

# 40 GOLD STREET

Between Fulton & John Streets | NY, NY 10038

**HELLER**  
ORGANIZATION

**SPACE B**

**SPACE A**



**OVER 5,400 SF &  
50' OF FRONTAGE**

**EXCLUSIVE BROKERS**

**Joshua Singer** [josh@hellerorg.com](mailto:josh@hellerorg.com)

**Stephen Weber** [stephen@hellerorg.com](mailto:stephen@hellerorg.com)



54 West 21st Street, 6th Floor | New York, NY 10010 | P: 212.366.5034 | F: 917.591.0590

[www.hellerorg.com](http://www.hellerorg.com)

All information is from sources deemed reliable. No representation is made and we do not guarantee the accuracy of any information provided. All information must be independently verified. The value of any real estate investment is dependent on a variety of factors and should be evaluated carefully by prospective purchasers and/or tenants.





**SIZE: SPACE A** - Approximately 2,100 SF - Ground Floor  
 Approximately 2,100 SF - Lower Level (legal)

**SPACE B** - Approximately 1,200 SF - Ground Floor  
 (vented for cooking)

**POSSESSION:** Immediate

**TRANSPORTATION:** 2 3 J Z 4 5 R W

**HIGHLIGHTS:**

- 16' ceilings and 50' of frontage
- Spaces can be leased combined or separate
- Close to the revitalized South Street Seaport
- Located at the base of a 56-unit Luxury Rental Building
- Six blocks from The Freedom Tower, 9/11 Memorial and Museum, World Trade Center & Fulton Street Transportation Hubs

**NEIGHBORING TENANTS:**



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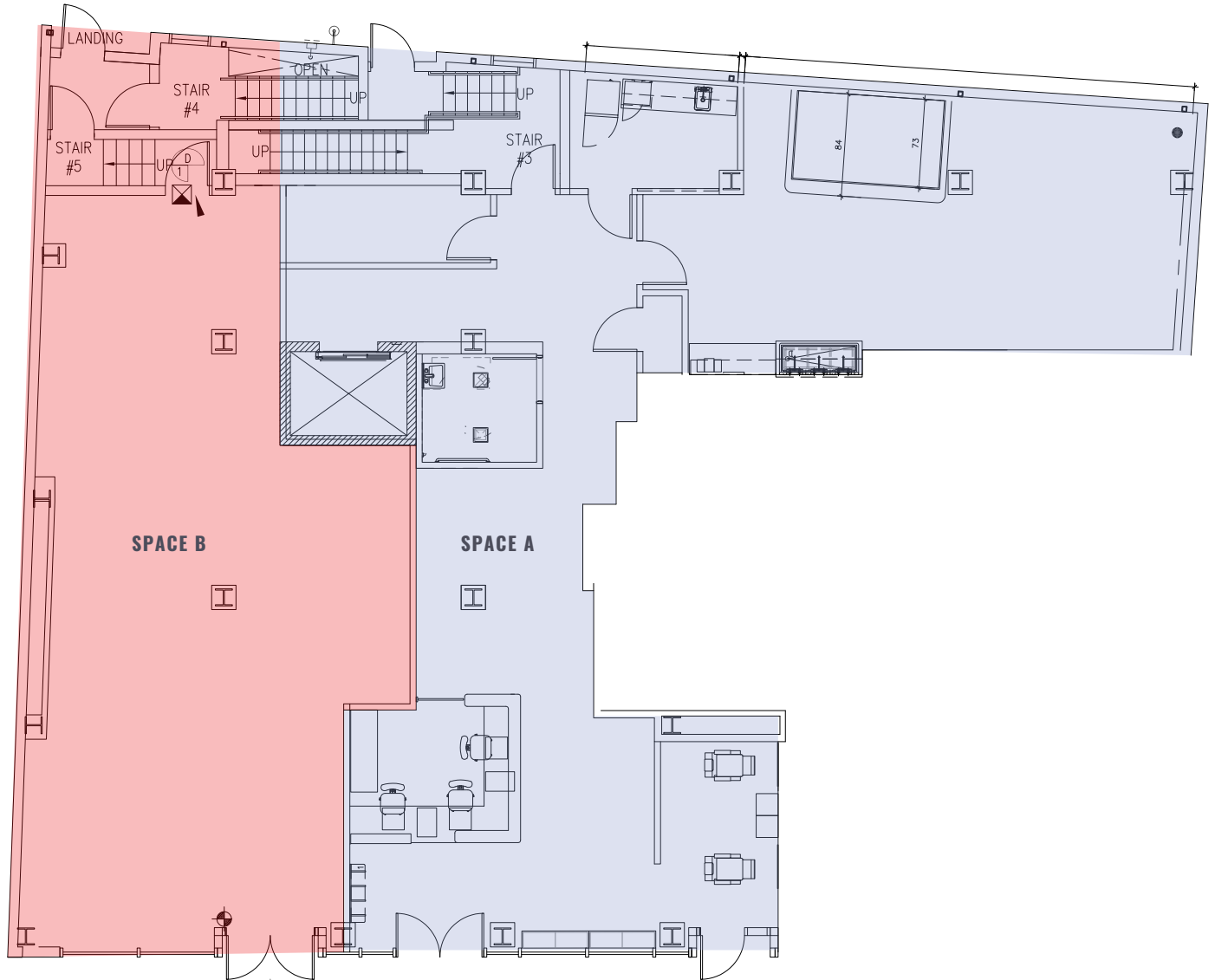
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# FLOOR PLAN - GROUND FLOOR

40  
Gold Street



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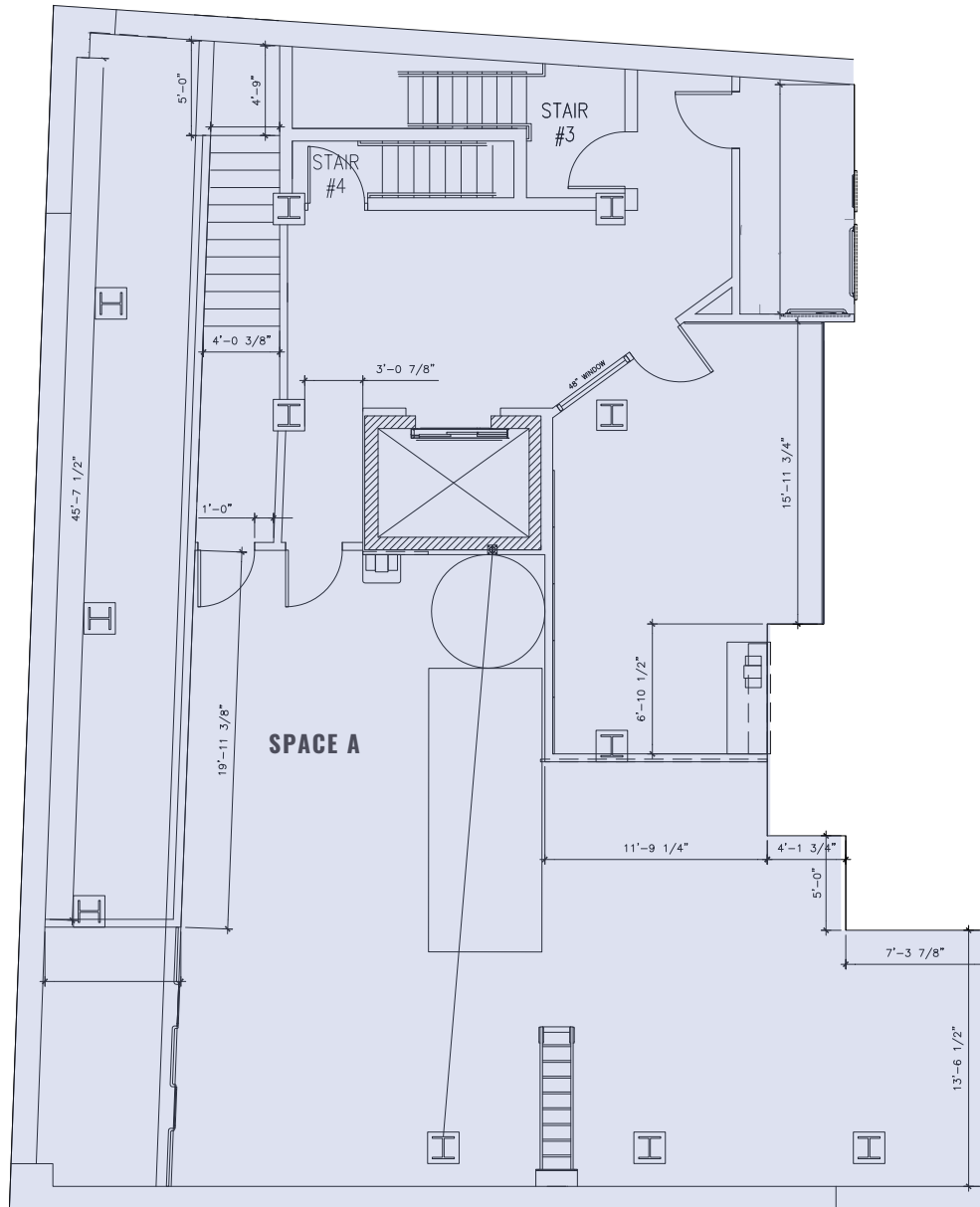
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# FLOOR PLAN - LOWER LEVEL

40  
Gold Street



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