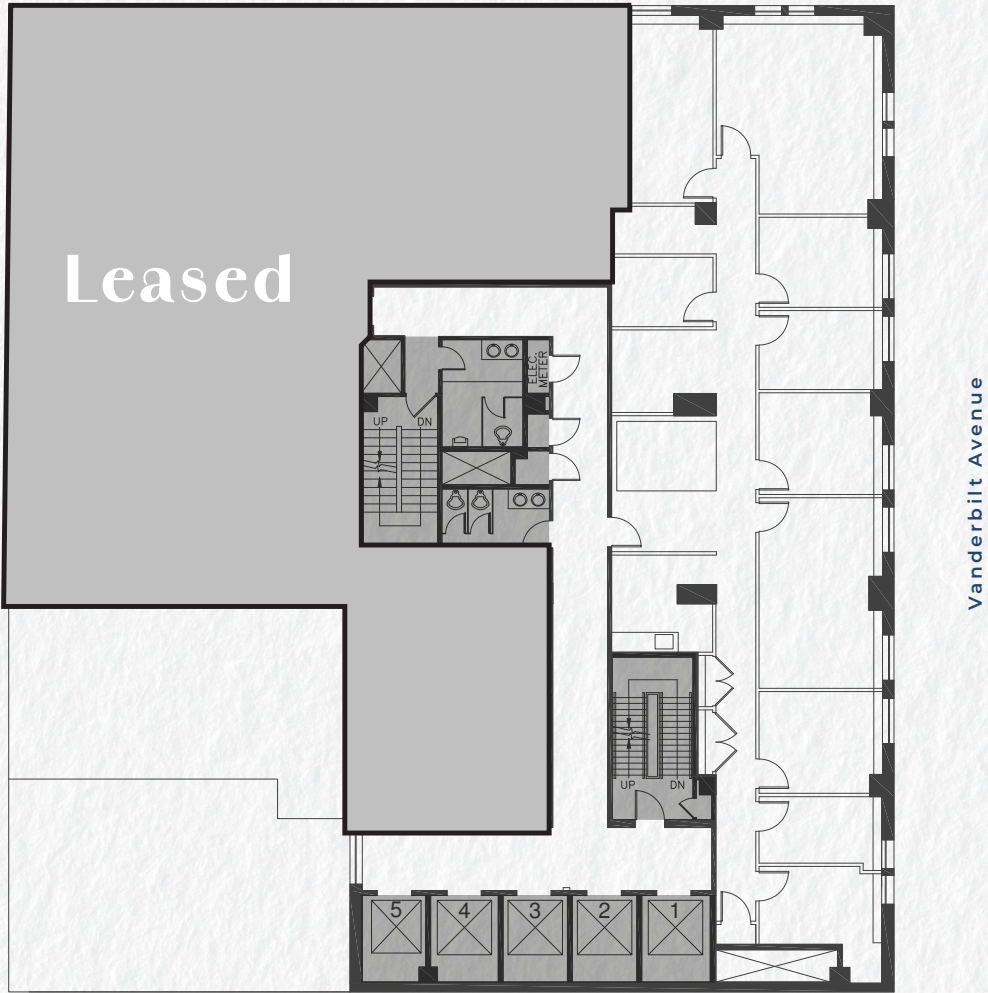
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FLOOR PLANS

Existing Conditions

Partial 5th Floor - Suite 501
3,797 RSF

East 45th Street



9 Offices
1 Conference room
Pantry
Reception

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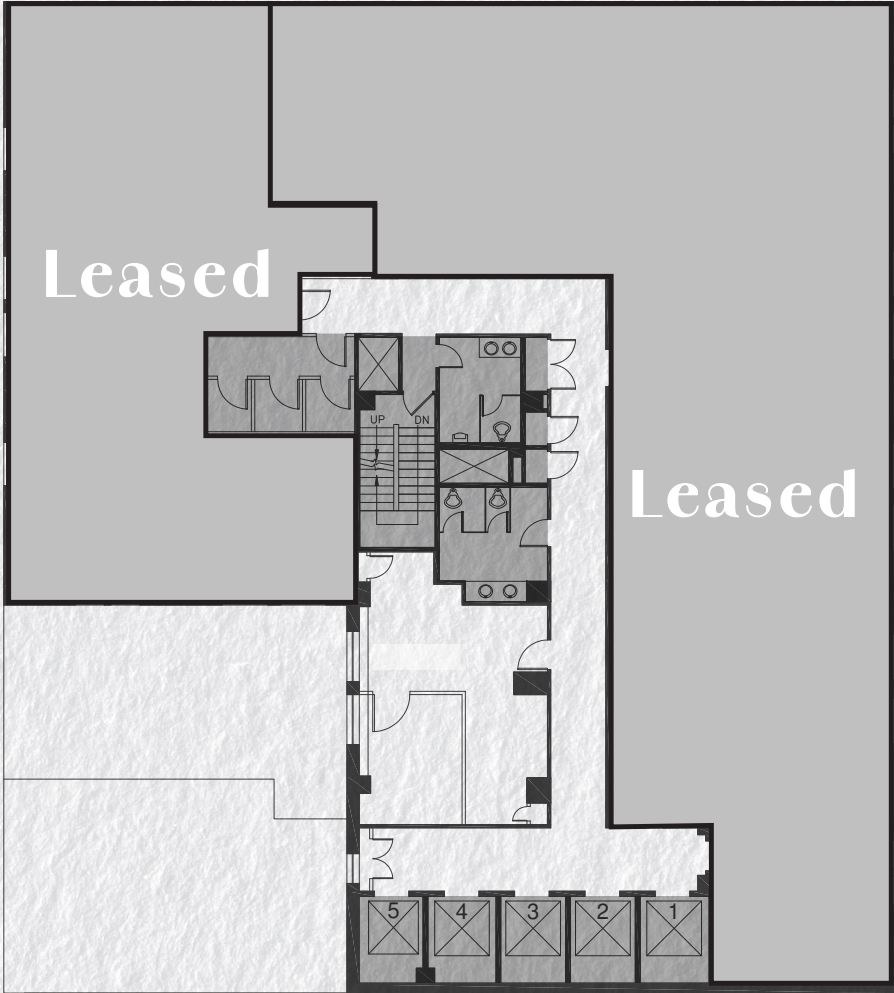
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FLOOR PLANS

Existing Conditions

Partial 4th Floor - Suite 404
776 RSF

East 45th Street



**1 Office
Reception**

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