

The background of the slide features a central area of marbled paper with light grey and white swirling patterns. This central area is framed by horizontal borders at the top and bottom, which have a vertical wood-grain texture in shades of brown and tan.

133W25

Everything Within Reach



133 West 25th Street



AUTHENTIC BRICK FACADE,
BRAND NEW COMPLETED
ENTRANCE + LOBBY

PRIVATE, FULLY FURNISHED, BRAND NEW, MOVE-IN READY PRE-BUILTS

HALF AND FULL FLOORS

LANDLORD WILL CUSTOMIZE FOR QUALIFIED TENANT

PRIVATE FULL FLOOR OR HALF FLOOR
WITH ACCESS TO PRIVATE ROOF DECK

FULL BUILDING OPPORTUNITY

44,319 RSF OF CONTIGUOUS SPACE

MOVE-IN READY

**FLEXIBLE TERMS:
6 MONTHS TO 10+ YEARS**

**PARTIAL FLOORS & CONTIGUOUS BLOCKS
ALSO AVAILABLE**



ACTUAL PHOTO





ACTUAL PHOTO OF
FURNISHED SPACE

COMPLETED **CAPITAL IMPROVEMENTS**
COMMON AREAS + WIDE PLANK OAK
FLOORS + **EXPOSED BRICK**
NEW BATHROOMS
24/7 DOORMAN + **ON-SITE** SUPER
BIKE STORAGE

ACTUAL PHOTO OF
FURNISHED SPACE





UPDATED ELECTRIC
DEDICATED TELEDATA LINES
TENANT CONTROLLED HVAC
WIRED FOR FIOS
10'5" CEILING HEIGHTS





ACTUAL PHOTO OF
FURNISHED SPACE



PRIVATE ROOF DECK



ACTUAL PHOTO
OF 9TH FLOOR

PARTIAL ROOF DECK AVAILABLE
FOR THE **PARTIAL 9TH FLOOR**.
FULL FLOOR FEATURES
FULL PRIVATE ROOF

COLUMN-FREE SPACE

GLASS FRONT CONFERENCE ROOMS AND OFFICES


NEW DIRECT/INDIRECT **LIGHTING**

PERIMETER + FLOOR OUTLETS



VIRTUALLY
STAGED PHOTO





NEW PANTRIES, STAINLESS STEEL
APPLIANCES FEATURING **FULL-SIZED**
REFRIGERATOR, MICROWAVE,
DISHWASHER + **WINE FRIDGE**

FLEXIBLE TERMS AVAILABLE:
6 MONTHS TO 10+ YEARS

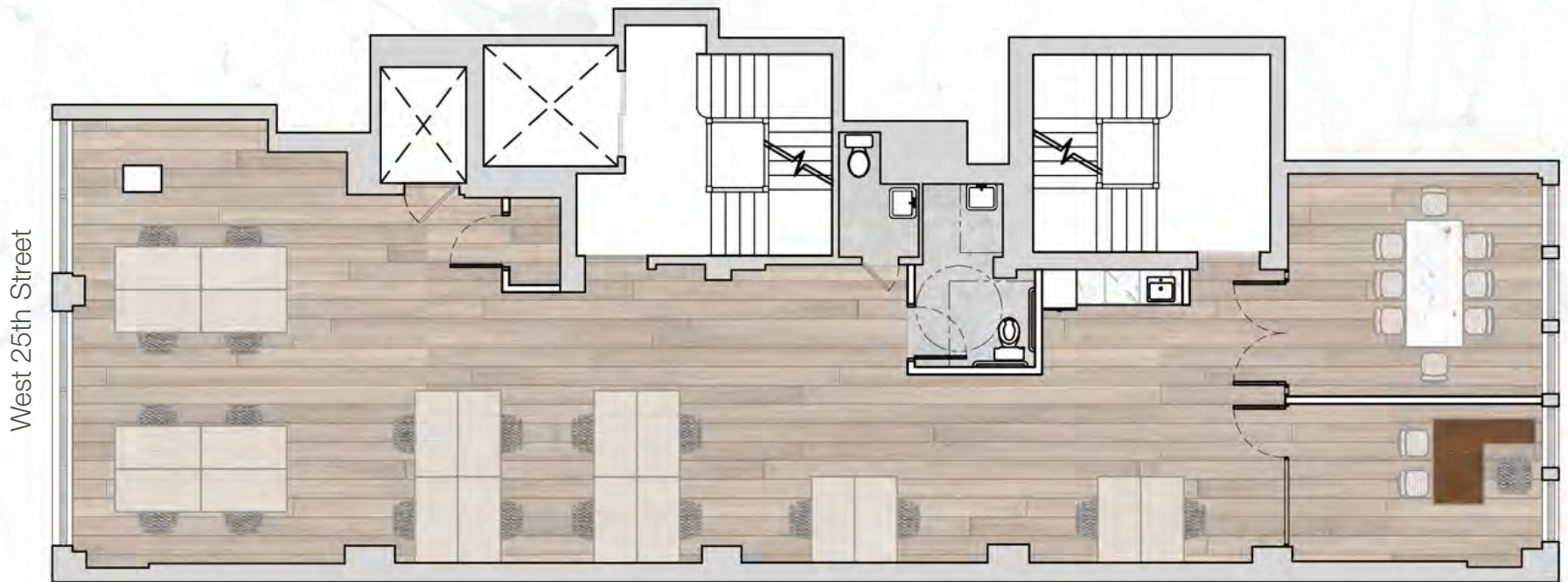
NEW BUILDING INSTALLATION (NBI) AVAILABLE

T.I. & TENANT CONCESSIONS AVAILABLE

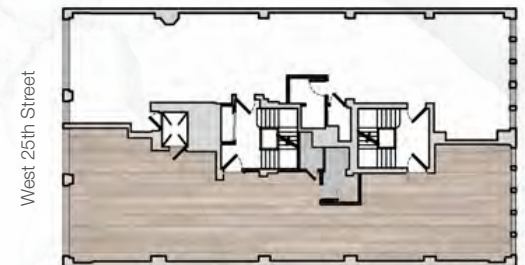
ACTUAL PHOTO OF
FURNISHED SPACE

PRE-BUILT TEST FIT (HALF FLOOR)

2,770 RSF EACH

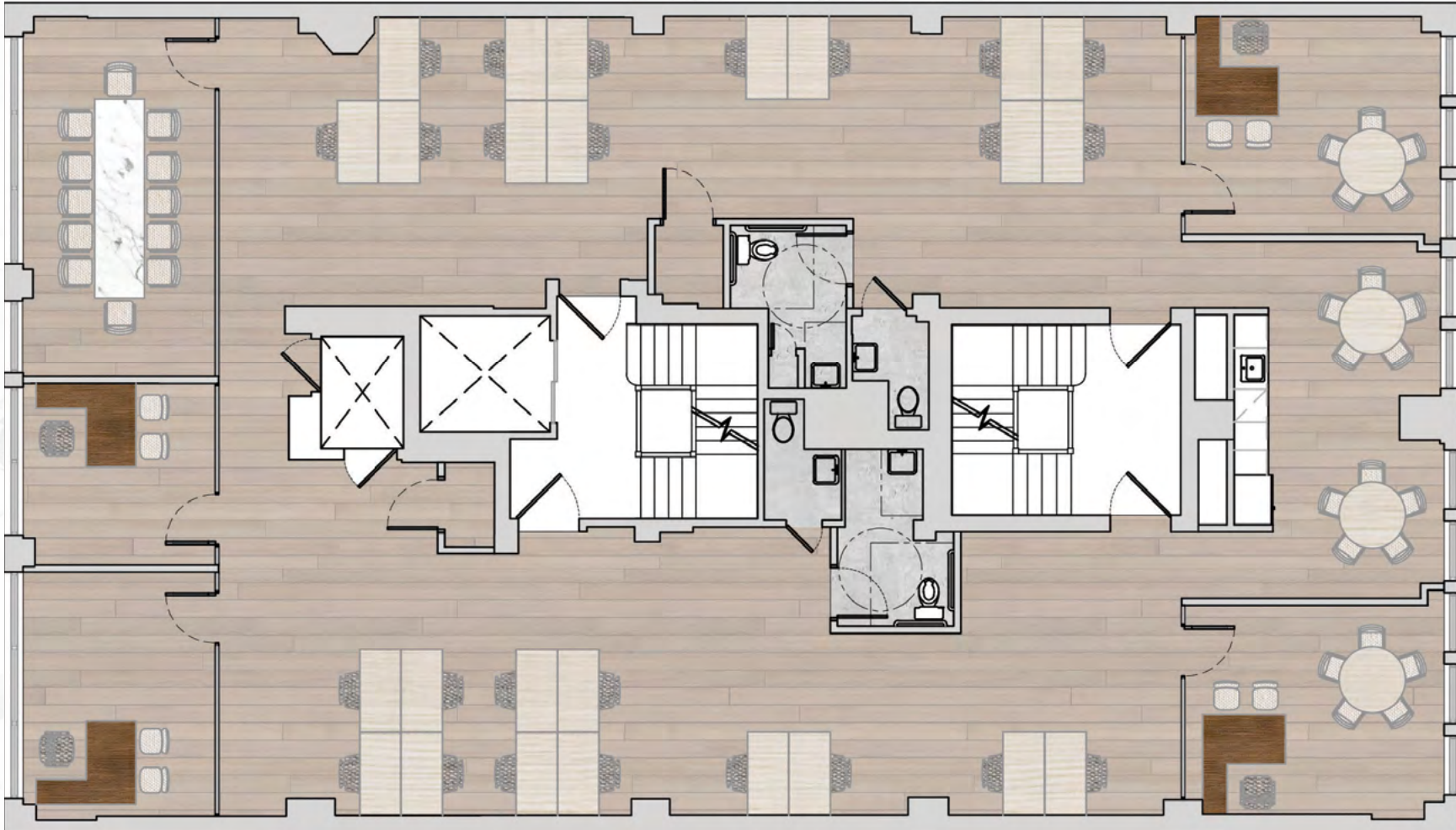


SUITE A: Workstations: 20 Private Offices:1 Conference Room: 1 Pantry: 1 **TOTAL: 21**



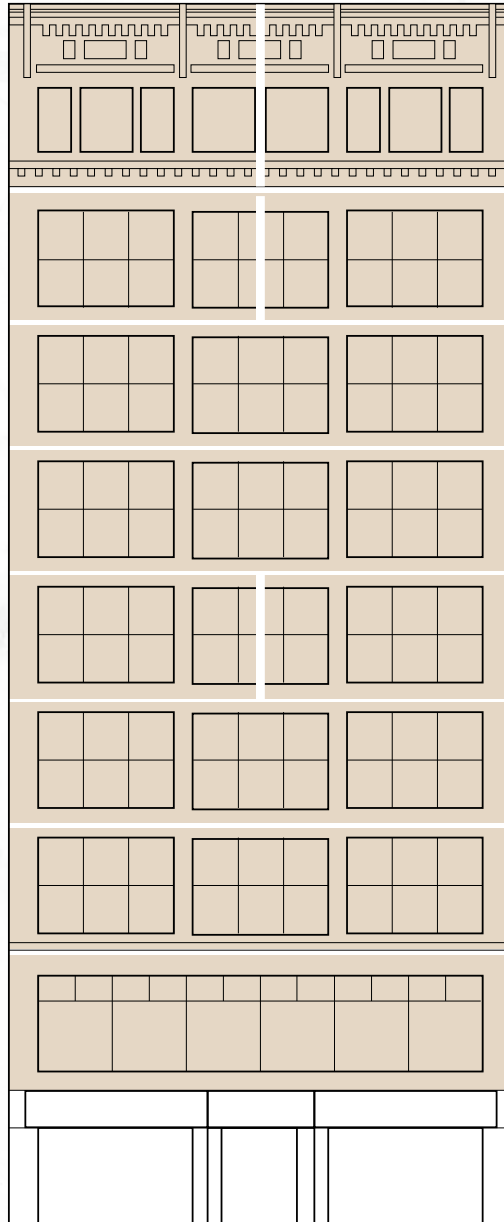
PRE-BUILT TEST FIT (OPEN FLOOR)

5,540 RSF



Workstations: 25 Private Offices: 4 Conference Room: 1 Pantry: 1 **TOTAL: 29**

44,319 OF CONTIGUOUS SPACE



FLOOR 9 **EAST 2,636 RSF**
WEST 2,636 RSF (can combine)

FLOOR 8 **EAST 2,636 RSF**
WEST 2,636 RSF (can combine)

FLOOR 7 **FULL FLOOR: 5,540 RSF**
(cannot be divided)

FLOOR 5 **EAST 2,770 RSF**
WEST 2,770 RSF (can combine)

BUILDING SPECIFICATIONS:

YEAR COMPLETED:	1908
RENTABLE AREA:	44,319 RSF
NUMBER OF FLOORS:	9
TYPICAL FLOOR SIZE:	5,540 RSF
TYPICAL SLAB HEIGHT:	10'5"
WINDOWS:	BRAND NEW CASEMENT WINDOWS
HVAC:	TENANT CONTROLLED
AIR CONDITIONING:	BRAND NEW SPLIT SYSTEM STAINLESS STEEL DUCTS
FIRE SAFETY SYSTEM:	WET PIPE SPRINKLER SYSTEM AND ELECTRIC FIRE PUMP
SECURITY:	24/7 DOORMAN WITH SECURITY CAMERAS IN LOBBY

W 34th

B D F M
N Q R W

EMPIRE
STATE
BUILDING

PENN STATION
A C E 1 2 3
AMTRACK



7th AVENUE

6th AVENUE

BROADWAY

5th AVENUE

MADISON AVENUE

PARK AVENUE

W 28th

133W25

R W

6

6

W 25th



MADISON
SQUARE
PARK

W 23rd

C E

1



F M

R W

6

FLATIRON BUILDING

**NOMAD, CHELSEA +
MIDTOWN SOUTH**

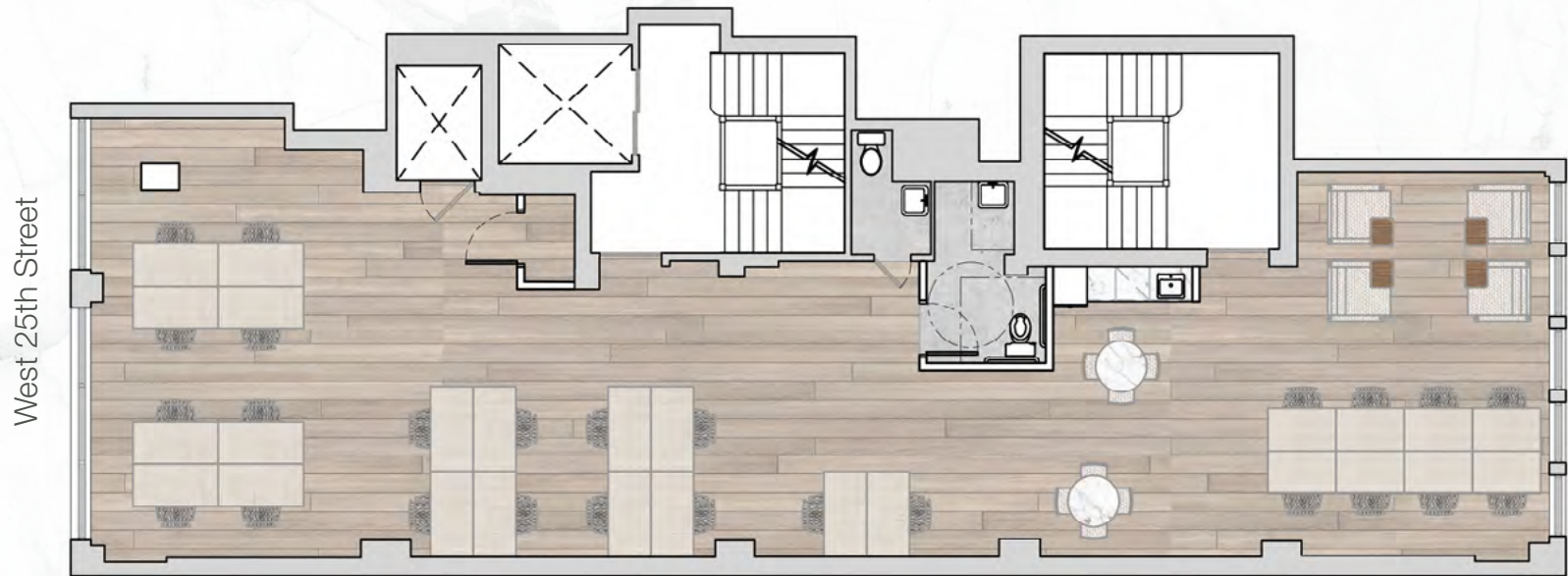
**EASY ACCESS
TO TRANSIT &
LOCAL AMENITIES**

**TRANSPORT,
PENN STATION,
PATH TRAINS &
HERALD SQUARE**

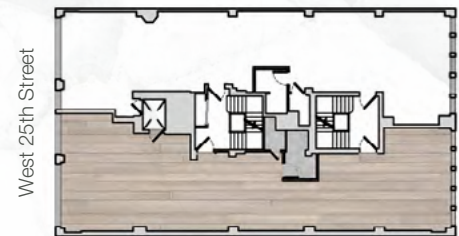


SAMPLE PRE-BUILT TEST FIT

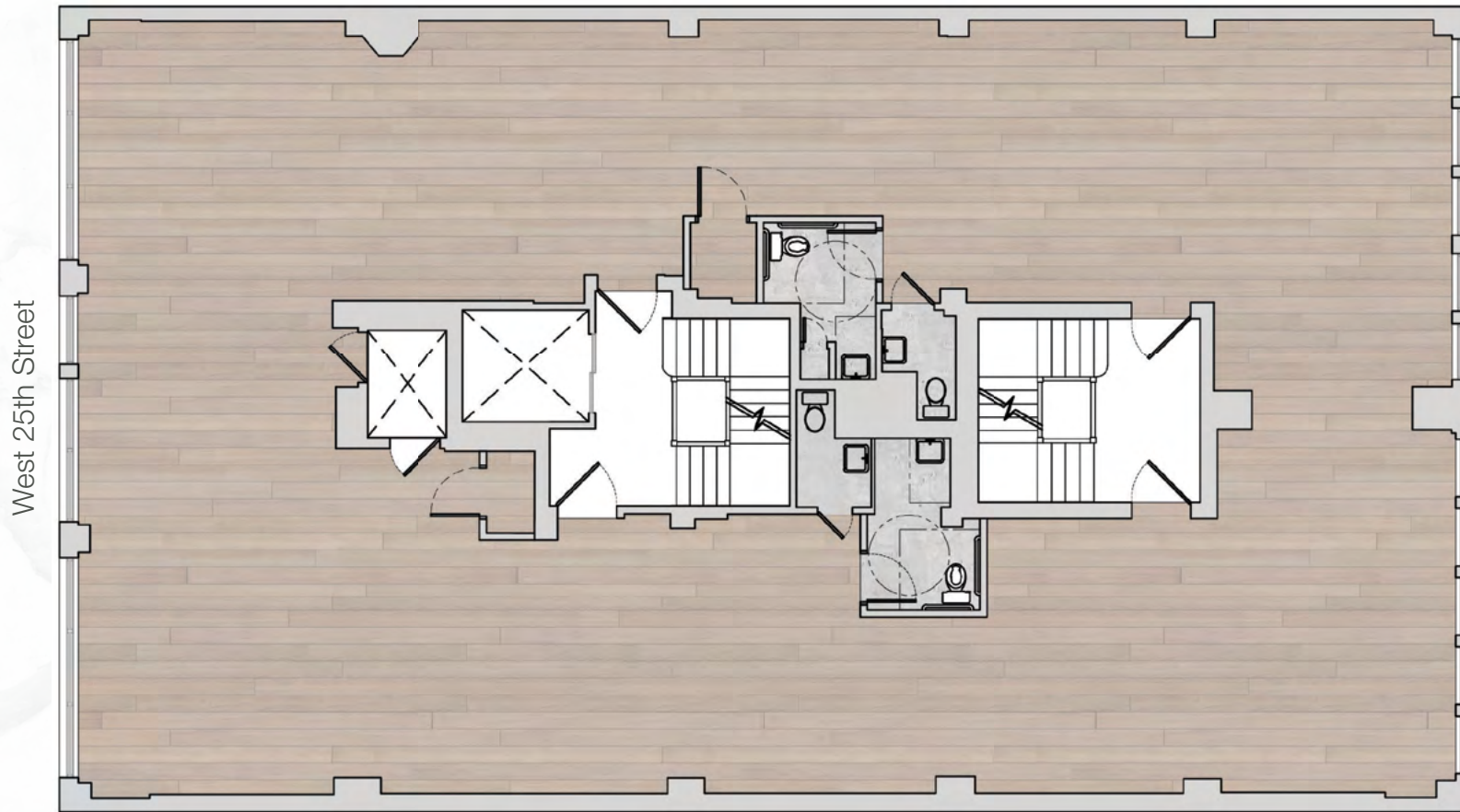
HALF FLOOR OPEN OFFICE | **2,770 RSF**



Workstations: 20 Private Offices: 1 Conference Room: 1 Pantry: 1 **TOTAL: 21**

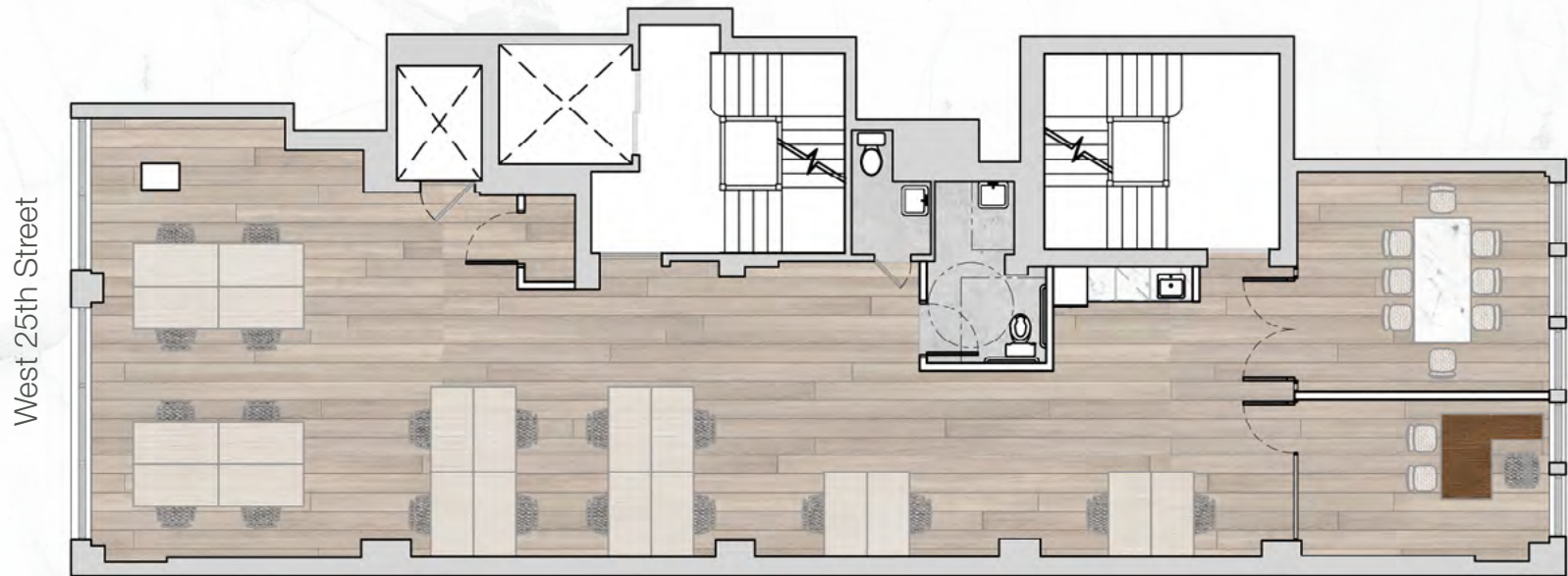


FULL FLOOR CORE & SHELL | **5,540 RSF**

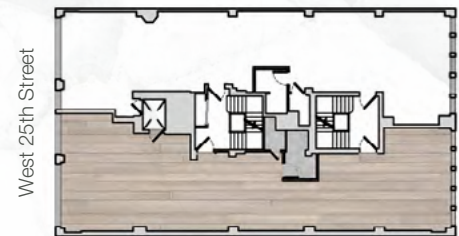


SAMPLE PRE-BUILT TEST FIT

HALF FLOOR OPEN OFFICE | **2,770 RSF**

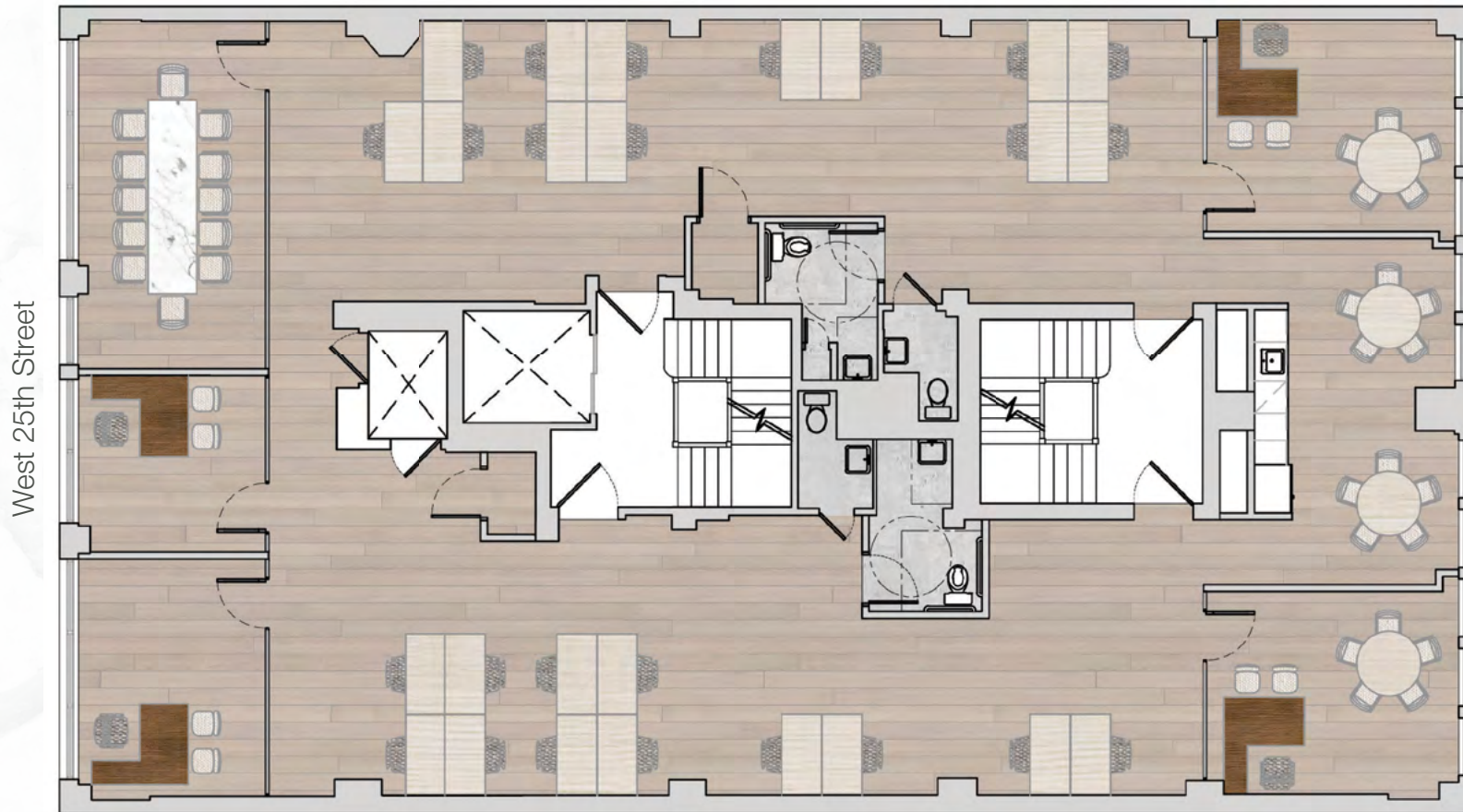


Workstations: 18 Private Offices: 1 Conference Room: 1 Pantry: 1 **TOTAL: 19**



SAMPLE PRE-BUILT TEST FIT

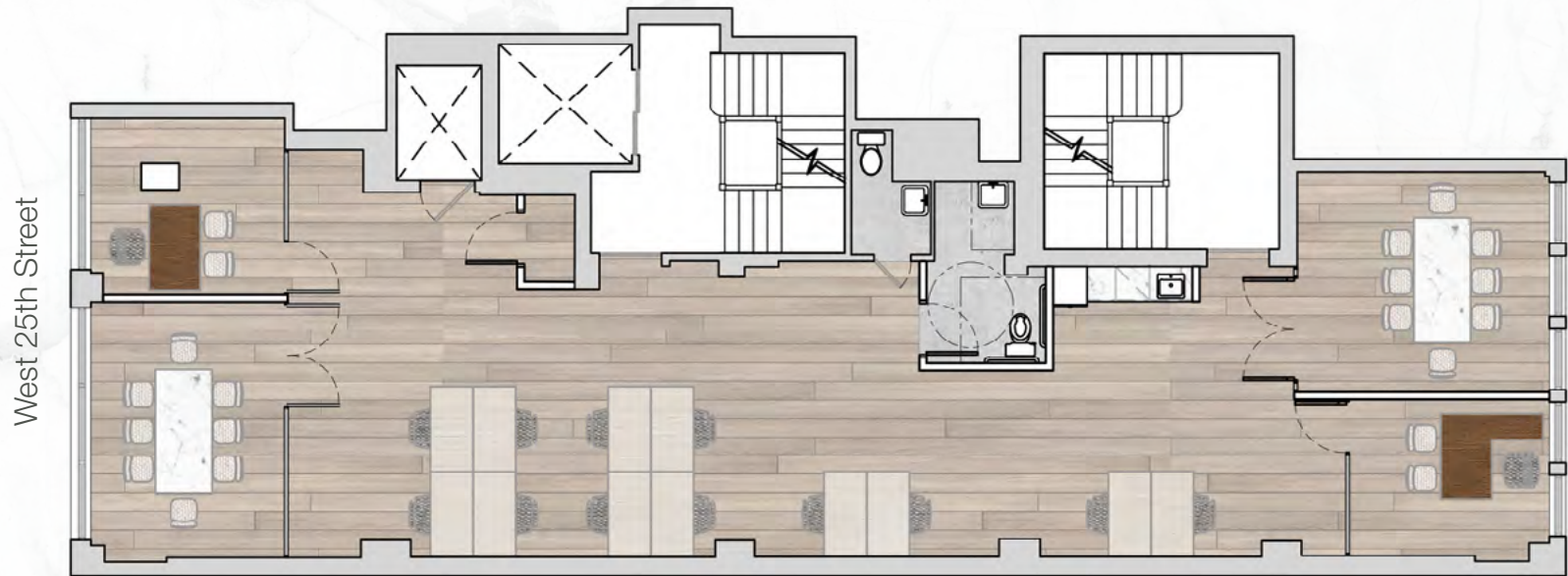
FULL FLOOR OPEN OFFICE | **5,540 RSF**



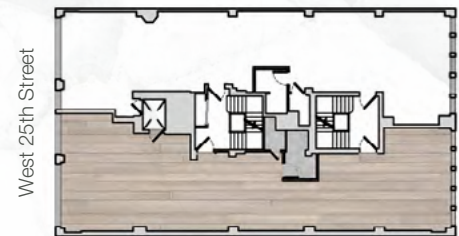
Workstations: 25 Private Offices: 4 Conference Room: 1 Pantry: 1 **TOTAL: 29**

SAMPLE PRE-BUILT TEST FIT

HALF FLOOR OPEN OFFICE | **2,770 RSF**

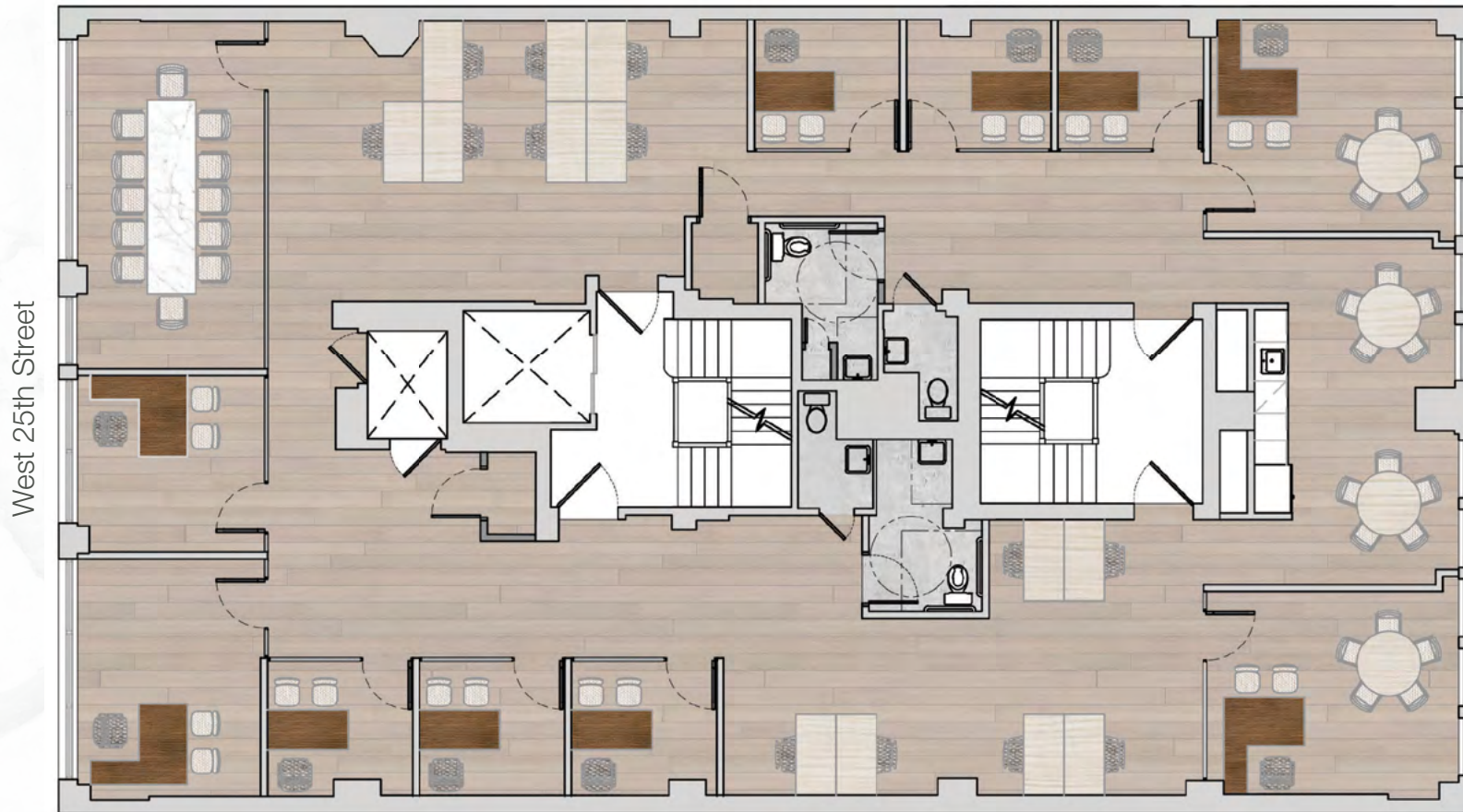


Workstations: 12 Private Offices: 2 Conference Room: 2 Pantry: 1 **TOTAL: 14**



SAMPLE PRE-BUILT TEST FIT

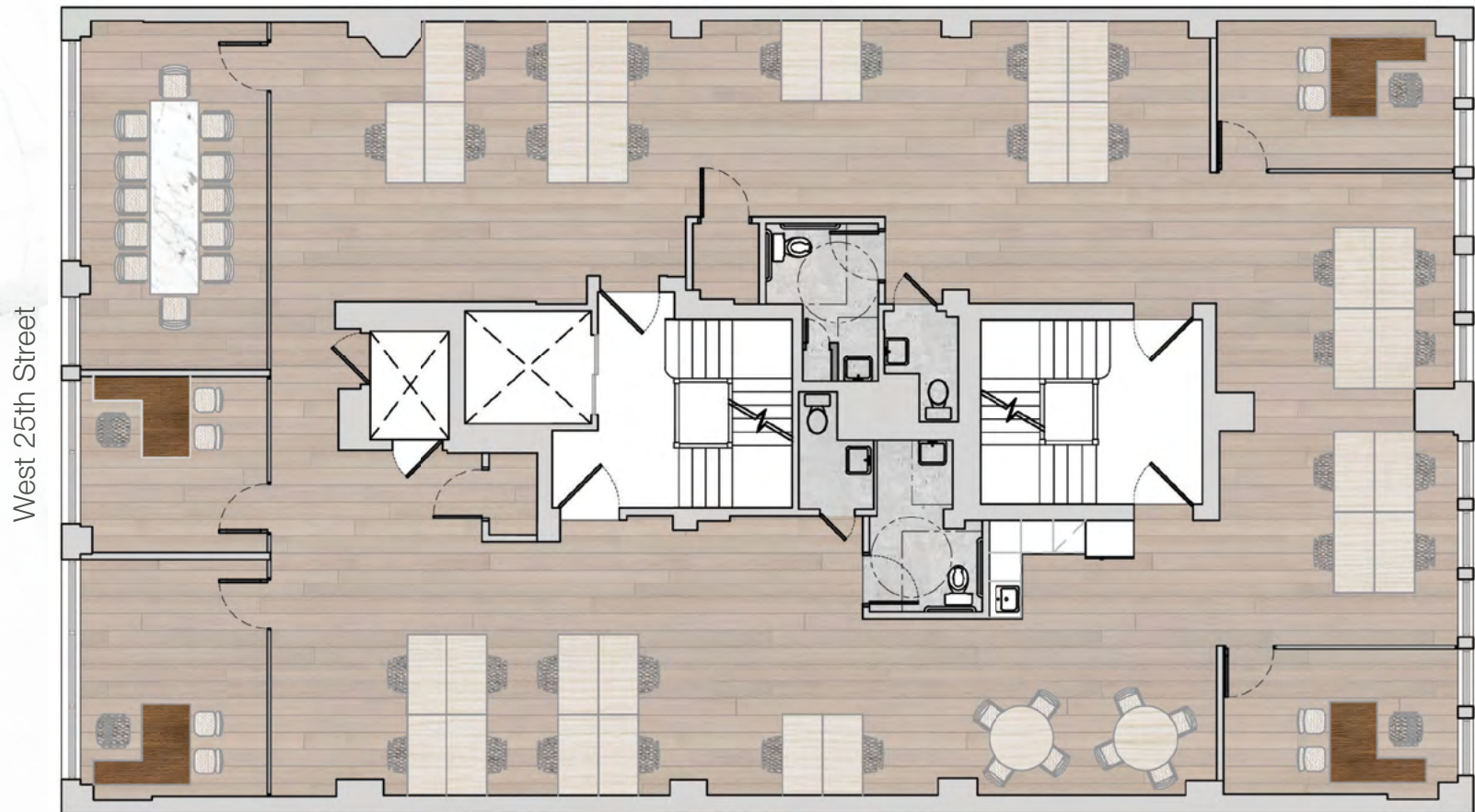
FULL FLOOR OPEN OFFICE | **5,540 RSF**



Workstations: 13 Private Offices: 10 Conference Room: 1 Pantry: 1 **TOTAL: 23**

SAMPLE PRE-BUILT TEST FIT

FULL FLOOR OPEN OFFICE | **5,540 RSF**



Workstations: 31 Private Offices: 4 Conference Room: 1 Pantry: 1 **TOTAL: 35**

SAMPLE PRE-BUILT TEST FIT

FULL FLOOR OPEN INTENSIVE | **5,540 RSF**



Workstations: 15 Private Offices: 10 Conference Room: 1 Pantry: 1 **TOTAL: 25**