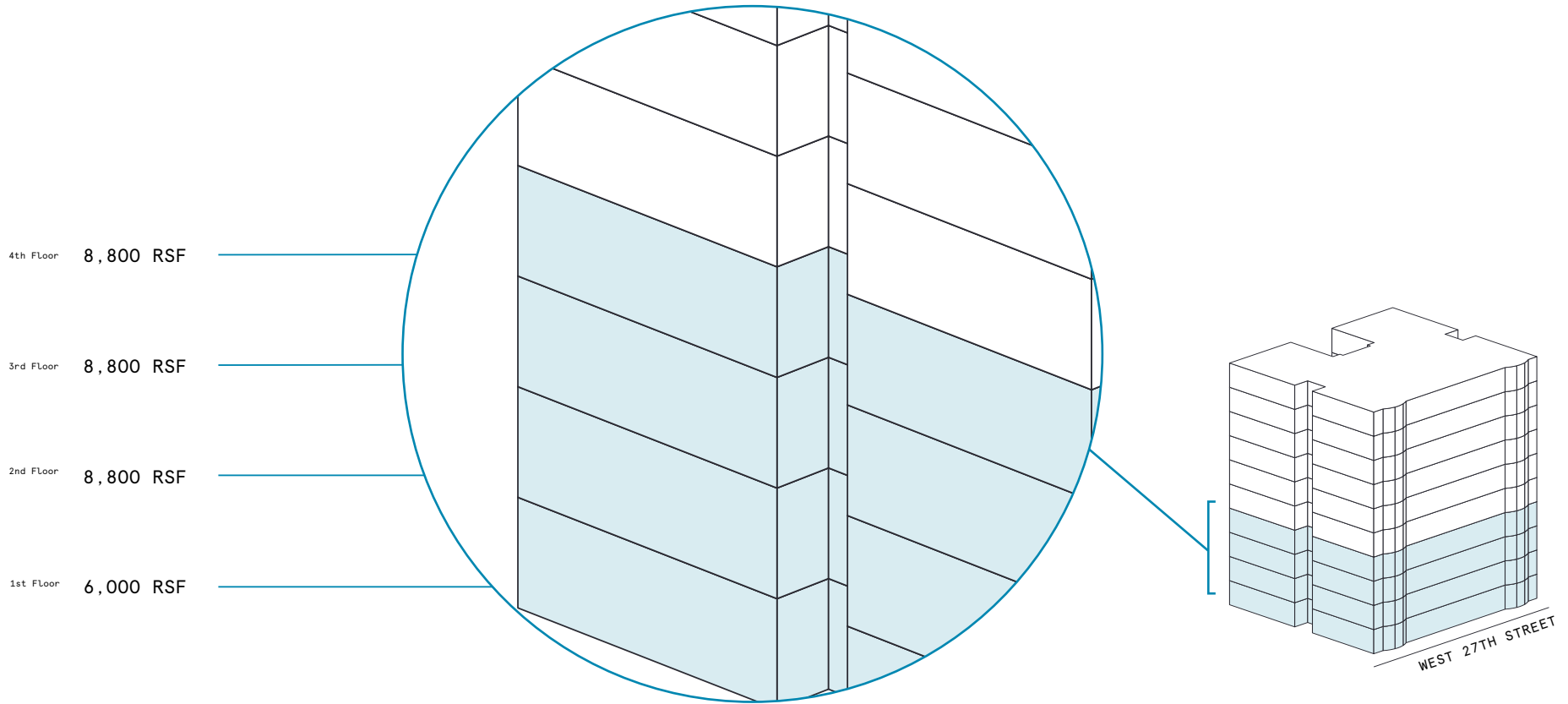


## 49 West 27th Street



Space  
availability  
summary



32,400 RSF

# 49 West 27th Street

At a glance

Workspaces designed for productivity and creativity with flexible size & term

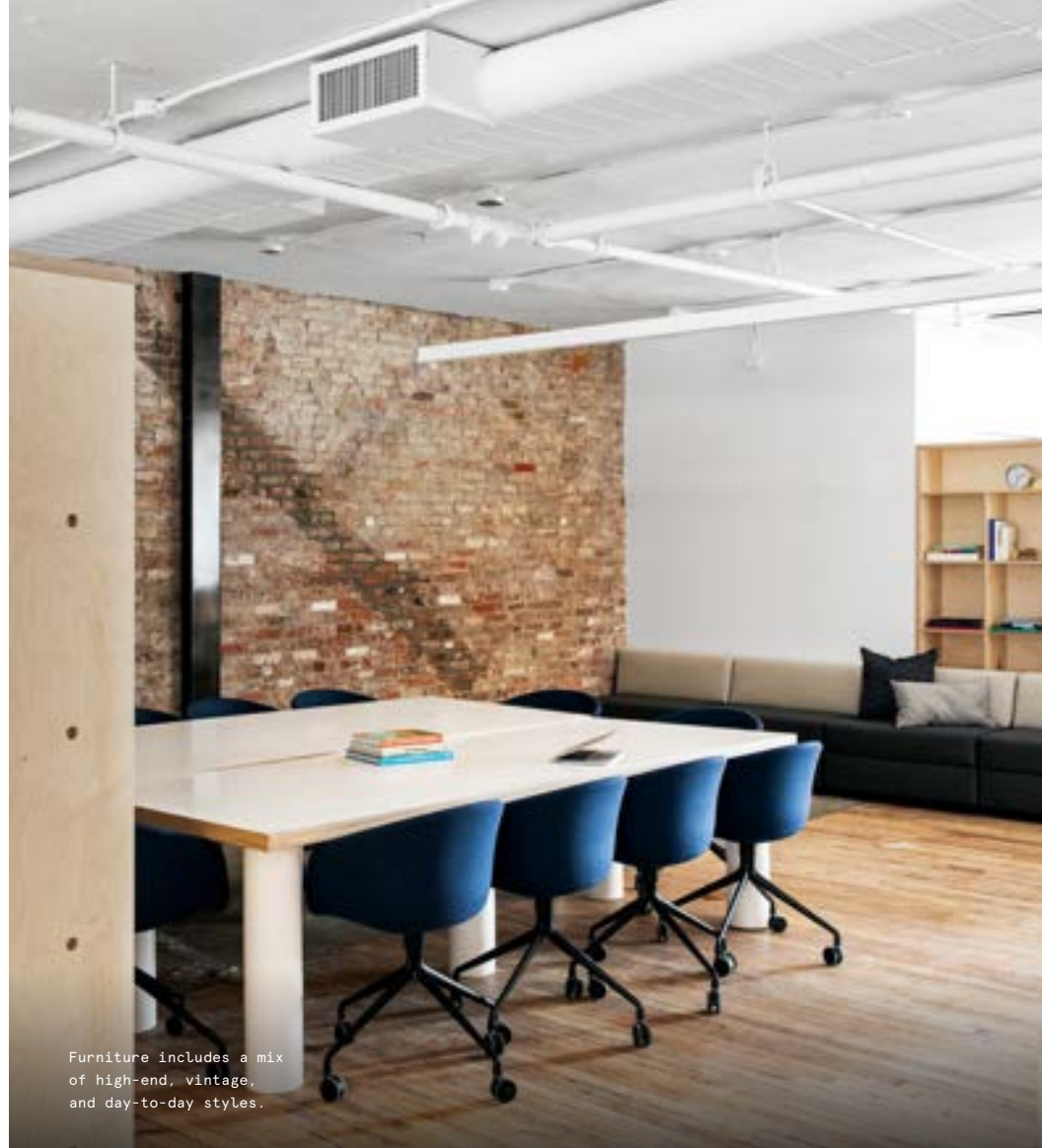
Four move-in ready private office floors of up to 8,800 RSF each, or 32,400 RSF total

10  
TOTAL BUILDING FLOORS

87,122  
TOTAL BUILDING SQ FT



Lounges feature bright natural light and thoughtfully curated furniture and décor.



Furniture includes a mix of high-end, vintage, and day-to-day styles.

## Updated historic workspace in the heart of NoMad

---

Centrally located in Manhattan's NoMad neighborhood, 49 West 27th Street is a historic building that offers light-filled workspaces and modern amenities. Built in 1890, this historic building was once known as the Radio Wave Building in honor of its most famous former tenant: scientist Nikola Tesla.

flexible workspace within 49 West 27th Street spans four floors and features a mixture of sleek private offices, inviting lounges, and sunny workspaces and meeting rooms.



Modern floor plans allow for a spacious, open environment throughout the space.

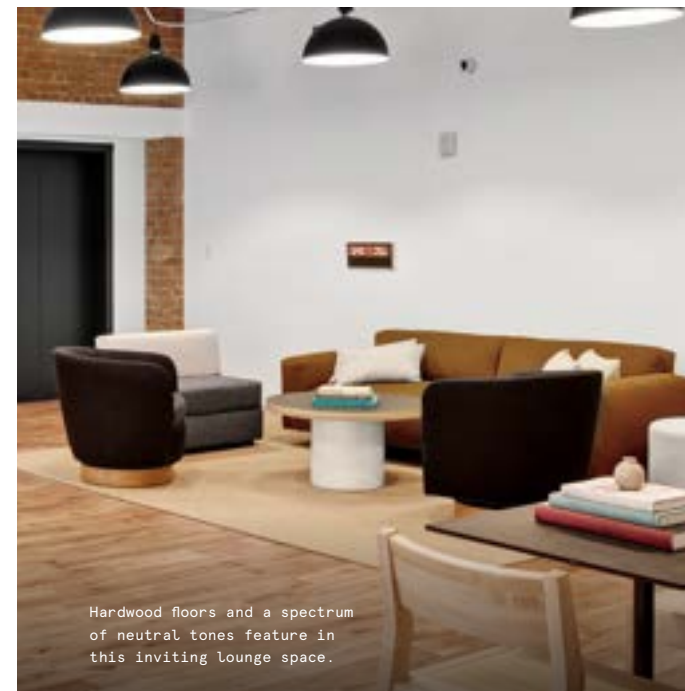


Workspaces feature minimalist furnishings and a mix of natural and LED lighting for a bright, focused feel.

# Historic character meets contemporary design

49 West 27th Street combines the charm of pre-war New York architecture with modern amenities and a sleek, minimalist design style. Featuring a fresh, modern interior and thoughtfully curated furnishings and décor, this welcoming space encourages creativity, productivity, and collaboration.

- Details like exposed ceilings, painted ductwork, and brick walls give the space an elevated industrial appeal
- Open floor plans and oversized windows allow bright natural light to fill common areas and workspaces
- A mix of contemporary and retro-inspired furnishings come together for a polished, timeless feel





Deep, moody tones and rich textures complement the space's light, bright palette.



Community pantries offer areas for members to gather, refresh, and recharge.

## On-site amenities

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- 24/7 security
- Electronic keycard access
- US mail drop
- Meeting rooms

- Mother's room
- Phone booths
- Wellness/meditation room
- Gender-neutral restrooms

# Building specifications

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## Hours of operation

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Monday - Friday: 8am-5pm



## Security

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24/7 attended lobby



## HVAC

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Monday - Friday: 8am-5pm



## Building history

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Built in 1980



## Ceiling heights

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1st floor: 13 feet slab-to-slab  
2nd-4th floor: 10 feet slab-to-slab



## Fire strategy

---

Fully-sprinklered floors



## Building size

---

10 stories  
87,122 SF



## Elevators








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1 passenger elevator  
with a capacity of 3,000 lbs  
2 freight elevators  
with a capacity of 3,200 lbs

# Experience the heart of Midtown South

Named for its desirable location north of Madison Square Park, Manhattan's NoMad neighborhood has become one of the city's premier business and cultural hubs. And thanks to its prime location between Sixth Avenue and Broadway, 49 West 27th Street makes it easy to explore all this neighborhood has to offer. Members are moments away from iconic landmarks like the Empire State Building and the Morgan Library, while dozens of restaurants and bars—including Koreatown favorites, classic diners, and trendy watering holes—are just around the corner. Getting here from anywhere in the city is easy, with a PATH station and the 1, C, E, F, M, N, and R subway lines just a few blocks away.

## Distance to

23rd Street and 6th Avenue Subway Station (F, M)	 Walk	4 min
23rd Street and 7th Avenue Subway Station (1)	 Walk	4 min
23rd Street PATH Station	 Walk	4 min
28th Street and Broadway Subway Station (N, R)	 Walk	7 min
25th Street and 8th Avenue Subway Station (C, E)	 Walk	17 min
LaGuardia International Airport	 Drive	50 min
John F. Kennedy International Airport	 Drive	51 min





# 1st Floor

6,000 RSF

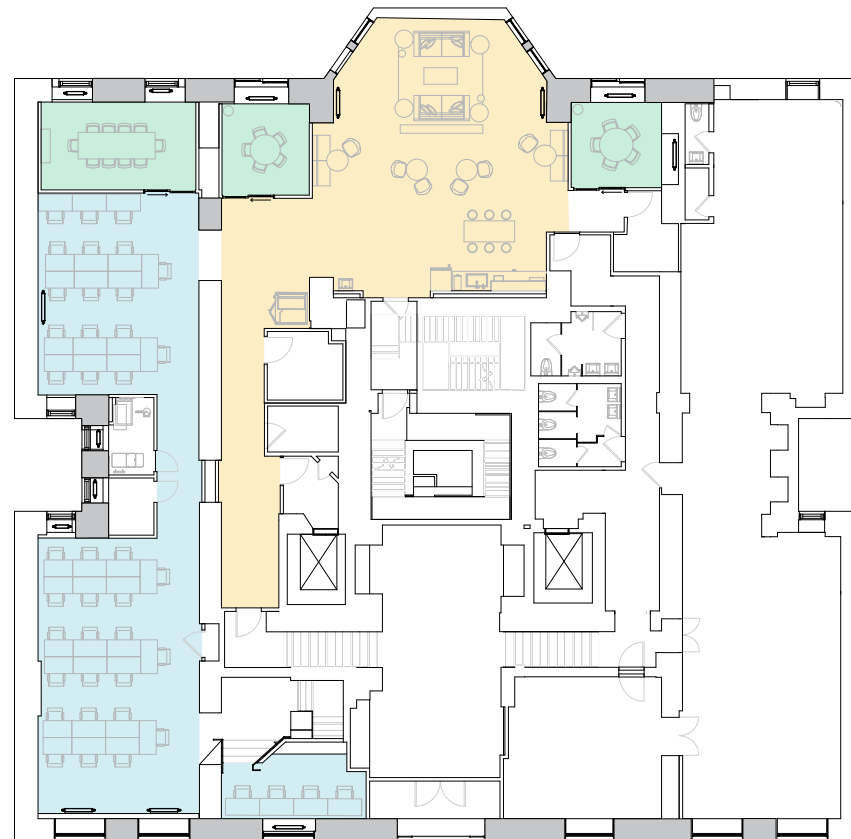


3  
MEETING ROOM(S)

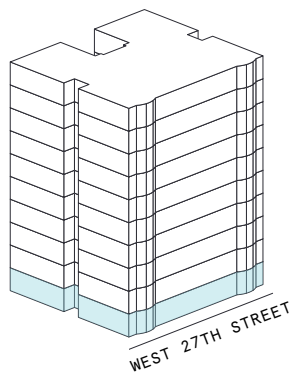
1  
SHARED WORKSPACE(S)

## LEGEND

- MEETING ROOM
- SHARED WORKSPACE
- DEDICATED SPACE



WEST 27TH STREET



# 1st Floor

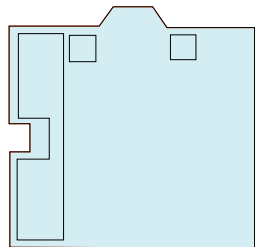
6,000 RSF

6,000 RSF Suite 01-100

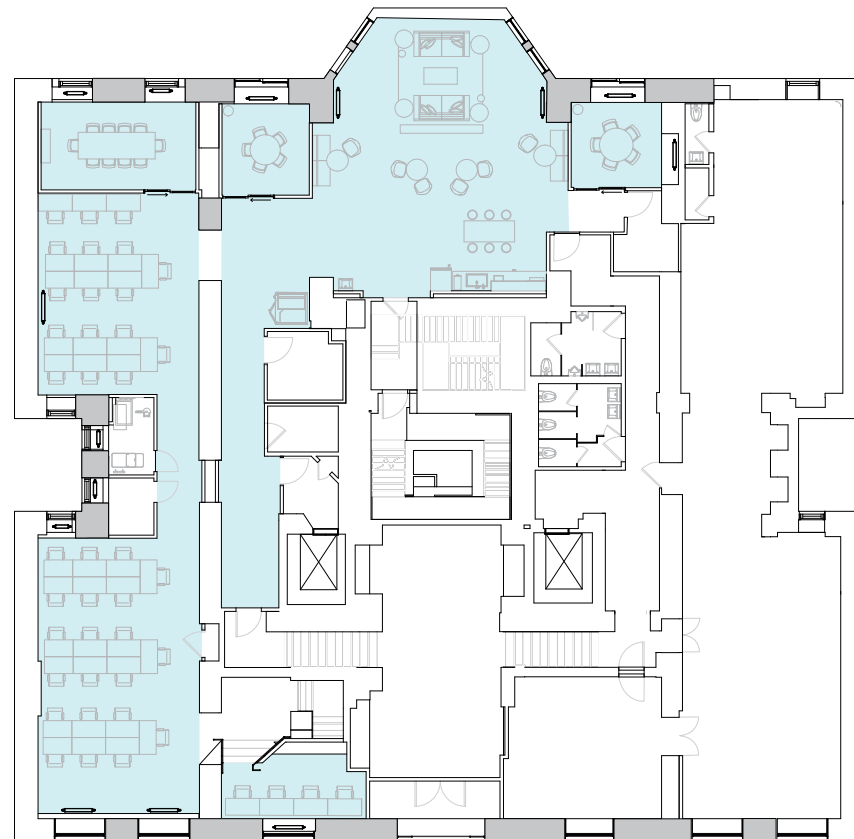
3  
MEETING ROOM(S)

## LEGEND

 DEDICATED SPACE



WEST 27TH STREET



WEST 27TH STREET



# 2nd Floor

8,800 RSF



5

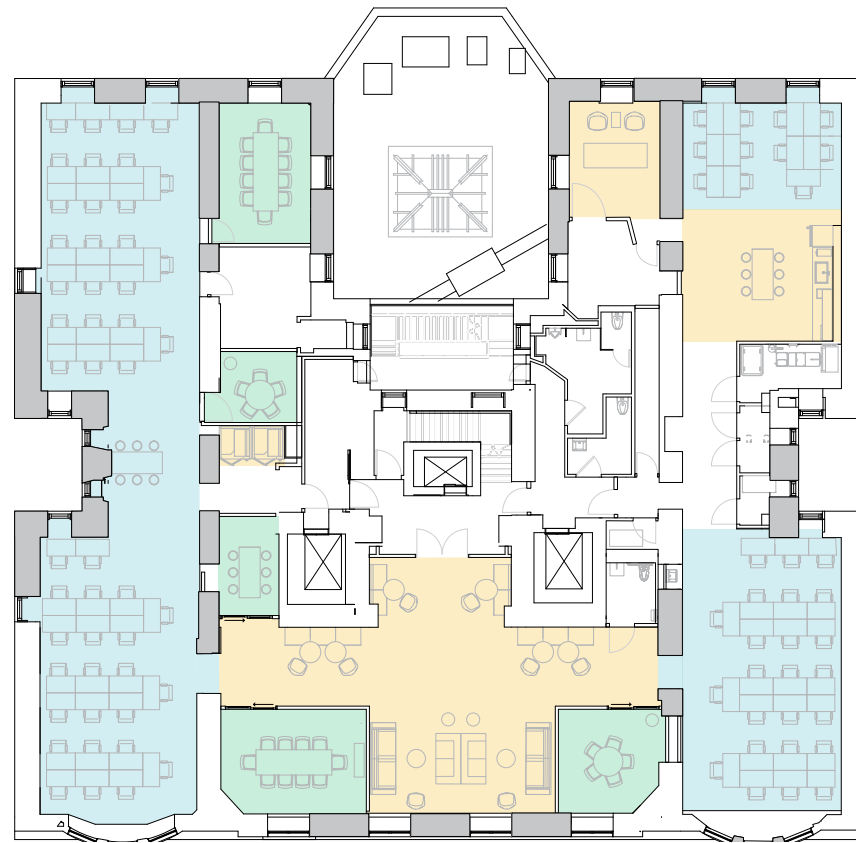
MEETING ROOM(S)

4

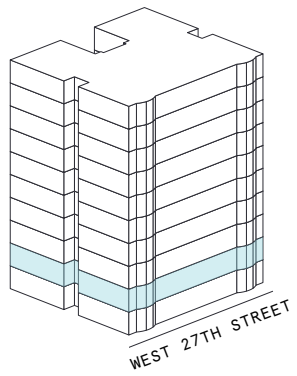
SHARED WORKSPACE(S)

## LEGEND

- MEETING ROOM
- SHARED WORKSPACE
- DEDICATED SPACE



WEST 27TH STREET



# 2nd Floor

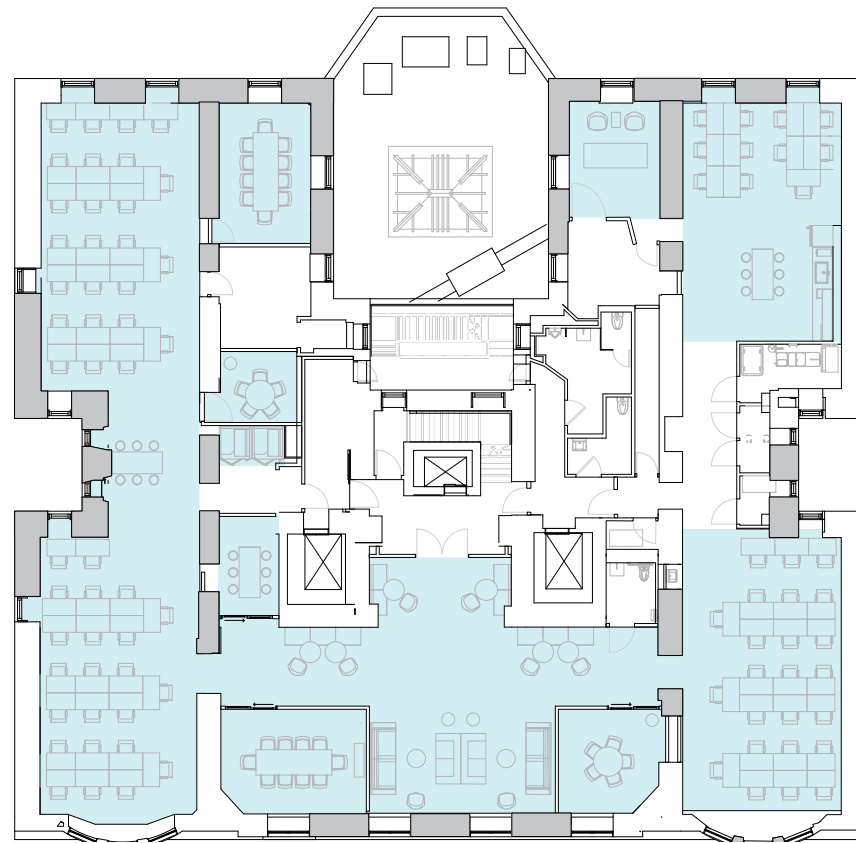
8,800 RSF

8,800 RSF Suite 02-100

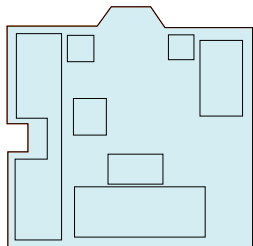
5  
MEETING ROOM(S)

## LEGEND

 DEDICATED SPACE



WEST 27TH STREET



WEST 27TH STREET

# 3rd Floor

8,800 RSF






6

MEETING ROOM(S)

3

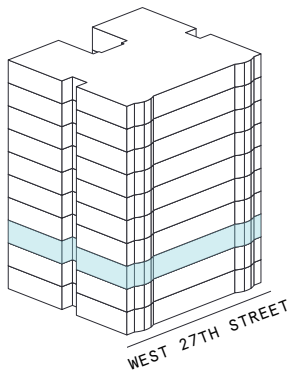
SHARED WORKSPACE(S)

## LEGEND

-  MEETING ROOM
-  SHARED WORKSPACE
-  DEDICATED SPACE



WEST 27TH STREET



# 3rd Floor

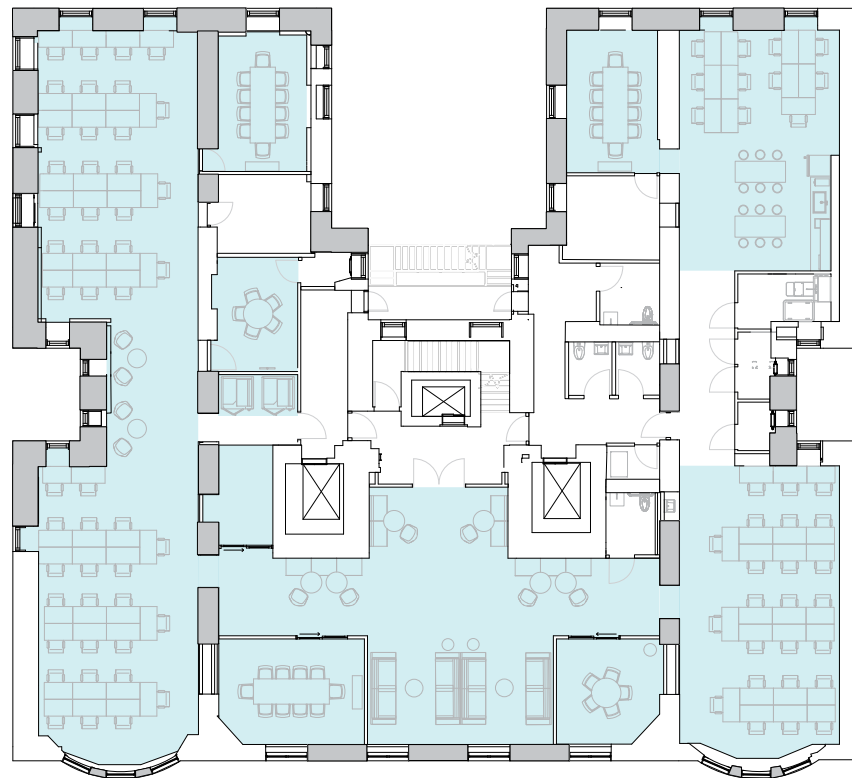
8,800 RSF

8,800 RSF Suite 03-100

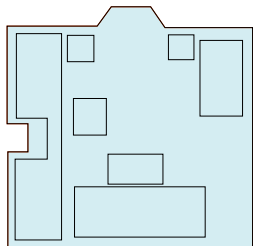
6  
MEETING ROOM(S)

## LEGEND

 DEDICATED SPACE



WEST 27TH STREET



WEST 27TH STREET

# 4th Floor

8,800 RSF






6

MEETING ROOM(S)

3

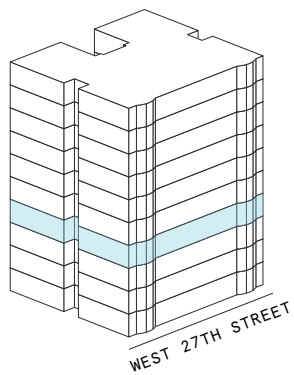
SHARED WORKSPACE(S)

## LEGEND

-  MEETING ROOM
-  SHARED WORKSPACE
-  DEDICATED SPACE



WEST 27TH STREET



# 4th Floor

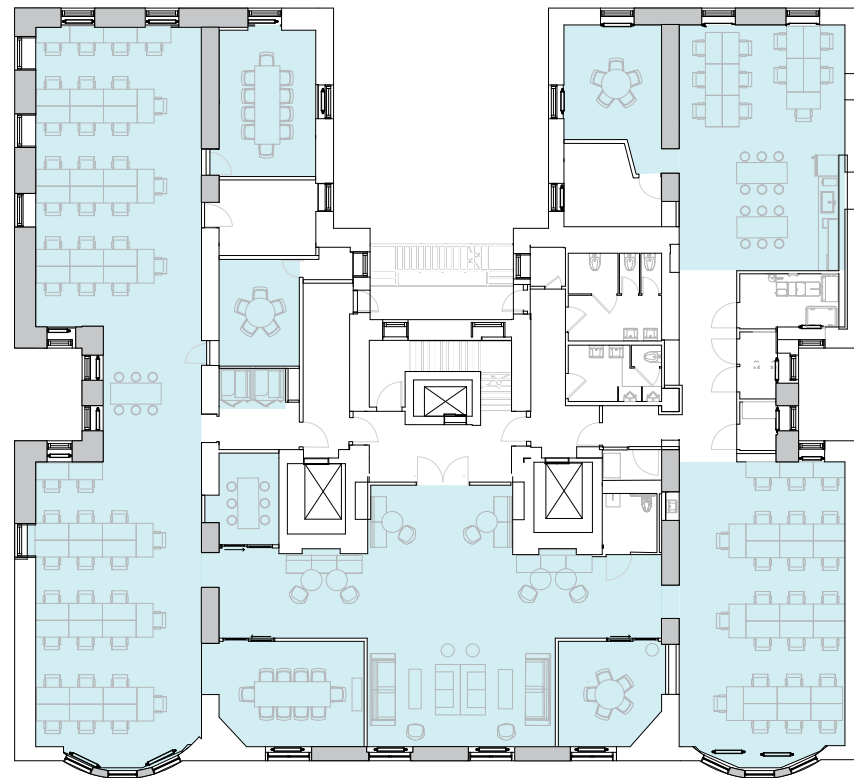
8,800 RSF

8,800 RSF Suite 04-100

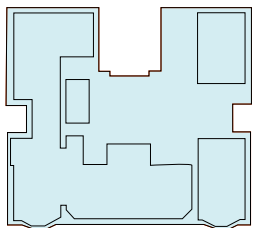
6  
MEETING ROOM(S)

## LEGEND

 DEDICATED SPACE



WEST 27TH STREET



WEST 27TH STREET



# Contact

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For leasing inquiries please  
reach out to our team.

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FSABZEVARI@CHESTNUTHOLDINGS.COM