



High-End Built Law Firm **Sublease**

Entire 37th Floor 31,753 RSF



Partial 38th Floor 20,754 RSF



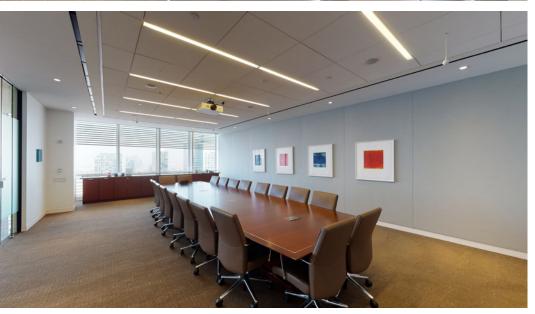
Partial 38th Floor 5,375 RSF



Total **57,882 RSF**



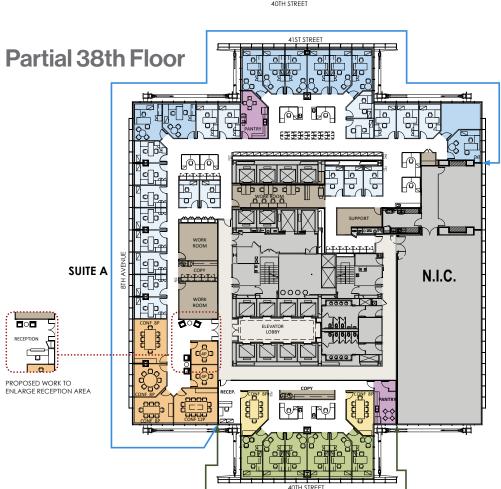




Possession **Immediate**

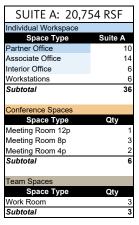
Term **2/29/2026**





SUITE B

24 752 86	-
31,753 RS	5F
Individual Workspace	
Space Type	Qty
Partner Office	19
Associate Office	21
Interior Office	2 15
Workstations	15
Subtotal	57
Conference Spaces	
Space Type	Qty
Multi-Purpose Room	1
Meeting Room 20p	1
Meeting Room 16p	1
Meeting Room 10p	1
Meeting Room 8p	1
Meeting Room 6p	1
Meeting Room 4p	1
Subtotal	7
Team Spaces	
Space Type	Qty
Case Room	2
Work Room	2
Subtotal	4



SUITE B: 5,37	5 RSF
Individual Workspace	
Space Type	Suite B
Partner Office	6
Workstations	2
Subtotal	8
Conference Spaces	
Space Type	Qty
Meeting Room 8p	2
Subtotal	2

PROPOSED AREA OF WORK

Space Features

Sweeping views in all directions

8 corners per floor

9'+ finished ceiling heights and floor to ceiling windows

No convectors

Floor-by-floor HVAC

Fully furnished



Modern, institutional-quality trophy asset designed by Renzo Piano and built post-2000

Exceptional roster of tenants

Great proximity to Grand Central Terminal, the Port Authority Bus Terminal, Penn Station and multipe subway lines





