

1501 BROADWAY

THE PARAMOUNT BUILDING

CBRE

CITYPICKLE **NOW OPEN**
ON THE 8TH FLOOR!



BUILDING AMENITIES



CityPickle

Amenities include:

- Brand New CityPickle facility that includes 7 pickleball courts, a full-service bar and restaurant, lounge and event spaces, showers and more
- Macchiato Espresso & Wine Bar
- Recently completed Bevmax Office Center that offers private offices, conferencing and events facilities for rent



CityPickle



CityPickle



Macchiato Espresso & Wine Bar



Bevmax Office Center



Bevmax Office Center

RENOVATED LOBBY

As part of ownership's \$50 million capital campaign, the building lobby was relocated from Broadway to 43rd Street, ownership installed new escalators and elevators, new windows throughout the building, and seamless facial recognition access in for all tenants.






HISTORY REDEFINED IN MIDTOWN

Paramount Pictures, one of the major American motion picture companies in the 1920s, built its headquarters at 1501 Broadway, along with a cinematic theatre. Construction lasted a year between 1926-1927 costing \$13.5 million. At the time of its completion, it was the tallest building in Times Square, and once sported an observation deck.

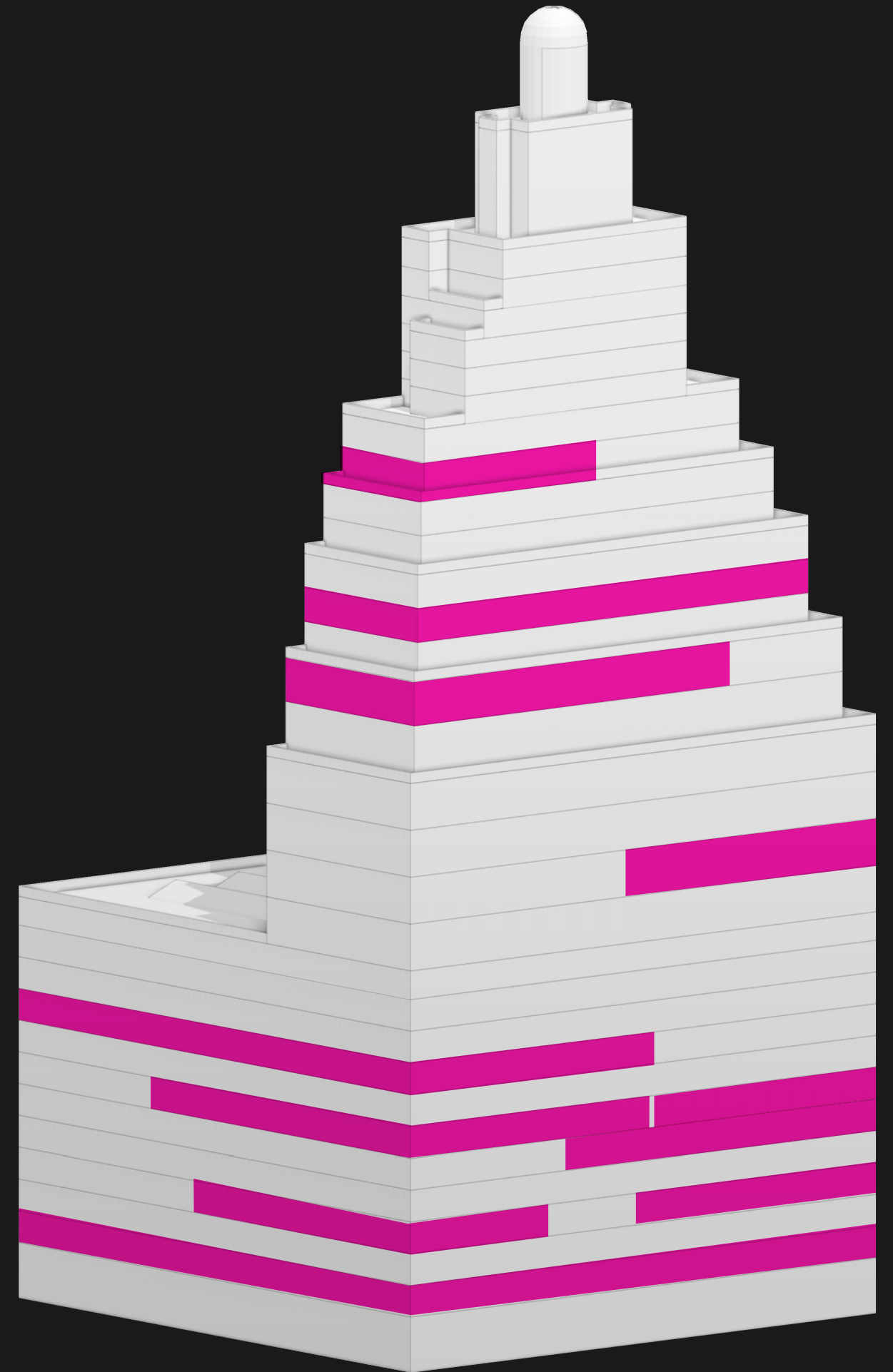
Today, the Paramount Building is known for its large four-faced clock near the top of the pyramidal architectural feature, with the hours denoted by five-pointed stars (forming a circle of stars as used in the Paramount Pictures logo) topped by an ornamental glass globe. At the outset of World War II, the globe and clock were painted black to maintain blackout conditions for fear of an enemy invasion; they were restored in 1996.

CURRENT AVAILABILITIES

FLOOR	RSF	CONDITION	VIRTUAL TOUR 
P25	4,066 RSF	Built - Second Generation	
E21	12,681 RSF	New Prebuilt	★
P19	10,301 RSF	Built - Second Generation	
P15	11,391 RSF	Built - Second Generation	
P10	13,193 RSF	Whitebox Space - Build to Suit Opportunity	
P8 - 803	4,481 RSF	Built - Second Generation, Fully Furnished	
P8 - 802	10,178 RSF	Built - Second Generation, Fully Furnished	★
P7	8,397 RSF	New Prebuilt	★
P5 - 515	9,851 RSF	Raw Space - Build to Suit Opportunity	
P5 - 501	11,578 RSF	New Prebuilt	★
E3	40,912 RSF	Raw Space - Build to Suit Opportunity	

[DOWNLOAD FLOORPLANS !\[\]\(5eb1325dfdc3f1cad8426726c0db51cd_img.jpg\)](#)

[VISIT THE BUILDING WEBSITE !\[\]\(eafc244b53721dd1ec133f0772f70fc7_img.jpg\)](#)





ENTIRE 3RD FLOOR

40,912 RSF (Divisible to 33,492 RSF)

Currently in shell condition with private double door access from the 3rd floor sky lobby. Ownership willing to provide a turnkey buildout per tenant's program or provide a tenant improvement allowance.

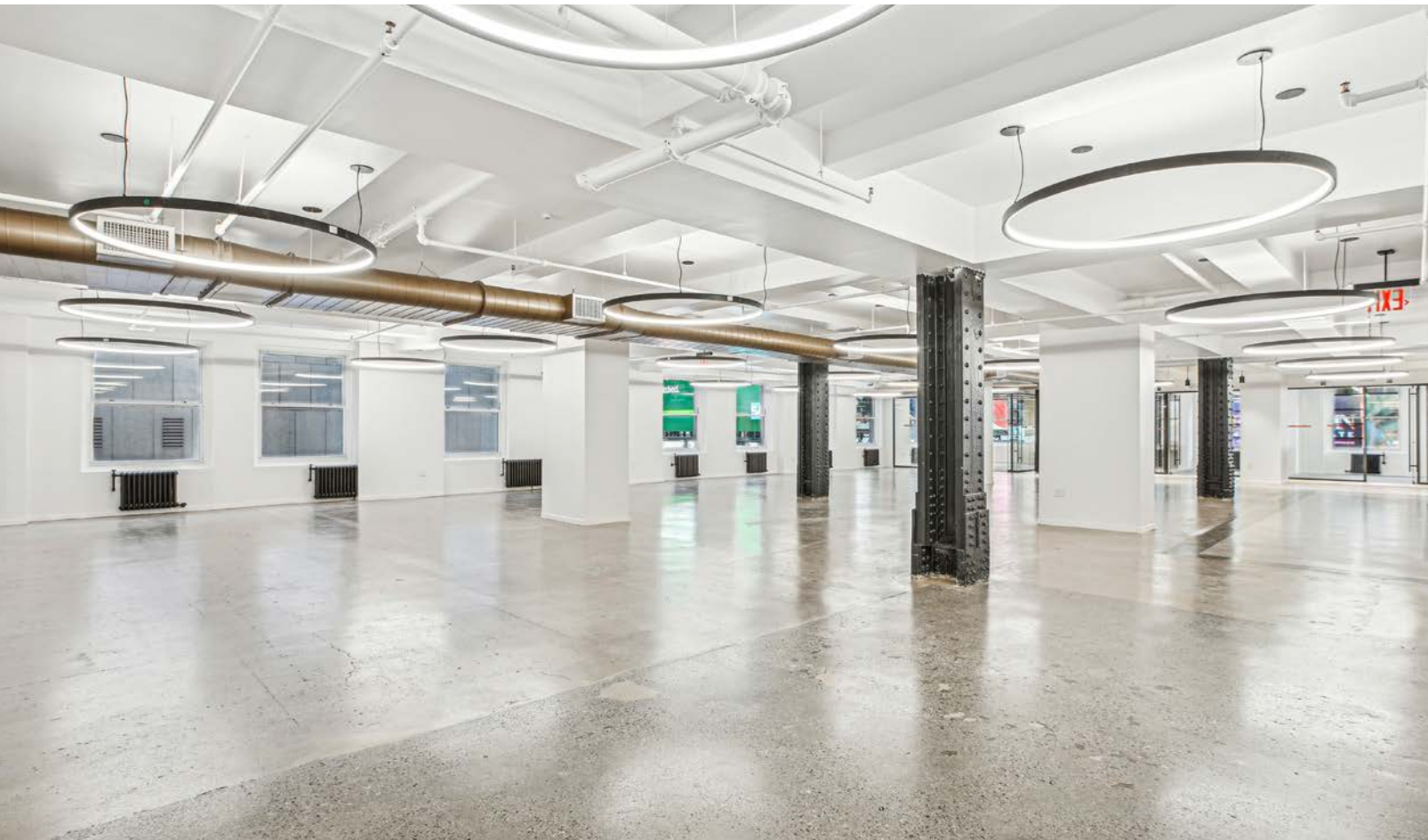
***Building standard finishes pictured**



PARTIAL 5TH FLOOR

Suite 501 - 11,578 RSF

Prebuilt suite consisting of 6 offices, along Broadway, 3 conference rooms, open area for ~40 workstations and a pantry.



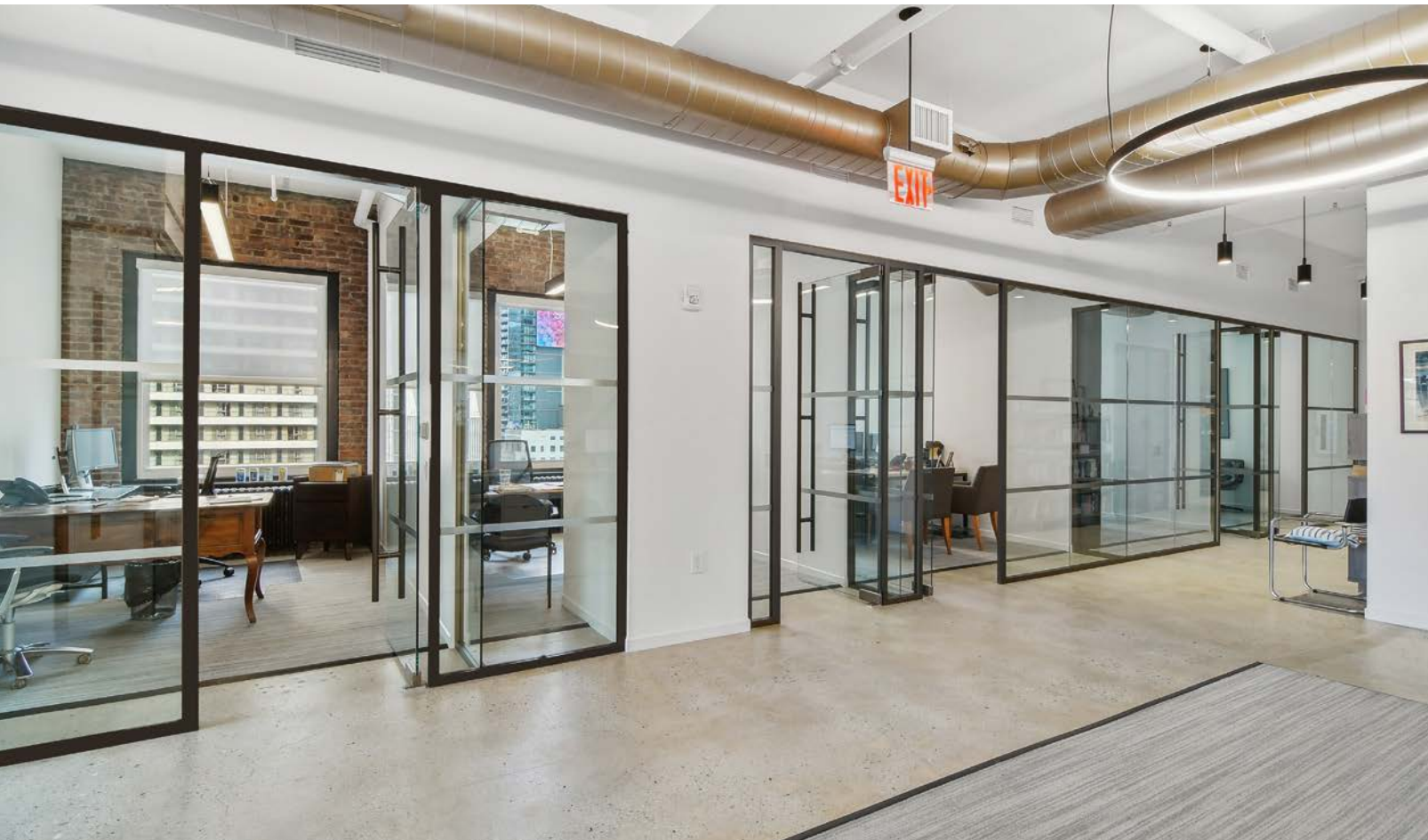


PARTIAL 5TH FLOOR

Suite 515 - 9,851 RSF

Currently in shell condition. Ownership willing to provide a turnkey buildout per tenant's program or provide a tenant improvement allowance.

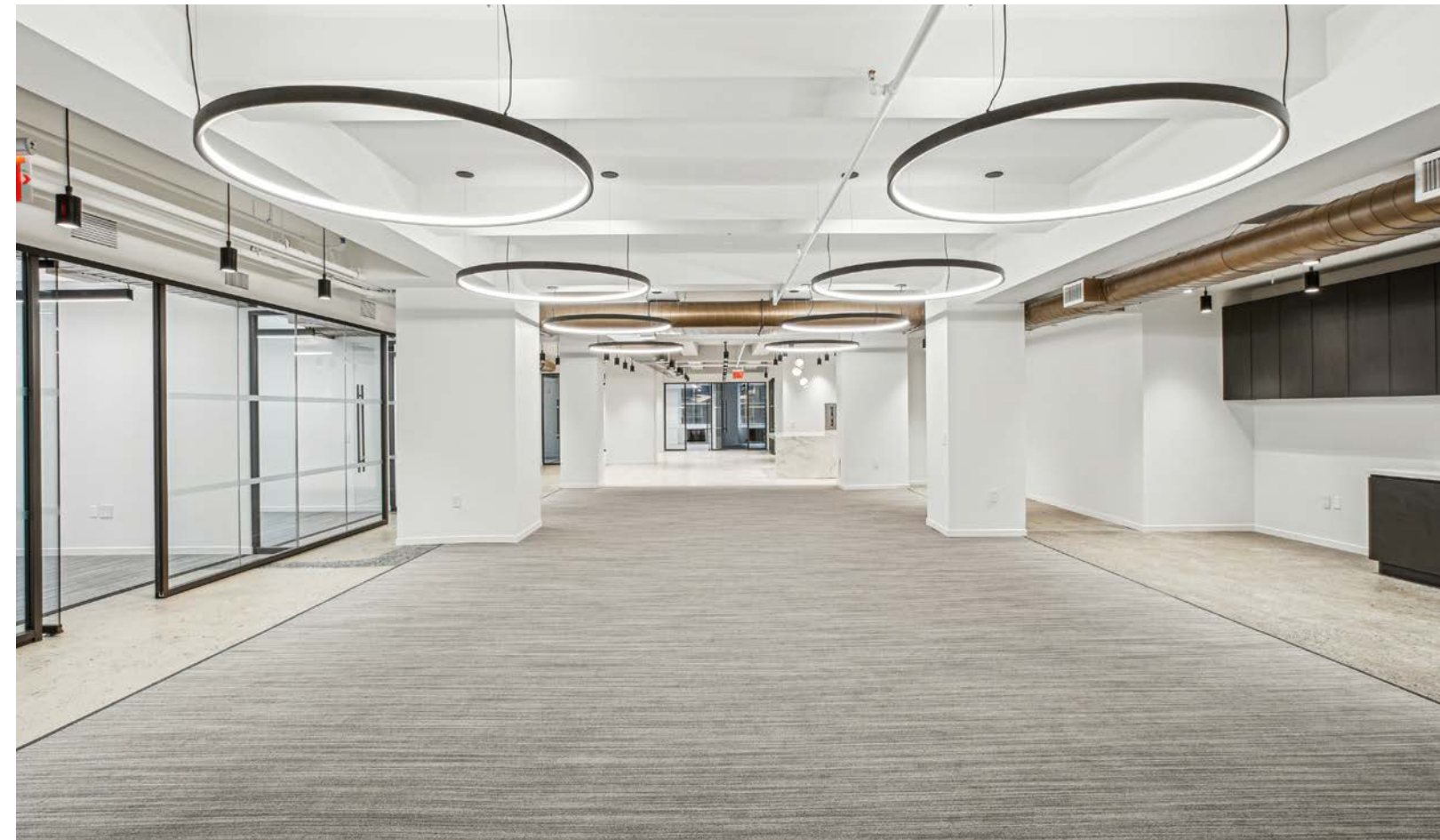
***Building standard finishes pictured - Ownership to prebuild**



PARTIAL 7TH FLOOR

8,397 RSF

Prebuilt suite consisting of 4 offices, 2 conference rooms, 2 meeting rooms, 2 open break-out areas, open area for ~37 workstations, 1 phone room and a pantry.





PARTIAL 8TH FLOOR

Suite 802 - 10,178 RSF

Built, fully furnished second generation space.

Contiguous with Suite 803 for 14,659 RSF

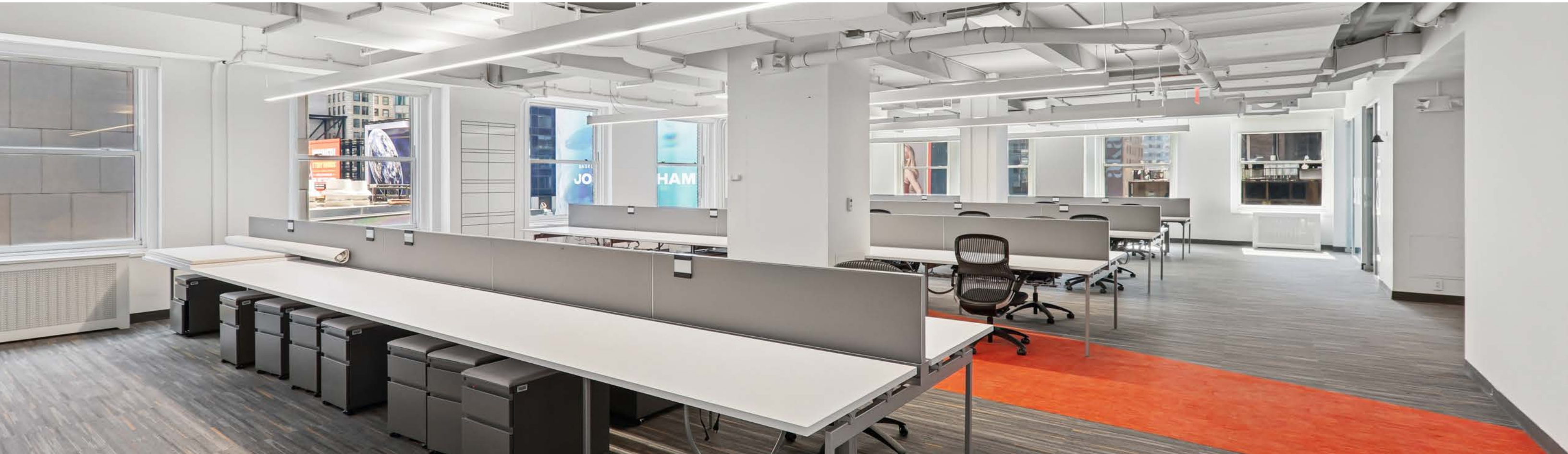


PARTIAL 8TH FLOOR

Suite 803 - 4,581 RSF

Built and furnished second generation space.

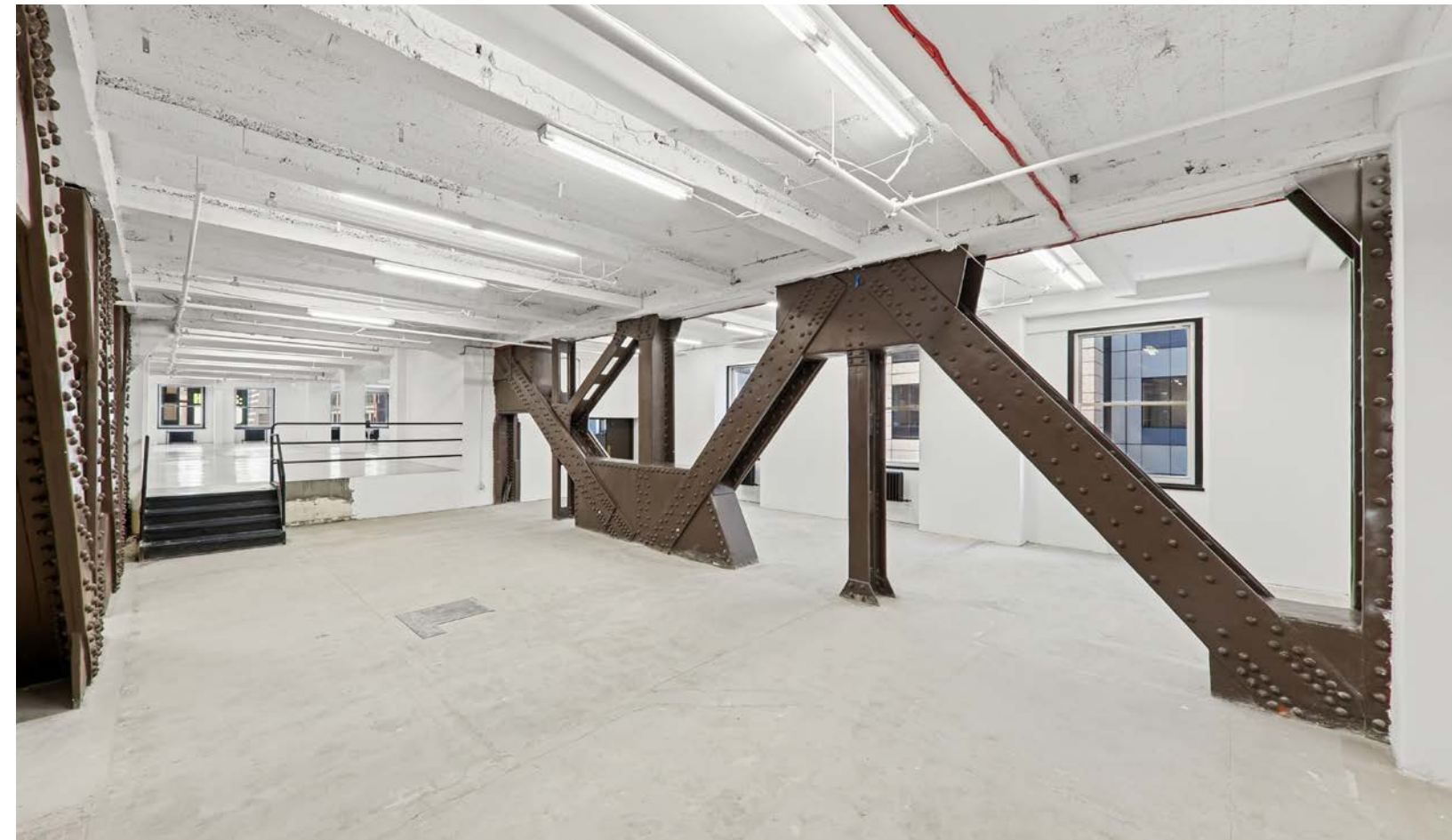
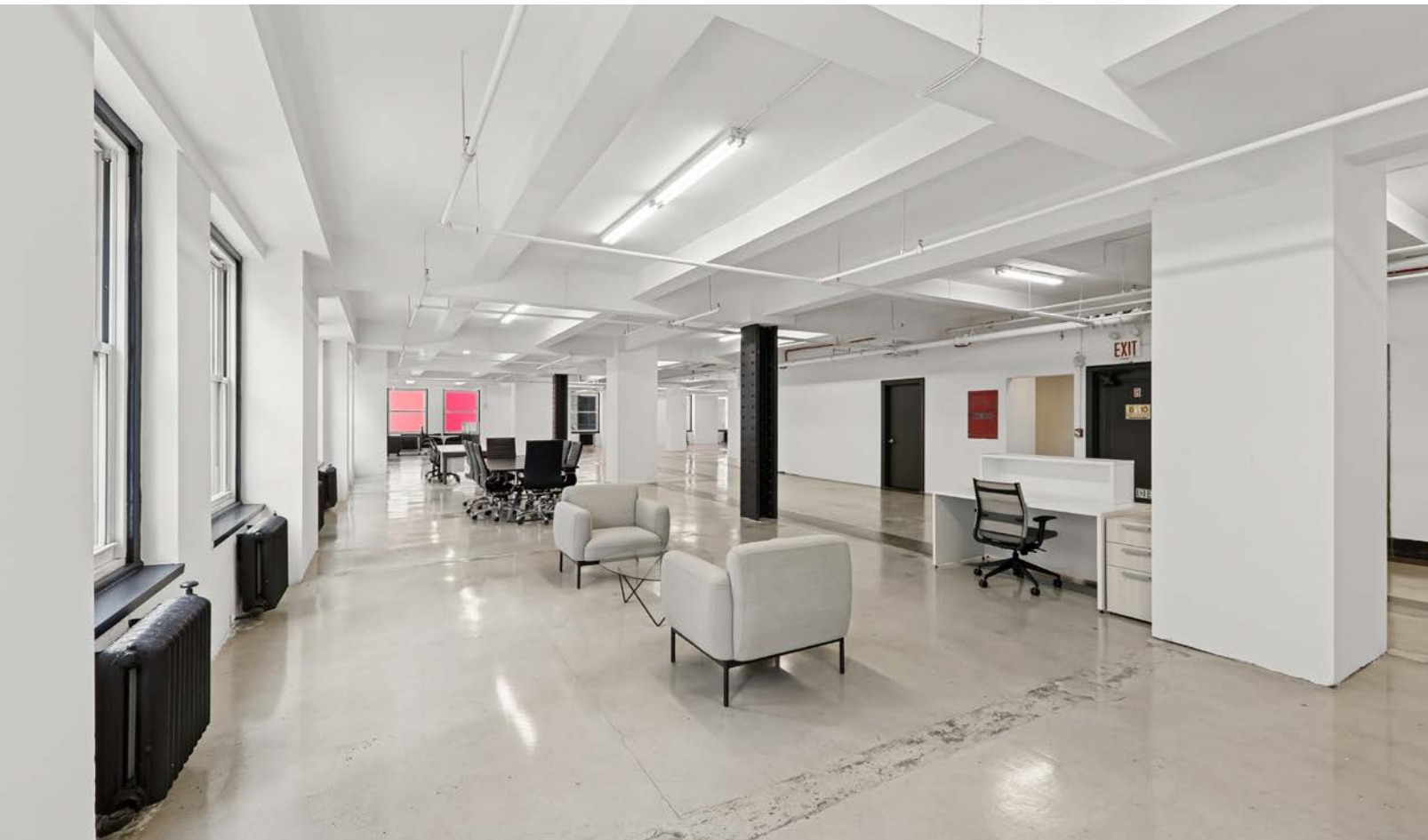
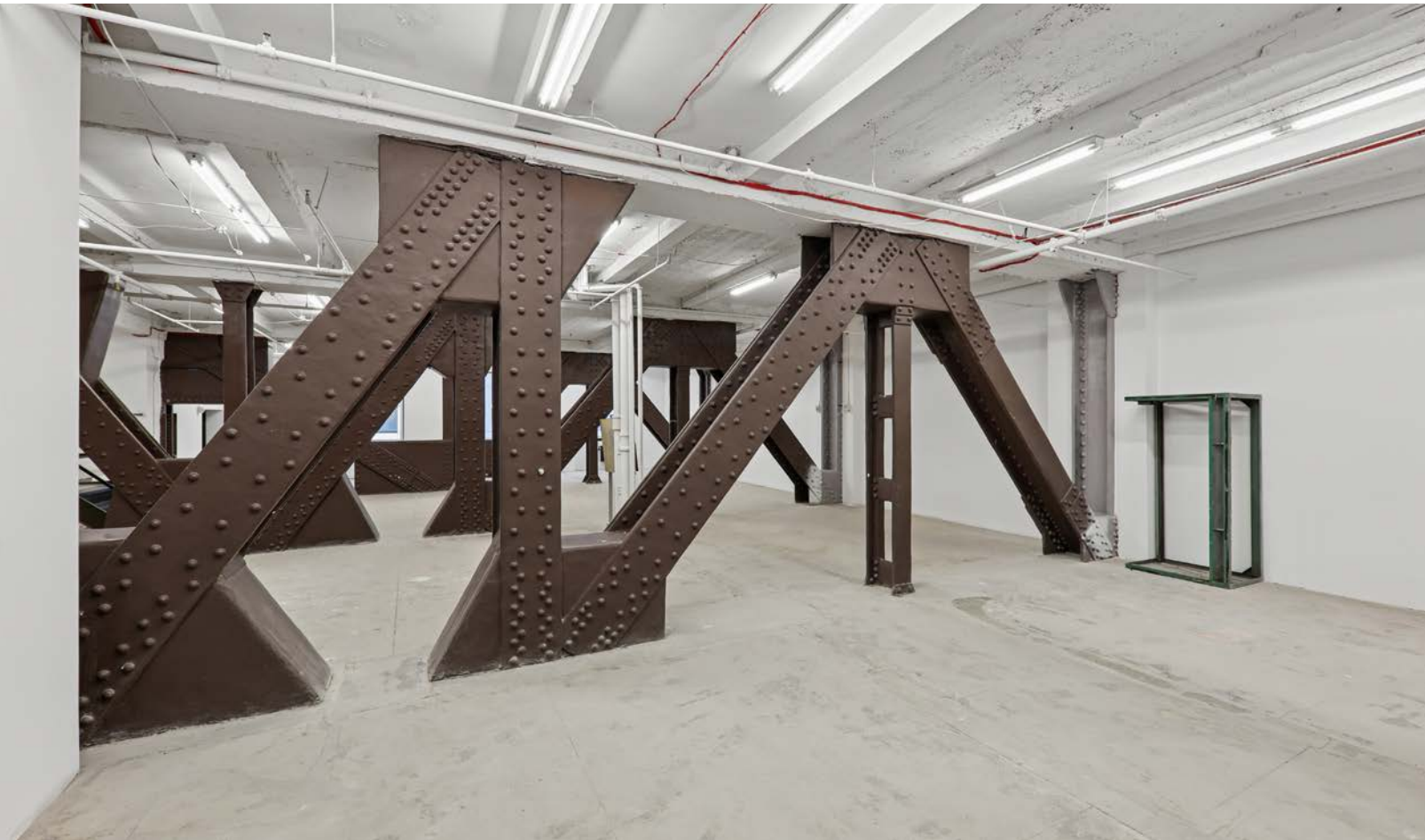
Contiguous with Suite 802 for 14,659 RSF



PARTIAL 10TH FLOOR

13,193 RSF

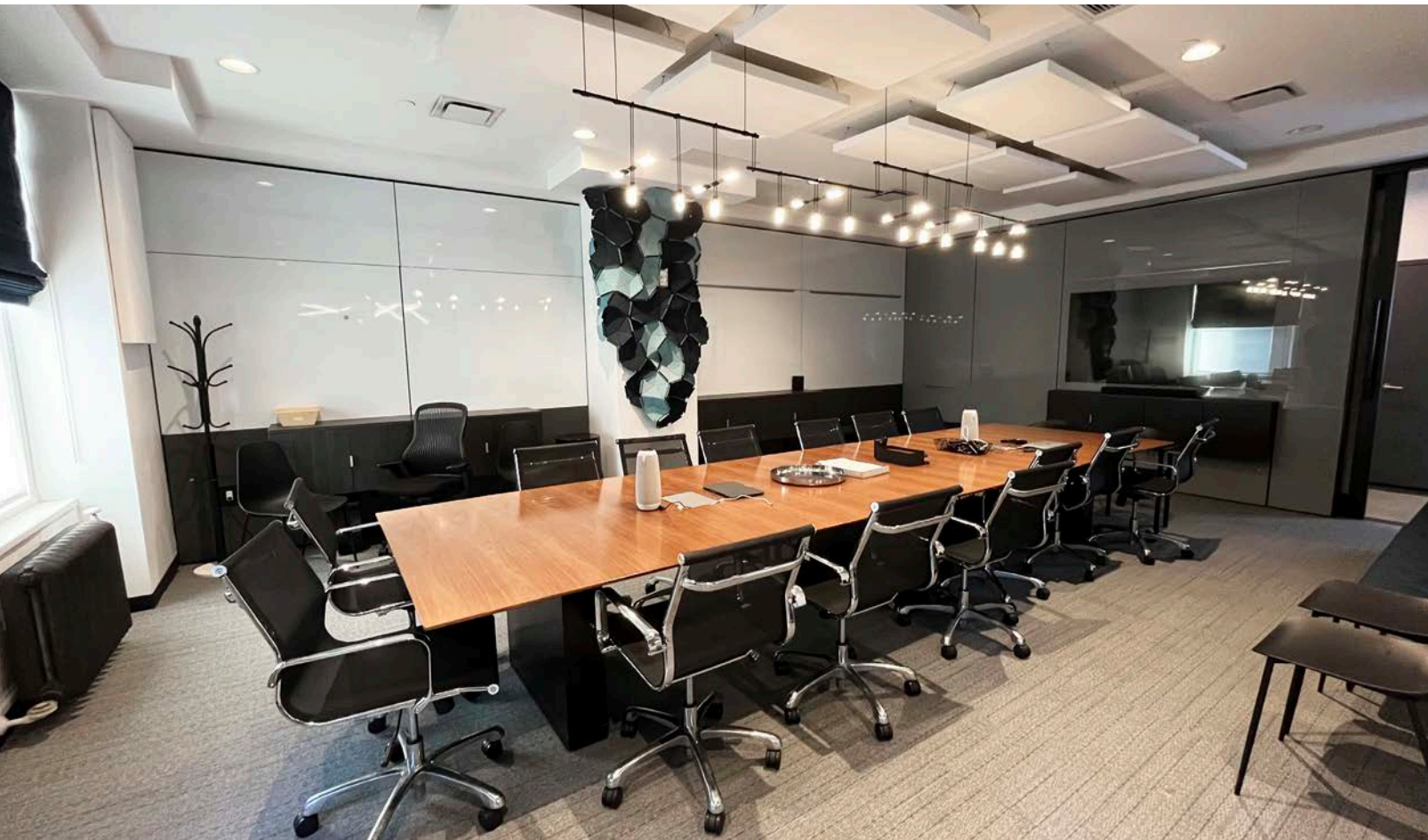
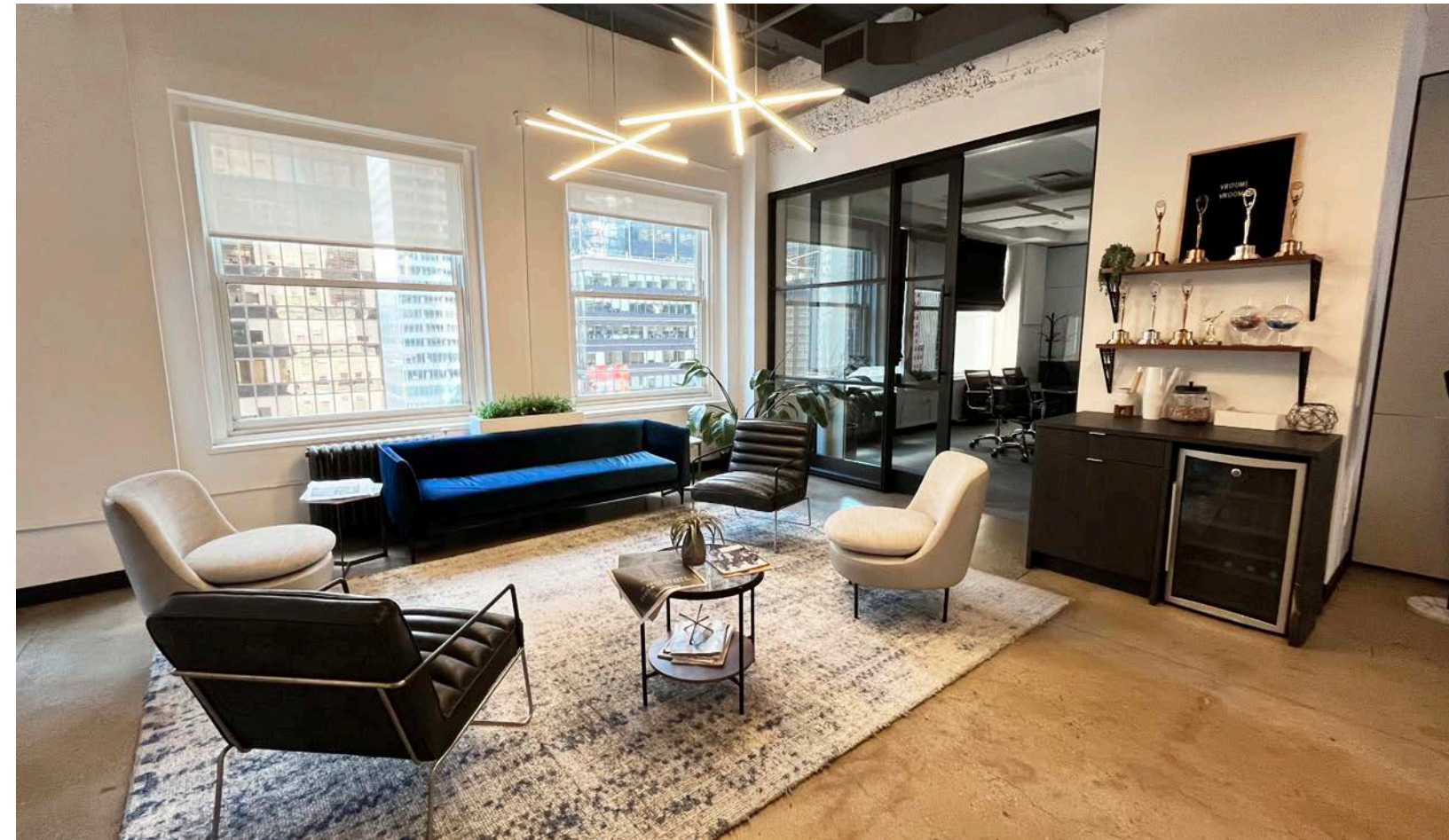
White box space with concrete flooring and exposed ceilings. Space features a unique lower-level section with exposed columns and views along Broadway. Ownership willing to provide a turnkey buildout per tenant's program or provide a tenant improvement allowance.



PARTIAL 19TH FLOOR

10,301 RSF

Built space that consists of 4 offices/meeting rooms, 3 conference rooms, 2 phone rooms, open area and a pantry.





ENTIRE 21ST FLOOR

12,681 RSF

Prebuilt suite consisting of 5 perimeter offices along Broadway, 2 conference rooms, open area, and large pantry. Four sides of natural light including views of the Hudson River.



PARTIAL 25TH FLOOR

4,066 RSF

Built space that consists of 2 conference rooms, 3 offices and a pantry. Views of the Hudson River.



UNPARALLELED ACCESS

RESTAURANTS

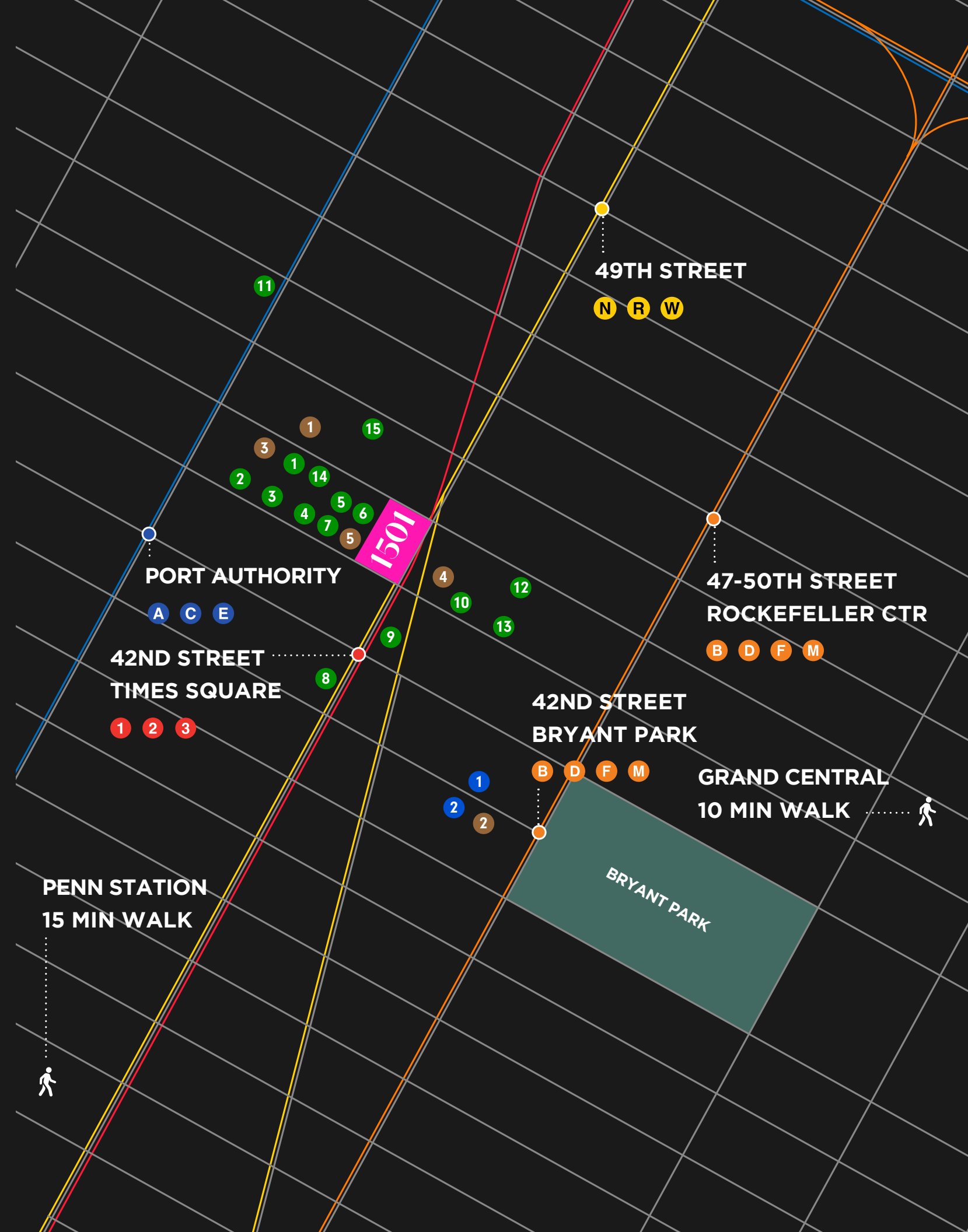
- 1 Carmine's Italian
- 2 Los Tacos
- 3 Brooklyn Deli
- 4 Hard Rock Cafe
- 5 Taco Bell
- 6 Raising Cane's
- 7 Bubba Gump Shrimp
- 8 Red Lobster
- 9 UrbanSpace Times Square
- 10 Brooklyn Diner
- 11 All'Antico
- 12 Osteria al Doge
- 13 Mermaid Oyster Bar
- 14 Sardi's
- 15 Junior's Restaurant & Bakery

COFFEE

- 1 787 Coffee
- 2 Maman
- 3 Dunkin' Donuts
- 4 Starbucks
- 5 Macchiato Coffee Bar

GYMS

- 1 Equinox
- 2 SoulCycle



1501 BROADWAY

THE PARAMOUNT BUILDING

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