



# 450 East 29<sup>th</sup> Street

Alexandria Center for Life Sciences | East Tower  
*Sublease Available*

# Partial 5<sup>th</sup> Floor – 13,836 RSF

## WITHIN THE SCIENCE HOTEL

- Includes furniture and Wet Lab Benches
- Equipment could be made available
- Immediate Possession
- Term: January 31, 2034 (negotiable)
- *Virtual walkthrough available upon request*



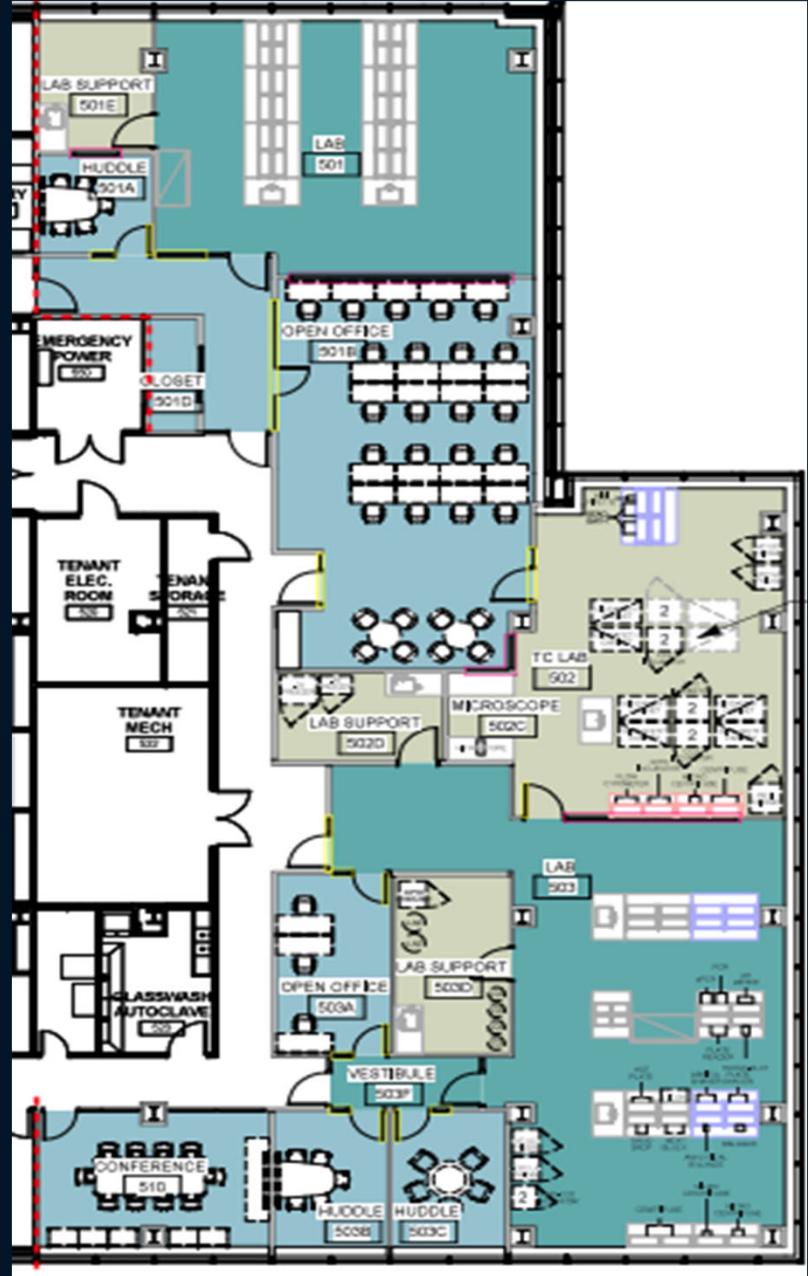
### SCIENCE HOTEL SHARED AMENITIES INCLUDE:

- Freezer Storage
- Autoclave/glass-wash room
- Ice Machine
- Technology enabled conference rooms
- Two Full Pantries
- Wellness Room

# Partial 5<sup>th</sup> Floor – 13,836 RSF

WITHIN THE SCIENCE HOTEL

- POTENTIAL TO DIVIDE
- IMMEDIATE POSSESSION
- TERM: JANUARY 31, 2034 (NEGOTIABLE)
- *Virtual walkthrough available upon request*



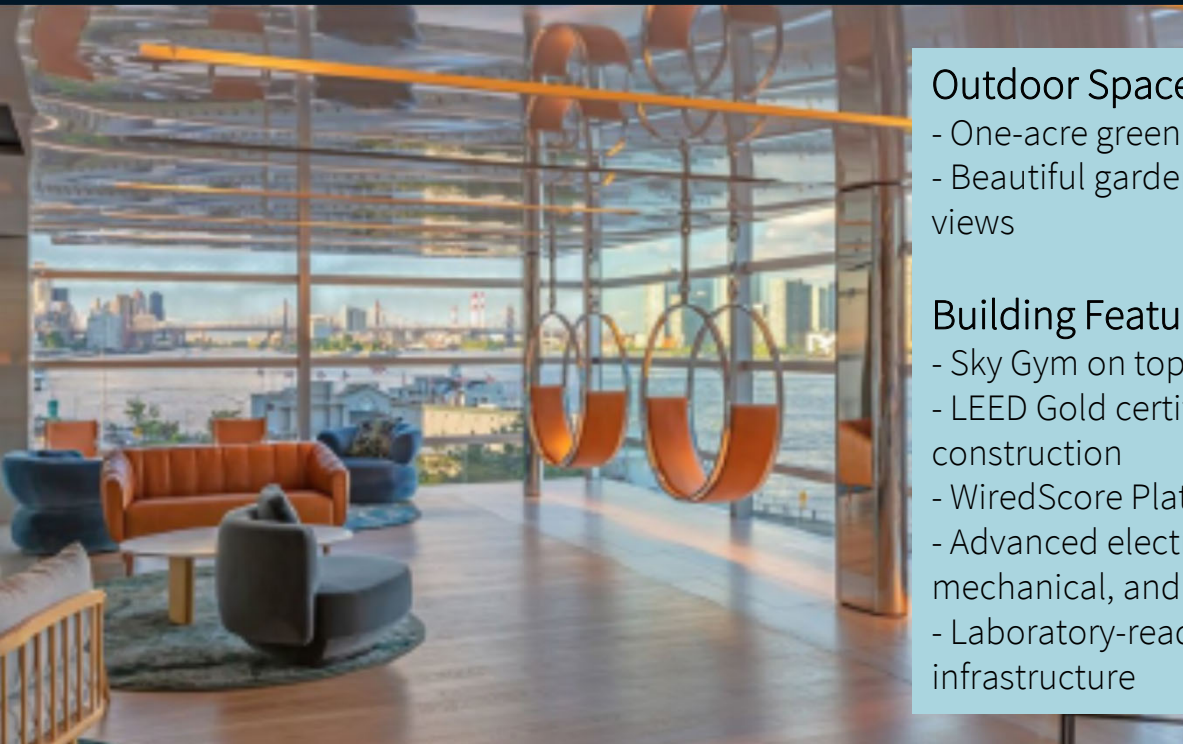
# Building Features

## Amenities & Dining

- Riverpark Restaurant
- Little River casual café
- Terrace at Riverpark featuring NYC's most urban farm
- Sky Gym
- Apella Event Space

## Prime Location & Transportation

- Convenient subway, bus, and car access
- Tenant shuttle to major transit hubs including Penn Station, Grand Central, and Port Authority
- On-site parking garage with 24/7 security



## Outdoor Space

- One-acre green park with river esplanade
- Beautiful garden plaza with waterfront views

## Building Features

- Sky Gym on top floor
- LEED Gold certified core-and-shell construction
- WiredScore Platinum connectivity
- Advanced electrical, telecom, mechanical, and safety systems
- Laboratory-ready HVAC and MEP infrastructure