



909 Third for sublease

Between 54th & 55th St | Entire 8th Floor
31,440 RSF Available

909 Third Ave Entire 8th Floor for sublease

- 31,440 RSF
- Light and views on all four sides of the floor
- Glass-front offices and meeting rooms
- Full floor allows for branded elevator lobby
- Attended lobby

[VTS Link to Photos and Tour](#)



**Sublease from blue-chip quality
anchor tenant**

Term thru February 2028

**Plug and play space
Available immediately**

LEED certified

909 Third for sublease



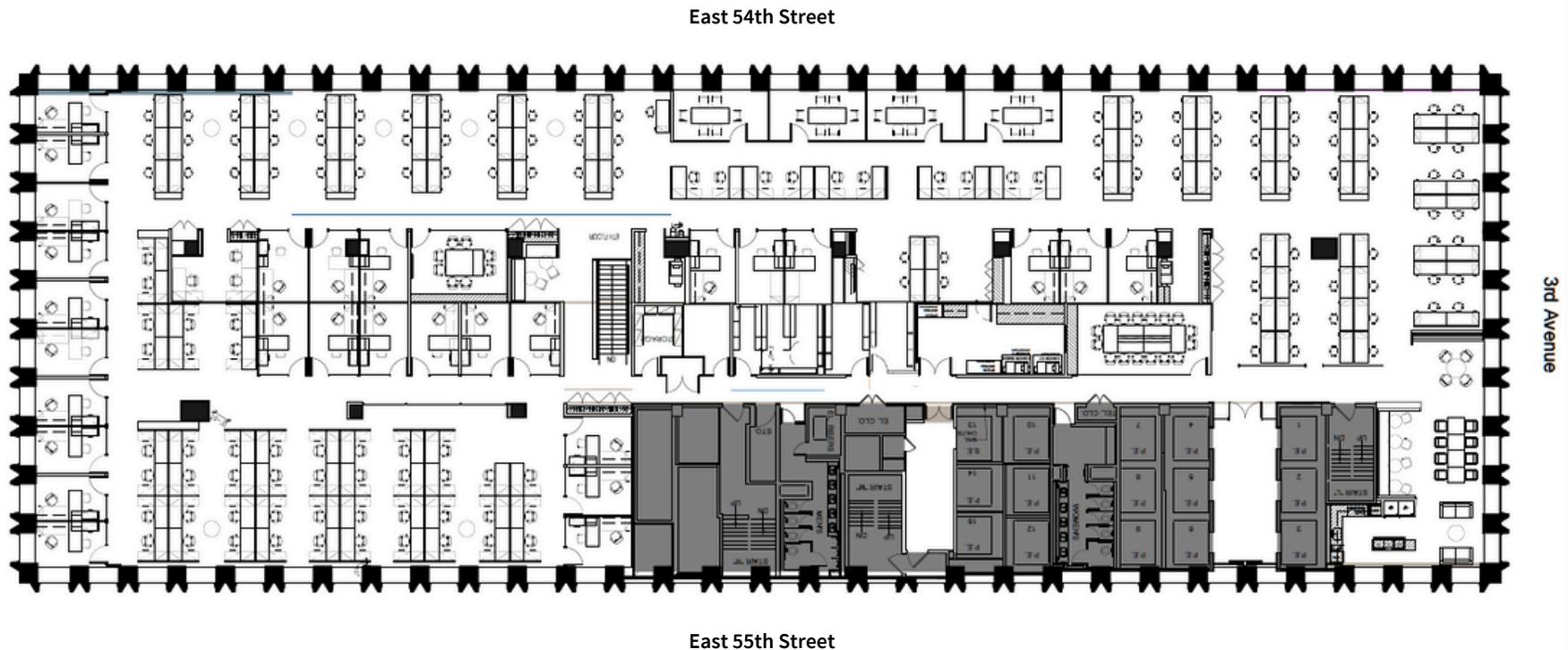
Entire 8th Floor - 31,440 RSF



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Entire 8th Floor - 31,440 RSF

As-built Floor Plan



Current build accommodates:

- 153 workstations
- 28 offices/huddle rooms
- 4 conference rooms
(one 16-person, one 18-person,
'one 6-person, one 4-person)
- Studio
- Mail room
- Storage room
- Eat-in pantry
- IDF closet

909 Third Avenue for sublease

Amenity Map

RESTAURANTS

1. Hillstone
2. P.J. Clarke's
3. The Smith
4. Smith & Wollensky
5. Avra Estiatorio
6. Atwood Bar & Lounge
7. La Grenouille
8. Mr Chow

GRAB-N-GO

1. Sweetcatch Poke
2. Cassiano's Pizza
3. Juan Valdez Café
4. Ess-a-bagel
5. Sweetgreen
6. Café Olympia 55
7. Starbucks
8. Just Salad
9. Tina's Cuban Cuisine
10. Gregory's Coffee
11. Juice Press
12. Magnolia's Bakery

HOTELS

1. Hotel 57 New York City
2. Courtyard by Marriott
3. Carvi Hotel New York
4. Hilton Garden Inn
5. Fifty Hotel & Suites by Affinia
6. Pod 51 Hotel
7. The Maxwell New York City
8. Hotel 48LEX New York
9. The Kimberly Hotel

FITNESS

1. Title Boxing Club NYC
2. SoulCycle
3. Equinox East 54th Street
4. Flywheel Sports Midtown East
5. NYSC
6. ICE NYC
7. 24 Hours Fitness



Citi Bike Locations



Grand Central Station