

230 | PARK

WorxWell Pre-builts Available

6,500 - 11,780 SF

[CLICK HERE TO VIEW LISTINGS](#)



Powered by **WorxWell**™

230 Park offers flexible pre-builts and turnkey spaces that scale your growth and empower your people. Built to evolve for the way you work now and into the future, these pre-built spaces embody the dynamism of your business vision.

suite 900 6,556 RSF
suite 920 7,165 RSF

suite 960 11,780 RSF
suite 2250 10,401 RSF

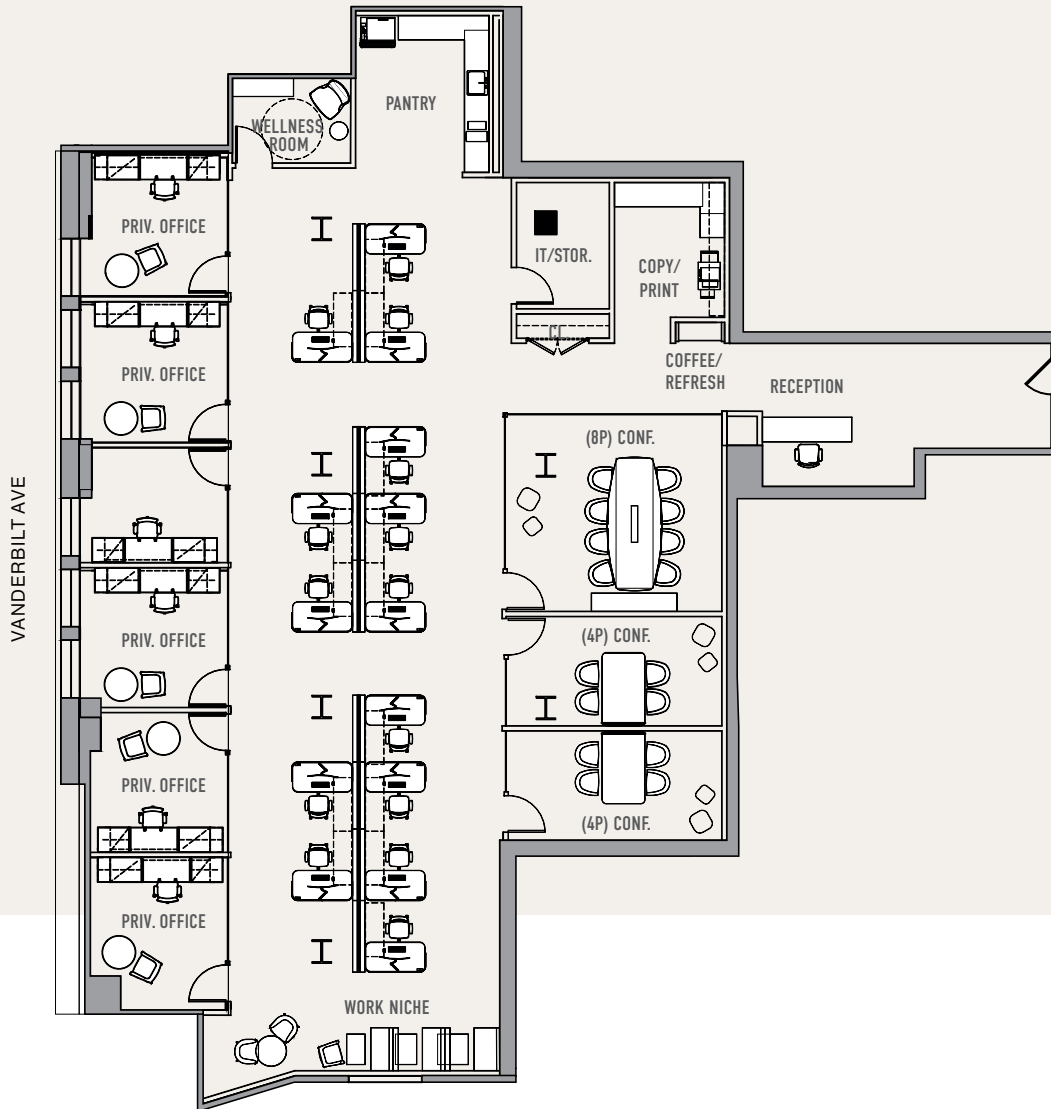




Inviting Amenities

230 Park offers an amenity lounge, complete with a furnished conferencing center and outdoor terrace, private sitting areas in the lobby and Urbanspace, a large immersive public market offering eclectic culinary options.



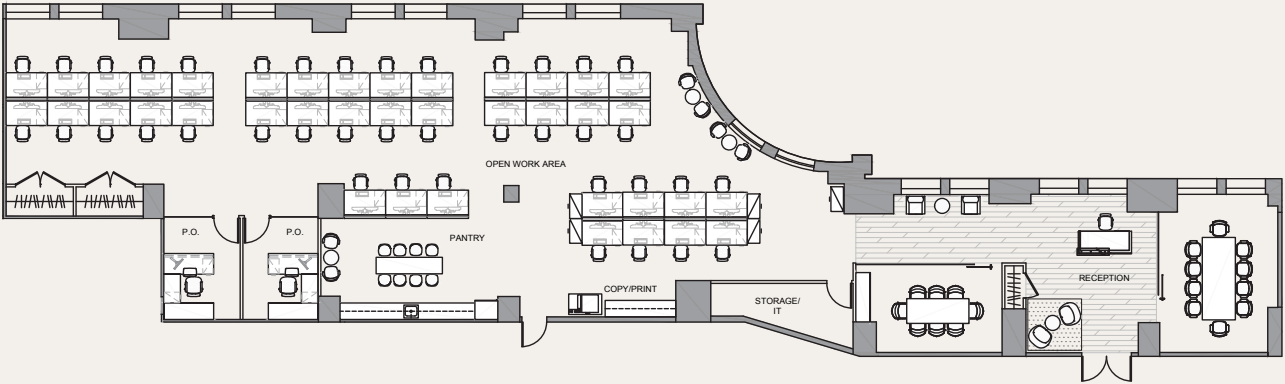


PRE-BUILT suite 900

Total Seats	21
Private Office	6
Workstation	14
Conference Room	3
Pantry	1
Copy Area	1
Storage/IT Room	1
Wellness Room	1
Total RSF	6,556

PRE-BUILT suite 920

PARK AVE / 46TH STREET



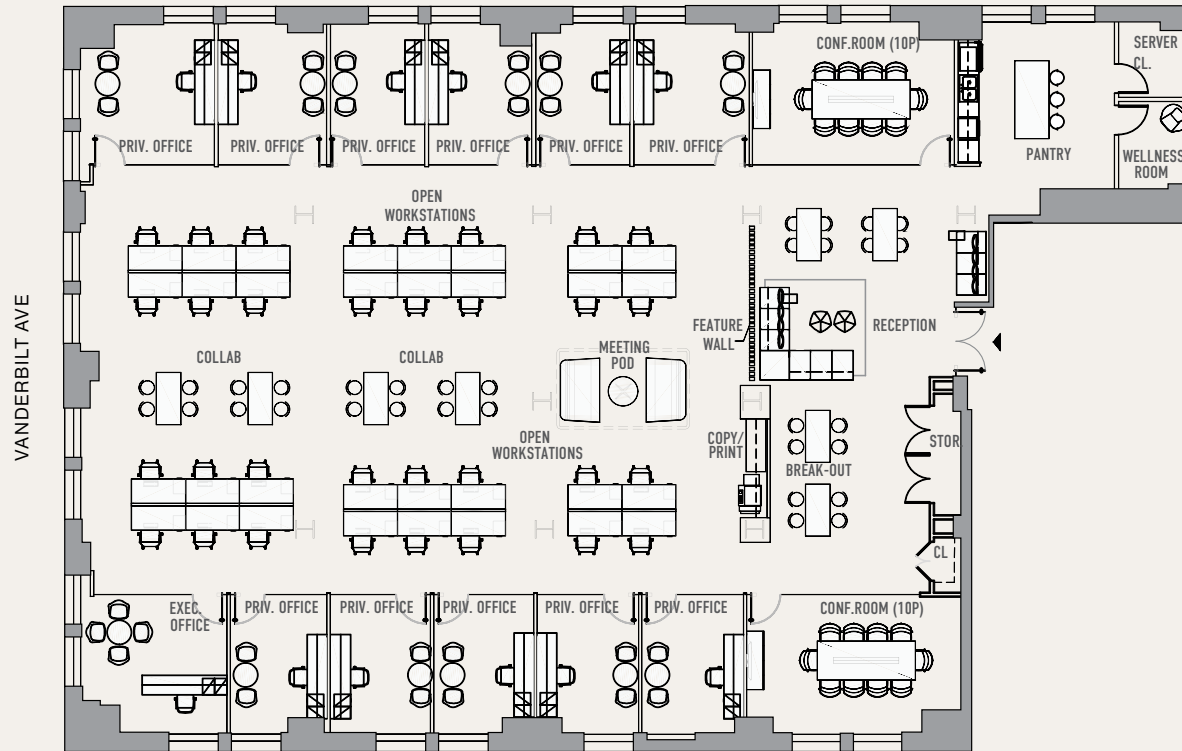
Total Seats	42
Private Office	2
Workstation	39
Conference Room	2
Reception	1
Pantry	1
Copy Area	2
Storage/IT Room	1
Total RSF	7,165

[VIEW VIRTUAL TOUR](#)

230 | PARK

RXR NEWMARK

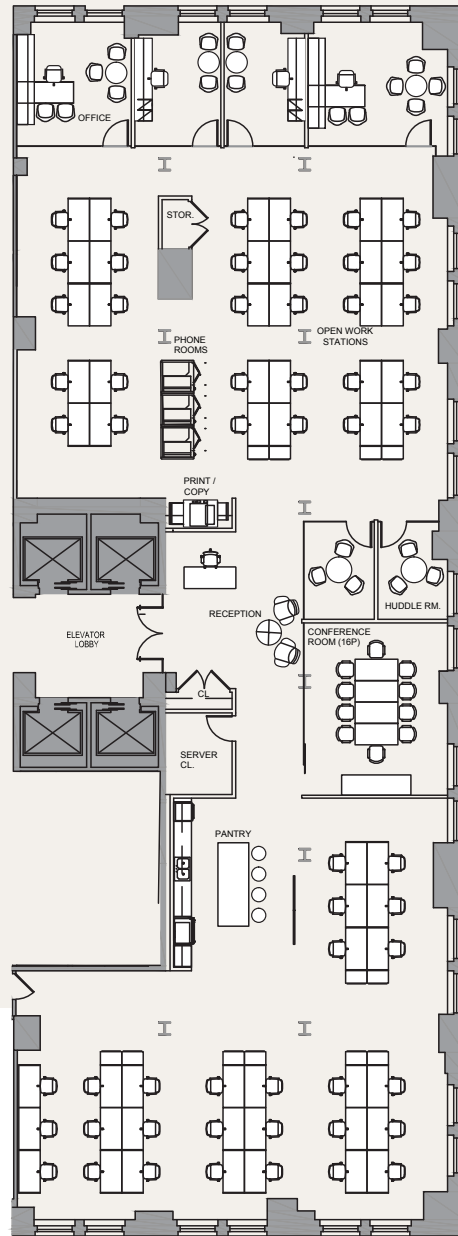
PARK AVE / 46TH STREET



PRE-BUILT suite 960

Total Seats	45
Private Office	11
Executive Office	1
Workstation	32
Conference Room	2
Reception	1
Pantry	1
Copy Area	1
Storage/IT Room	1
Wellness Room	1
Server Room	1
Total RSF	11,780

PARK AVE / 46TH STREET



45TH STREET

PRE-BUILT suite 2250

Total Seats	62
Private Office	4
Workstations	57
Conference Room	1
Huddle Room	2
Phone Booth	3
Pantry	1
Copy/Print	2
Storage	1
Coat Closet	1
Server Room	1
Total RSF	10,401

[VIEW VIRTUAL TOUR](#)

230 | PARK

RXR NEWMARK



The Future of the Workplace is going to be dynamic. Companies want to know their space can easily and quickly transform as their needs evolve over time. Customers will expect a high-degree of personal service (combining work, home and hospitality), digital tools to increase transparency about how their space is being utilized, and a sense of connection, purpose, and community in the workplace.

RXR's new series of pre-built suites powered by WorxWell™, epitomize The Future of the Workplace. —**Scott Rechler, CEO**



DISCOVER WHAT IT MEANS TO BE

Powered By

WorxWell™

Beautifully designed **modular and flexible spaces** that can be easily reconfigured as a company's needs evolve to meet their work habits.

A purpose-built **suite of technology tools** for the new hybrid work environment, combining digital and physical data to increase transparency and improve how and where people work.

A high-degree of **personal service** that brings together the best of work, home and hospitality.

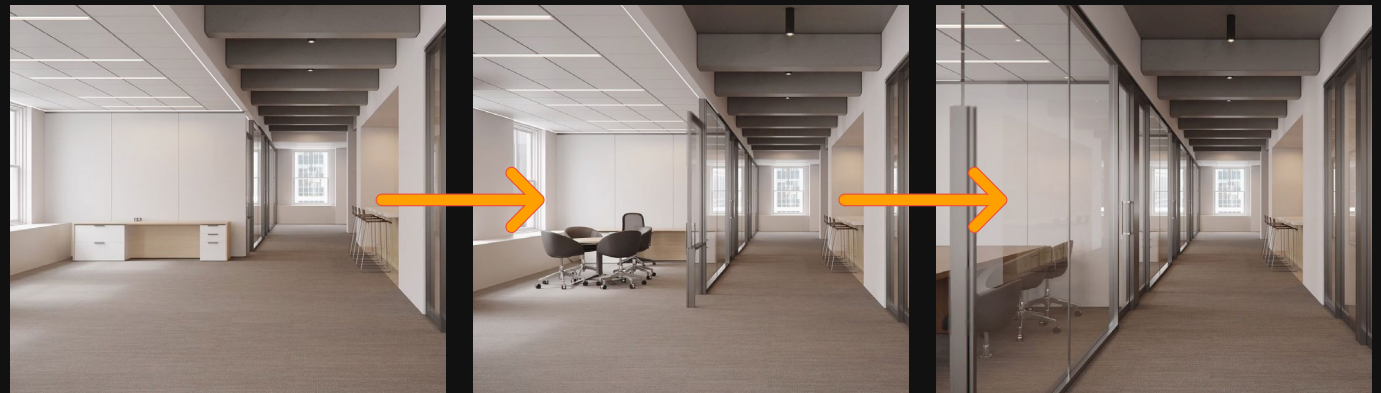
An enhanced **workplace experience** supported by our Resident Experience Officers (RXOs) who serve as the ultimate workplace concierge, cultivating a sense of purpose, connection and community. They ensure a safe, productive, and inspiring workplace where our tenants choose to go to every day.

A true **partnership/collaborative** approach between RXR's in-house design, space planning and construction experts and our tenants for developing a custom work environment.

INTRODUCING FLEX ZONE



Beautifully designed **modular**
and flexible spaces that
can be easily reconfigured as
a company's needs evolve to
meet their work habits.



DISCOVER THE SERIES OF PRE-BUILT SUITES

Powered By

WorxWell



WorxWellTM
PREMIUM



WorxWellTM
ELEVATED



WorxWellTM
ESSENTIALS

WorxWell™
PREMIUM

WorxWell™
ELEVATED

WorxWell™
ESSENTIALS

Dedicated Programming Add-ons



Full Flexible Design & Build with Modular Spaces



Demountable Wall Systems



DALI Lighting



High-speed Connectivity



Expanded Selection of Modern Finishes



Tech-Enabled



Curated Furniture Packages



RXO Community Program



Amenity Access *(Dependent on Asset)*



Traditional Construction including Design Assessment
& Tailored Build Services



Upgrade Package Available





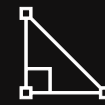
CUSTOMIZE YOUR SPACE

Make a Prebuilt **Powered**
by WorxWell™ your own with
RXR Construction Services

RXR's in-house design and construction team is at your service to complement and enhance the WorxWell™ experience. Our team consists of design, strategy, and construction experts.

RXR's WorxWell™ platform is purpose built to be flexible and modular, enabling reconfigurations and customizations to be executed with ease. RXR Construction Services will provide **turnkey projects with full end to end service.**

At initial possession, during your lease, or at renewal, our team is poised to assist with design and execution of modifications at any scope and scale. We will work with you to tailor the space to your organization's foundational and evolving needs.



Plan and design modifications to your space



Implement custom design elements



Procure and install furniture, low voltage, audio visual, and security systems



Execute reconfigurations of all scales



Andrew Ackerman

212.444.3821
aackerman@rxr.com

Walter Rooney

212.715.6122
wrooney@rxr.com



Scott Klau

212 372 2244
scott.klau@nmrk.com

Brian Waterman

212 372 2299
brian.waterman@nmrk.com

Erik Harris

212 372 2105
erik.harris@nmrk.com

Zachary Weil

646 441 3744
zachary.weil@nmrk.com

Cole Gendels

212 850 5443
cole.gendels@nmrk.com