

345
PARK
AVE

RUDIN

Take your place
on Park

345 PARK AVE



An avenue unlike any other

345 Park Ave gives you the rare opportunity to find yourself in a world-class business destination — Park Avenue.

You will be surrounded by an impressive roster of tenants such as Blackstone, NFL, JPMorgan Chase, and the future world headquarters for Citadel right across the street.

345 PARK AVE





345 PARK AVE

A space that speaks volumes

Total available: 290,673 SF

- › Full-block building with entrances on Park and Lexington avenues
- › 70,000 SF base floor plates
- › 38,000 SF tower floor plates
- › 40,000 SF of planned amenities
- › Virtually column-free tower floors
- › 12'8" slab-to-slab heights
- › On-site parking, featuring more than 150 spots

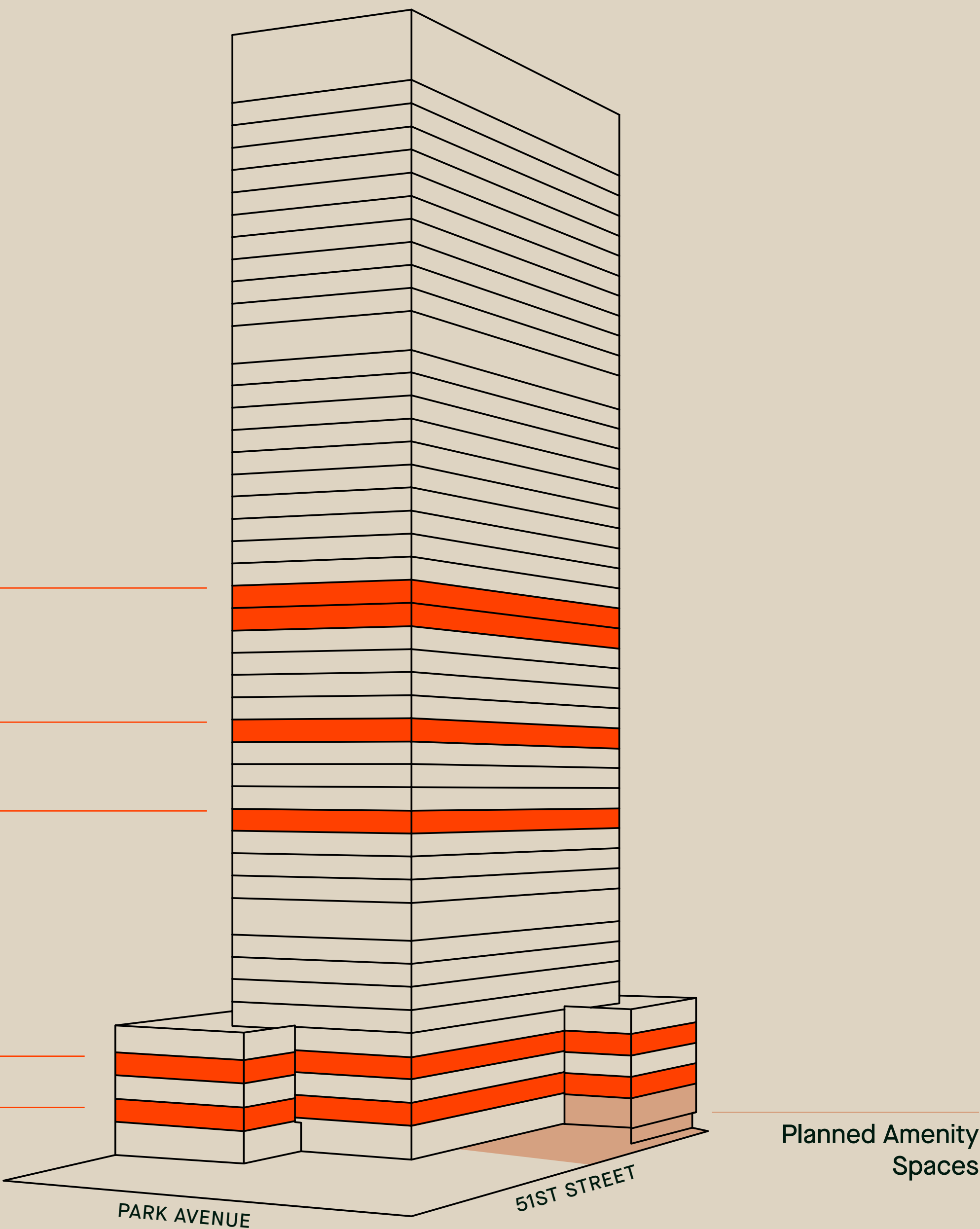
E23: 37,913 RSF Available 1/26
E22: 37,913 RSF Available 1/26
TOTAL: 75,826 RSF

E17: 37,841 RSF Available now

E13: 36,253 RSF Available 1/26

E4: 70,400 RSF Available 1/26

E2: 70,353 RSF Available 1/26



345 PARK AVE

Amenities to call your own

Coming soon are an array of mindfully planned amenities designed to delight. You'll come to expect al fresco dining, a health and fitness center, and spaces that can accommodate anything from breakfast and lunch meetings to after-work entertainment and company functions.

- » Elevated and casual dining options
- » Versatile lounge
- » Wellness and fitness center

345 PARK AVE



◊ Fine dining





◇ Al fresco plaza dining

Test fits

» Trading

345
PARK
AVE

Podium floors

WORK SEATS

- Office (130 & 250 SF)
18
- Trading desk (5')
573
- Total seats
591

COLLABORATION

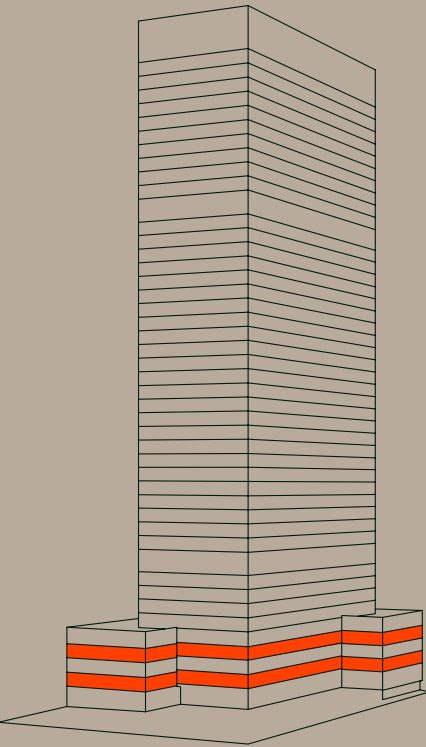
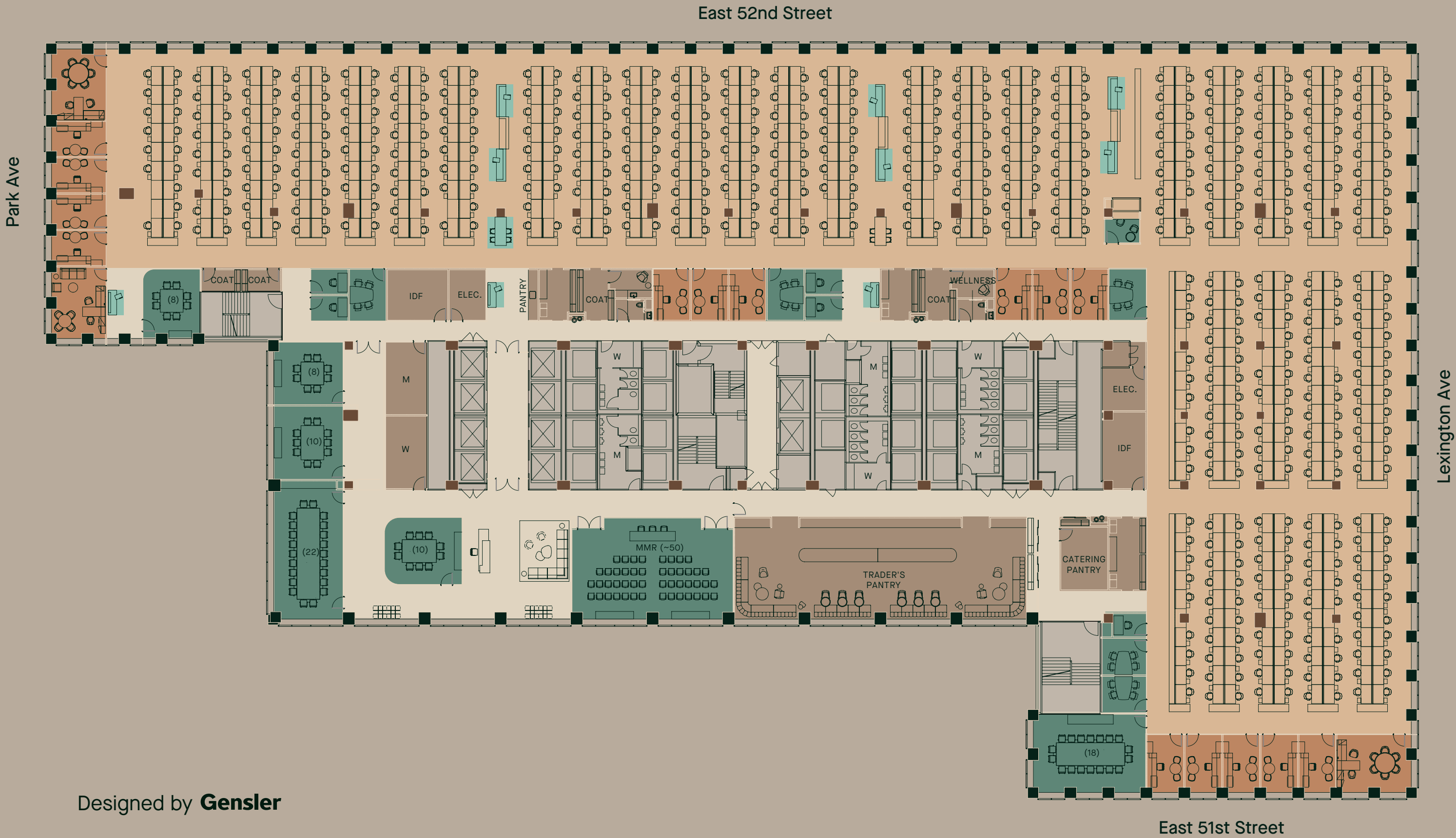
- Enclosed conf seats
155
- Open collab seats
32
- Total collab seats
187

DETAILS

Ceiling Height
13'7"

Designed by **Gensler**

Download test fits



RUDIN

Test fits

» Financial Service (Non-Traditional)

345
PARK
AVE

Podium floors

WORK SEATS

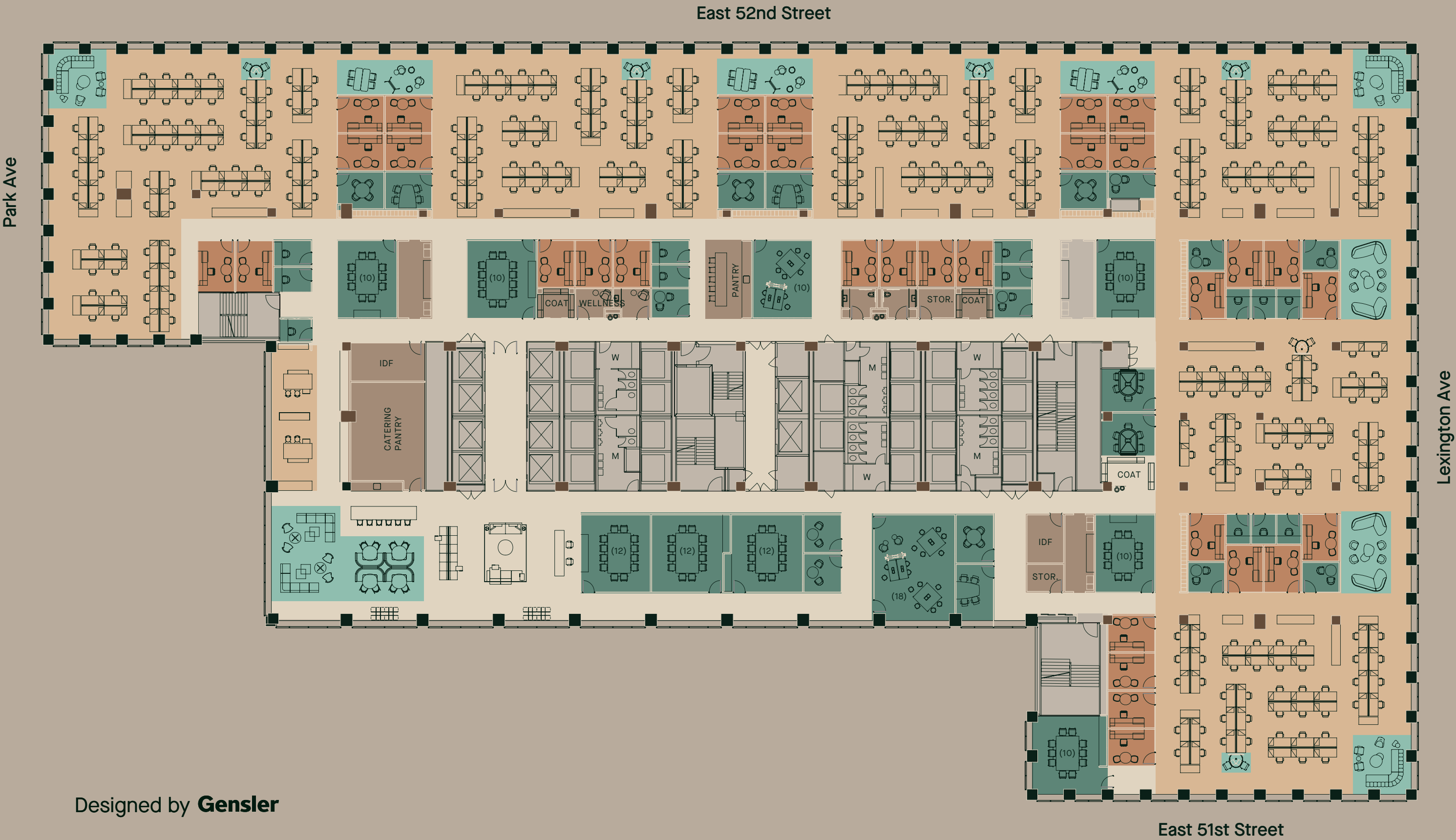
- Office (115 SF)
33
- Workstation (6' bench)
294
- Total seats
327

COLLABORATION

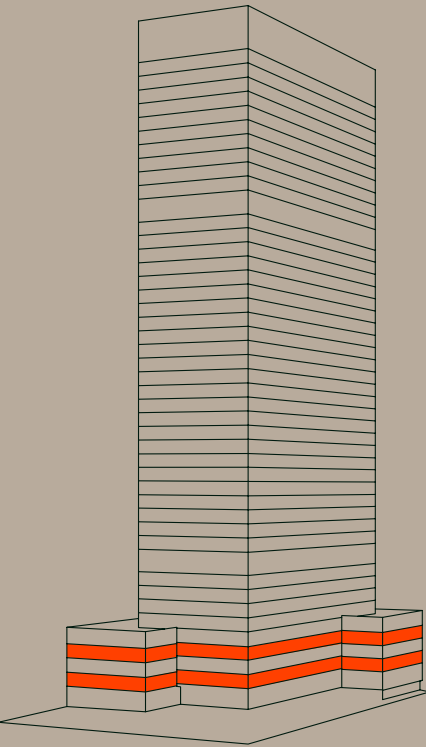
- Enclosed conf seats
183
- Open collab seats
80
- Total collab seats
263

DETAILS

Ceiling Height
13'7"



Download test fits



RUDIN

Test fits

» Financial Service (Non-Traditional)

345
PARK
AVE

Tower floors

WORK SEATS

- Office (115 SF)
18
- Workstation (6' bench)
164
- Total seats
182

COLLABORATION

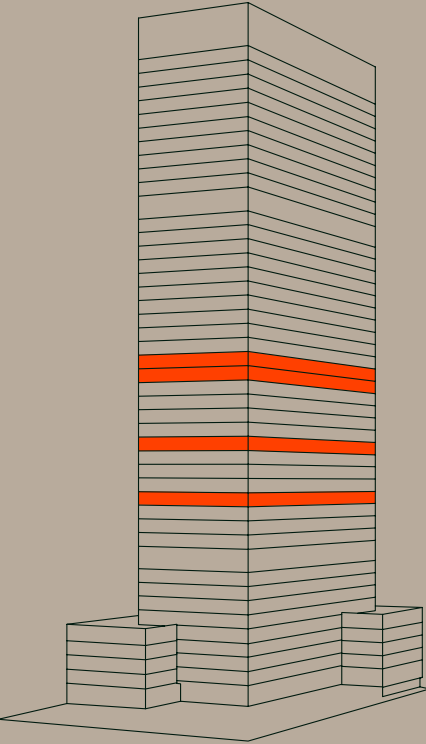
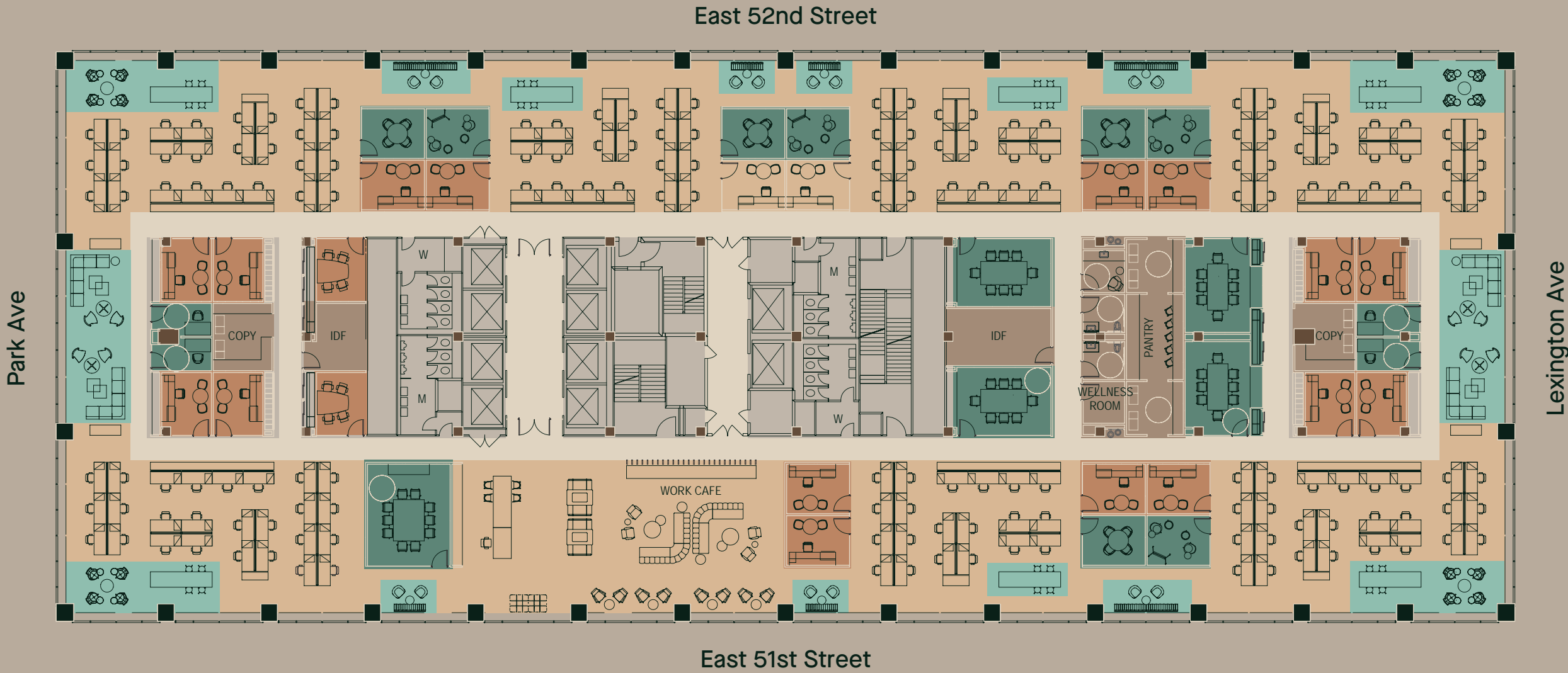
- Enclosed conf seats
86
- Open collab seats
96
- Total collab seats
182

DETAILS

Ceiling Height
13'7"

Designed by **Gensler**

Download test fits



RUDIN

Test fits

» Financial Service (Traditional)

345
PARK
AVE

Tower floors

WORK SEATS

- Office (115 SF)
27
- Workstation (6' bench)
160
- Total seats
187

COLLABORATION

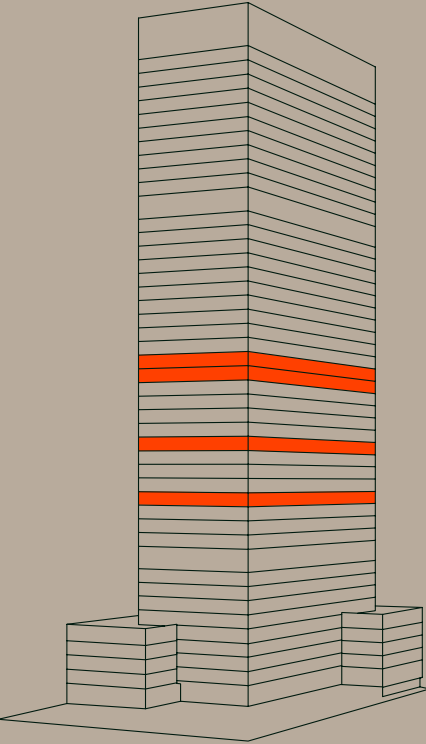
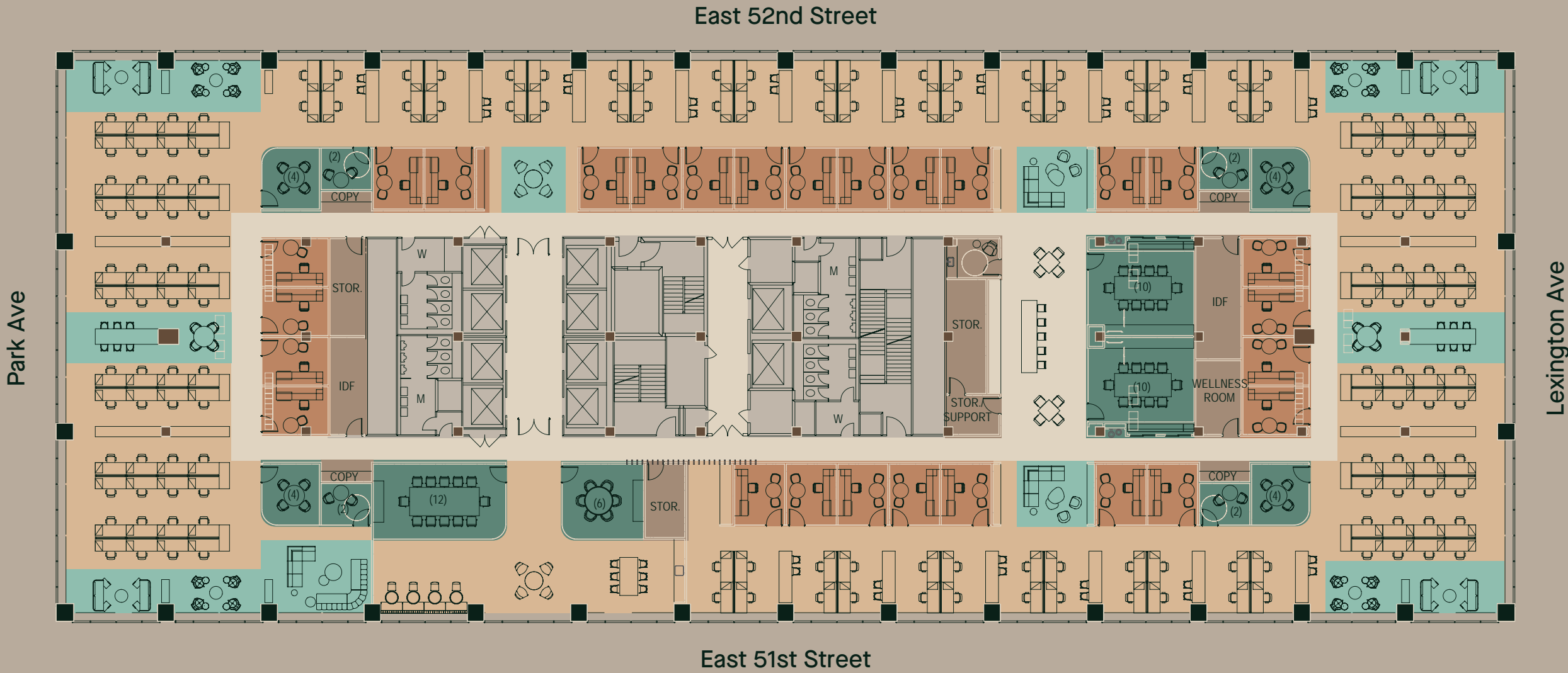
- Enclosed conf seats
62
- Open collab seats
55
- Total collab seats
117

DETAILS

Ceiling Height
13'7"

Designed by **Gensler**

Download test fits



RUDIN

Test fits

» Legal (Universal Office)

345
PARK
AVE

Tower floors

ATTORNEY

Perimeter attny. office

54

Interior assoc. office

28

Total seats

82

CONFERENCE/SUPPORT

Conference seats

56

Support staff - secretary

12

Total conference/support seats

68

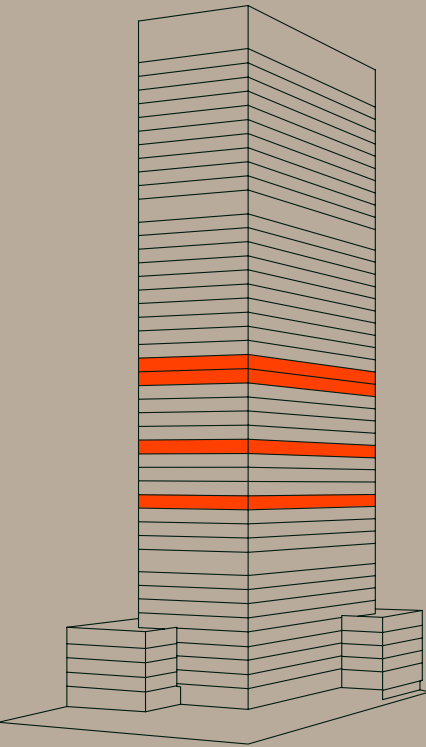
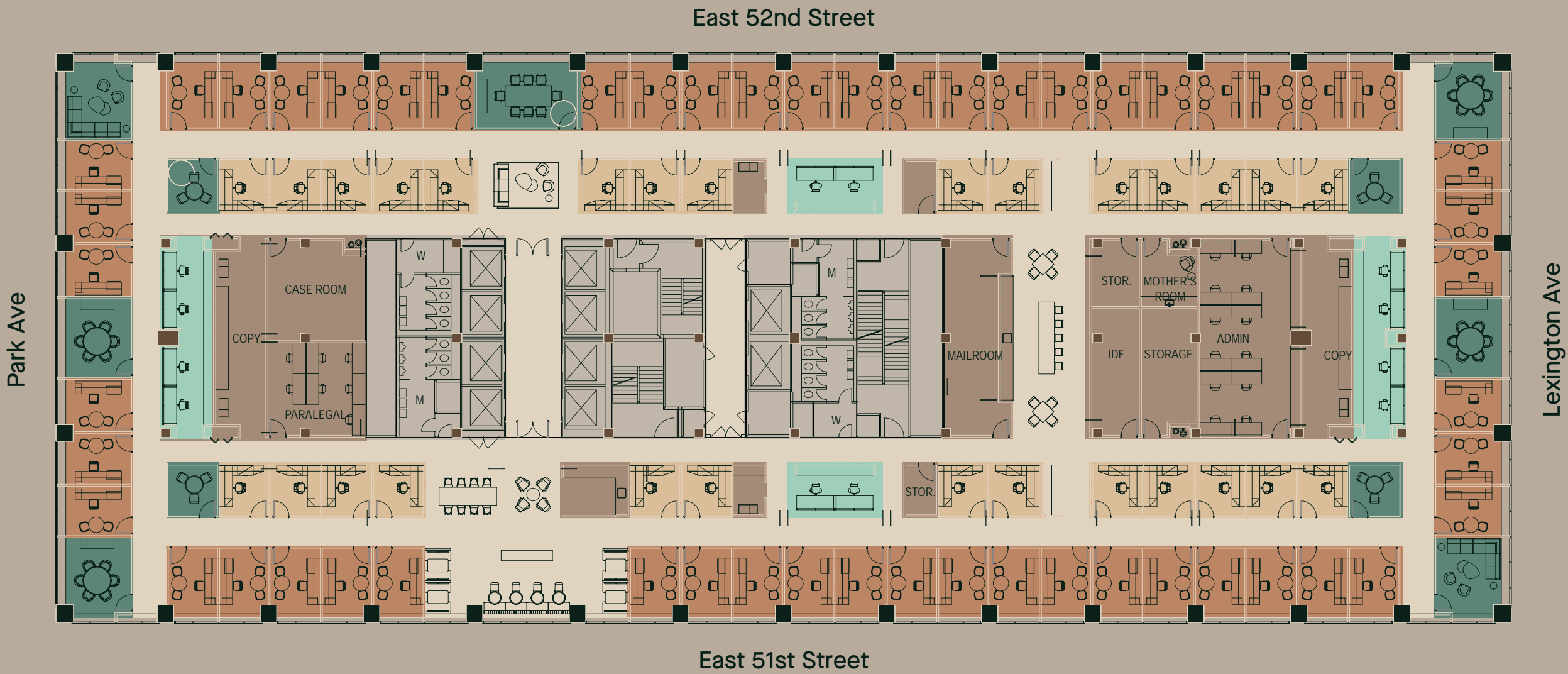
DETAILS

Ceiling Height

13'7"

Designed by **Gensler**

Download test fits



RUDIN

Test fits

» Legal (Two Office Sizes)

345
PARK
AVE

Tower floors

ATTORNEY

Perimeter partner office (190 SF)

22

Assoc. office (95 and 120 SF)

52

Total seats

74

CONFERENCE/SUPPORT

Conference seats

52

Support staff - secretary

12

Total conference/support seats

64

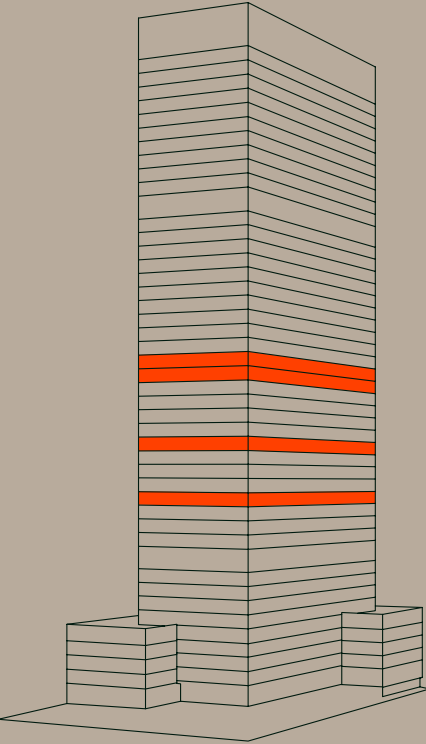
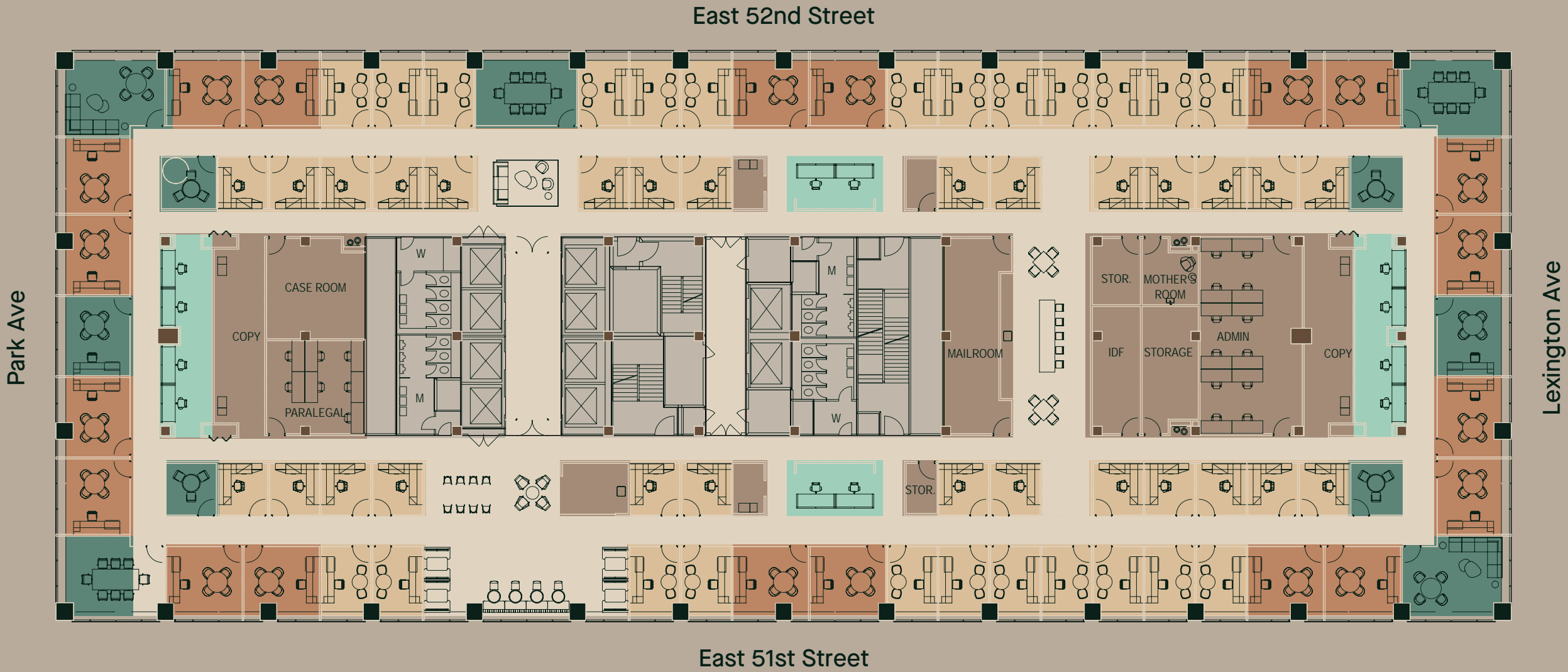
DETAILS

Ceiling Height

13'7"

Designed by **Gensler**

Download test fits



RUDIN











The envy of other neighborhoods

One of the few buildings in Manhattan with its own zip code, 345 Park lets you feel like you are in a world of your own. While you are surrounded by the energy of the city, world-class shopping and dining, the iconic boulevard, and atmosphere of the area offer a refreshing respite you didn't know existed.

- See
- Dine & Drink
- Stay
- Shop

345 PARK AVE





345 PARK AVE

World-class access, from your front door

Enjoy proximity to public transit in a way you never thought possible. 345 Park offers access to the 6 train right outside your door and is only a few blocks from the historical Grand Central Terminal.

Subway

E M 4 5 6 7 S

- Lexington Ave & 53rd St 1 min walk
- 5th Ave & 53rd St 3 min walk
- Grand Central 7 min walk

Bus

Plethora of local and commuter bus access from Lexington Avenue

Trains

MetroNorth, LIRR

345 PARK AVE



The Rudin Way

Founded in 1925 by Samuel Rudin, Rudin is a cornerstone of New York City's evolving real estate landscape. Led by the Rudin family for four generations, we cultivate communities with a deep connection and unwavering commitment to transforming New York.

From iconic landmarks to cutting-edge developments, Rudin sets the standard for excellence in office and residential real estate, focusing on sustainability, technology and innovative design. More than creating spaces, we curate experiences that inspire, empower and endure. Our people embody inventive thinking and best-in-class service. We are partners in progress, collaborating with tenants, stakeholders and city leaders to create lasting value and opportunity, building a higher quality of life for all New Yorkers.

345 PARK AVE

For leasing inquiries, please contact us

RUDIN

Thomas M. Keating

tkeating@rudin.com
212.407.2481

Robert Steinman

rsteinman@rudin.com
212.407.2490

Kevin Daly

kdaly@rudin.com
212.407.2437