

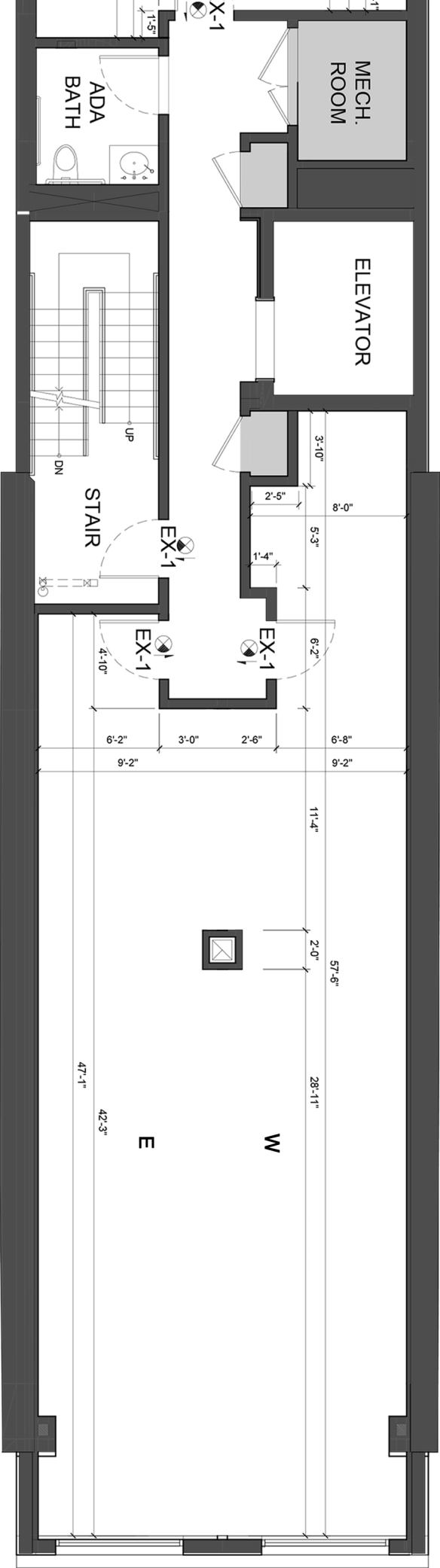
Office Property For Lease

MIDTOWN MANHATTAN 47TH ST. NEW OFFICE BUILDING

54 West 47th Street, 3rd Floor (3FE+3FW) New York, NY 10036



Total Space Available:	1700 SF
Rental Rate:	\$73 /SF/Year
Property Type:	Office
Property Sub-type:	Office Building
Building Size:	18,000 SF
Building Class:	A
Year Built:	2015



- Modern brand new facility
- HVAC floor control
- Bright windows
- 10ft ceilings

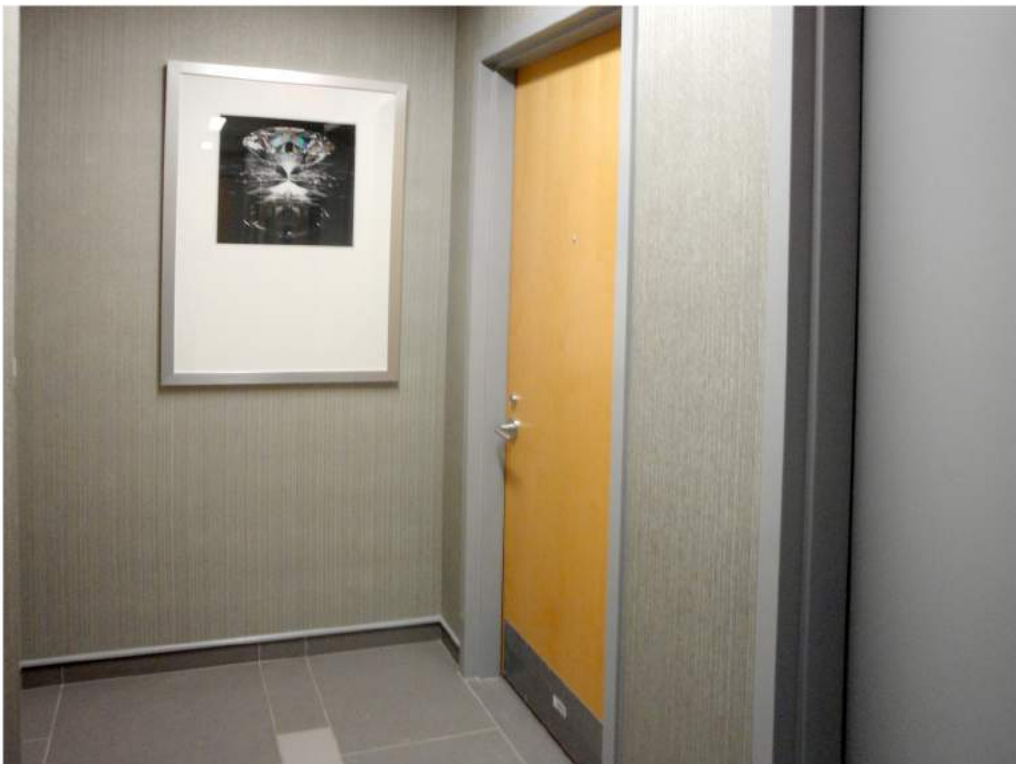
Rentable square feet: 1628
Gross square feet: 1140
Space is approximately: 57ft x 19ft

3RD FLOOR (UNIT 3FE + 3FW)
54 WEST 47TH STREET
NEW YORK, NY 10036

3rd Floor (3FE + 3FW)



Typical Floor Lobby



- * THIRD FLOOR WITH INCREDIBLE EXPOSURE.
- * Brand new construction renovation 2015
- * Polished hardwood office floors
- * Primed and painted offices, ready to move-in
- * Large windows with view to 47th street
- * Electric powered shades
- * 10 foot high ceilings (approx)
- * Elegant tiled corridors
- * LED advertisement space available (extra cost)
- * Modern private bathrooms
- * High-speed elevator
- * Armed security (Mon-Fri)
- * Other security personnel (Saturday)
- * Night live video surveillance in public spaces
- * Heavy safe compatibility
- * Office and safe alarm ready (wired only)
- * Hi-speed FIOS internet; individual IT closet on each floor
- * Elegant lobby entrance
- * Solid maple doors with Stanley security locks
- * Close to public transportation

Map of 54 West 47th Street, New York, NY 10036 (New York County)

