



# HUDSON RESEARCH CENTER

619 WEST 54TH STREET



FLOOR 7 • 13,535 SF

## DELIVERY:

- Plug & Play Lab/Office Suite
- Fully furnished modular casework & fume hoods
- Fully furnished offices with well appointed pantry

## TERM:

Flexible

## LAB MECHANICAL INFRASTRUCTURE

- High capacity VAV HVAC system designed for 8 air changes/hour
- pH neutralization system
- Fume hood exhaust system with built in redundancy
- Backup generator, and robust electrical capacity.

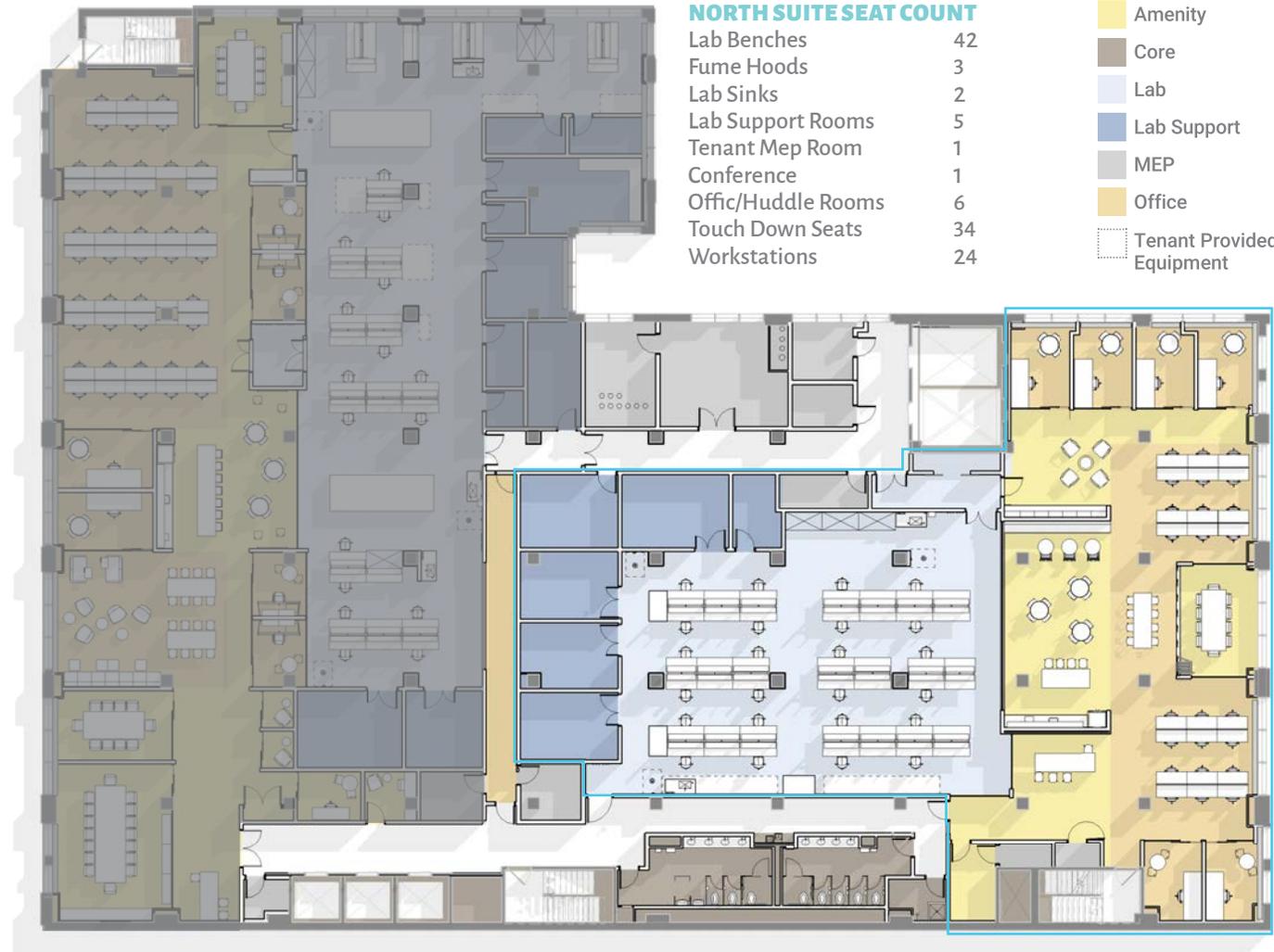
## AMENITIES

- Ground floor amenity center
- Bike room with private showers
- Gated parking lot
- Drive in loading dock

## NORTH SUITE SEAT COUNT

Lab Benches	42
Fume Hoods	3
Lab Sinks	2
Lab Support Rooms	5
Tenant Mep Room	1
Conference	1
Offic/Huddle Rooms	6
Touch Down Seats	34
Workstations	24

	Amenity
	Core
	Lab
	Lab Support
	MEP
	Office
	Tenant Provided Equipment



# LAB & OFFICE FINISHES



# AMENITY CENTER

- Ground floor amenity center
- Gated parking lot
- Bike room with private showers
- Drive-in loading docks

