



RARE BOUTIQUE OFFICE & SHOWROOM OPPORTUNITY IN A PRIME MIDTOWN LOCATION

1,900 - 6,794 SF

11 WEST 56TH STREET (OFF FIFTH AVENUE)
NEW YORK, NY

11w56.com

EMMES®
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BUILDING HIGHLIGHTS

Flexible full-floor plates across multiple levels, accommodating single- or multi-floor configurations. Private outdoor terrace on the 4th floor.

Neighbors include Louis Vuitton, Tiffany, Prada, Bulgari, Gucci, Chanel, Rolex and many others.

Aman, St. Regis, Peninsula, Four Seasons and the Plaza Hotel all within 1 to 2 blocks.

Immediate proximity to Fifth Avenue - the highest grossing retail street in the United States, without the price.

Striking landmark-style façade meets brand-new infrastructure, including modern systems, a new elevator, and oversized upper-floor windows—blending timeless Midtown charm with contemporary performance.

5TH FLOOR
1,909 SF

4TH FLOOR
1,901 SF
+849 SF TERRACE

3RD FLOOR
2,984 SF

TOTAL
6,794 SF



CEILING HEIGHT
15'

CEILING HEIGHT
12'

CEILING HEIGHT
13'

25' FRONTAGE

OFFICE **ELEVATIONS**

Rare boutique office and showroom opportunity

Immediate proximity to Fifth Avenue

Striking landmark-style façade

Flexible full-floorplates across multiple levels



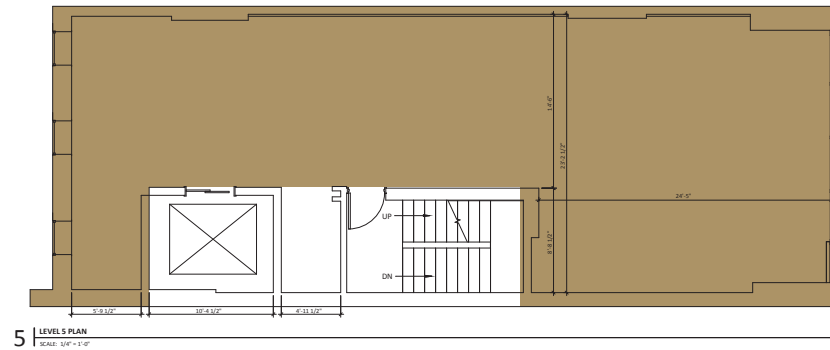
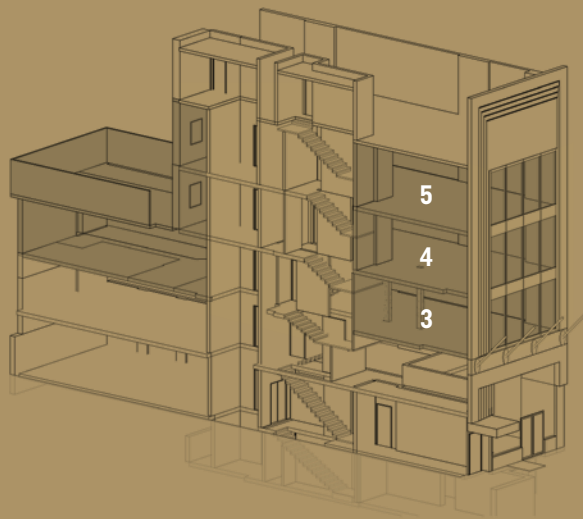
CONCEPTUAL RENDERING



3RD - 5TH FLOORPLANS

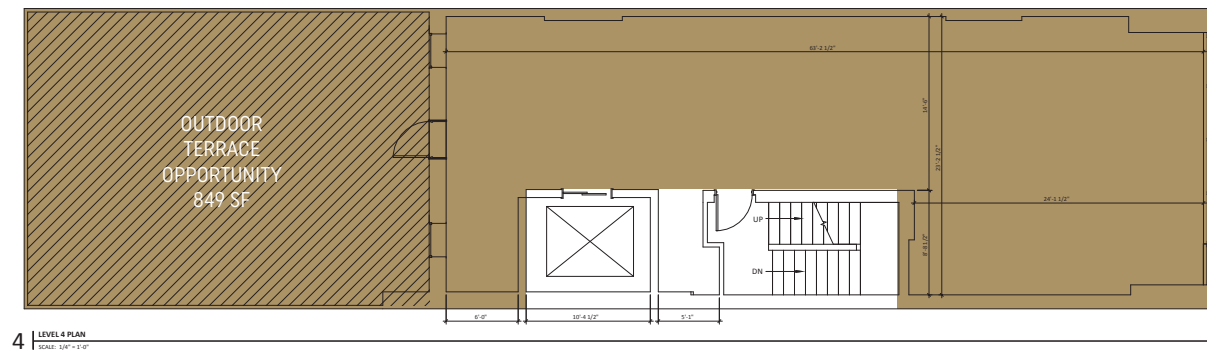
CEILING HEIGHTS 12' - 15'

FRONTAGE 25 FT ON W 56TH ST



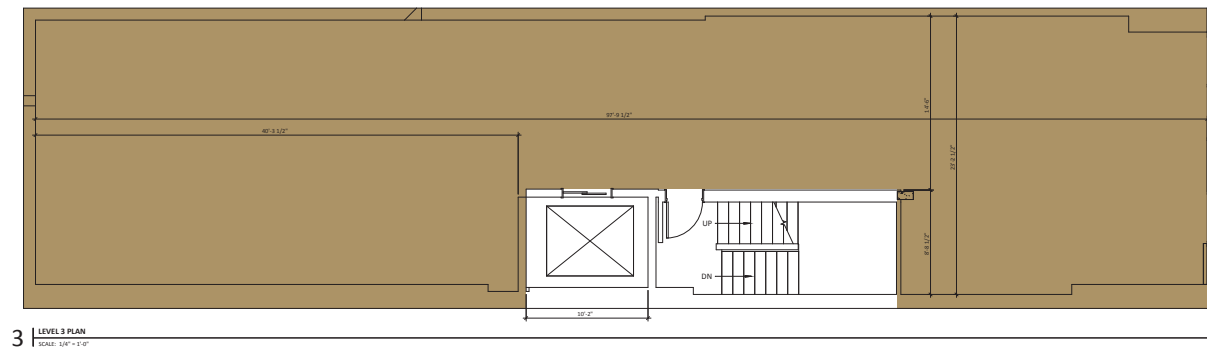
5TH FLOOR 1,909 SF

CEILING HEIGHT
15'



4TH FLOOR 1,901 SF
+849 SF TERRACE

CEILING HEIGHT
12'



3RD FLOOR 2,984 SF

CEILING HEIGHT
13'

W56

NEIGHBORHOOD DEMOGRAPHICS

SOURCE: ESRI - 0.5 MILE RADIUS

TOTAL DAYTIME
POPULATION

290,000

MEDIAN
AGE

41

TOTAL
EMPLOYEES

275,000

TOTAL
BUSINESSES

14,500

MEDIAN
HOUSEHOLD INCOME

\$153,000

MEDIAN
HOME VALUE

\$1.5 MILLION

BERGDORF GOODMAN



LOUIS VUITTON

— AMAN
NEW YORK

TIFFANY & CO.

BVLGARI



— CHANEL

— PRADA

GUCCI

SAINT LAURENT
PARIS

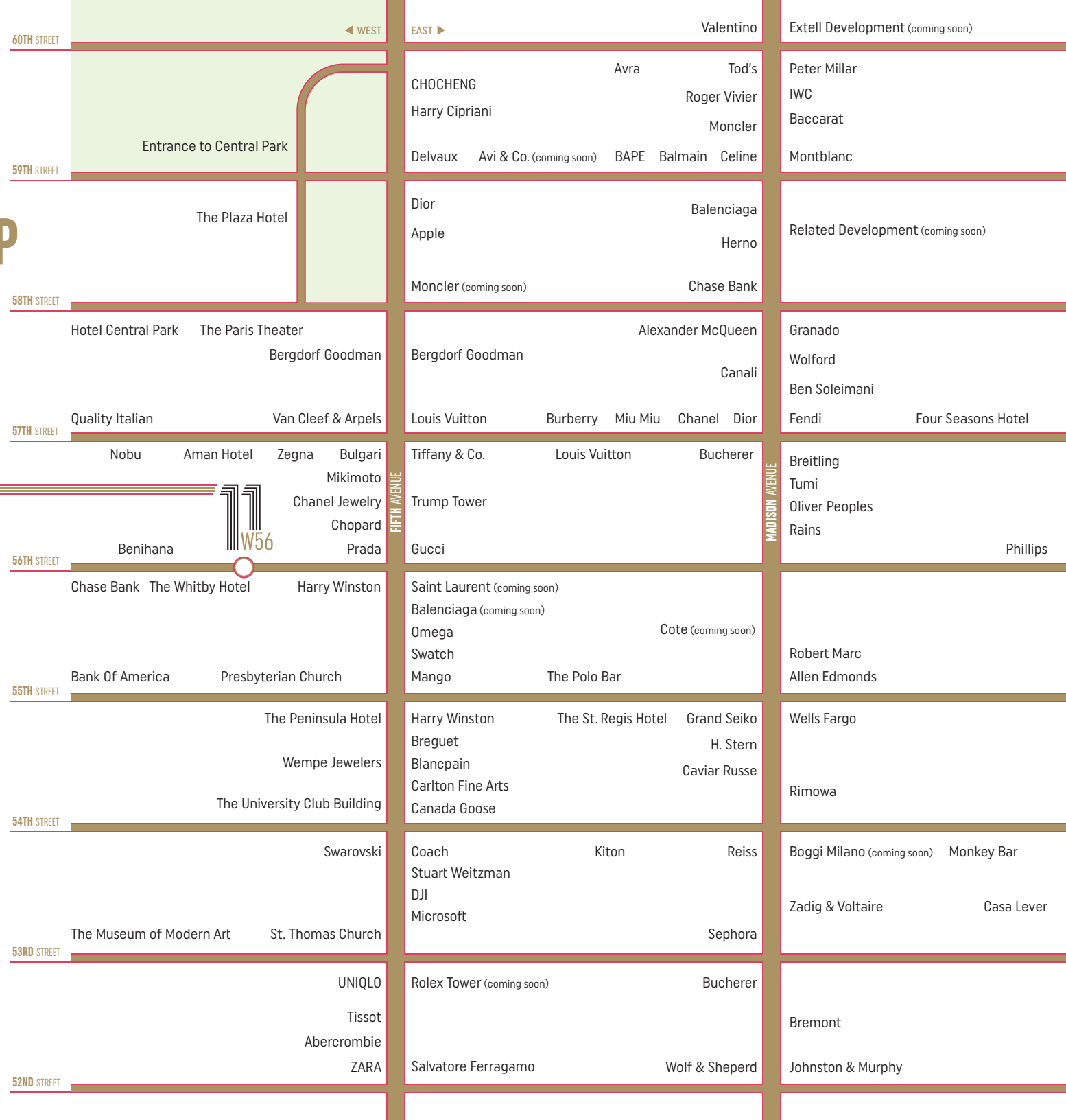


HARRY WINSTON

BALENCIAGA



AREA MAP



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LEASING INQUIRIES

EMMES[®]
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