



254 W 31

**Entire 14th floor - 3,069 RSF**

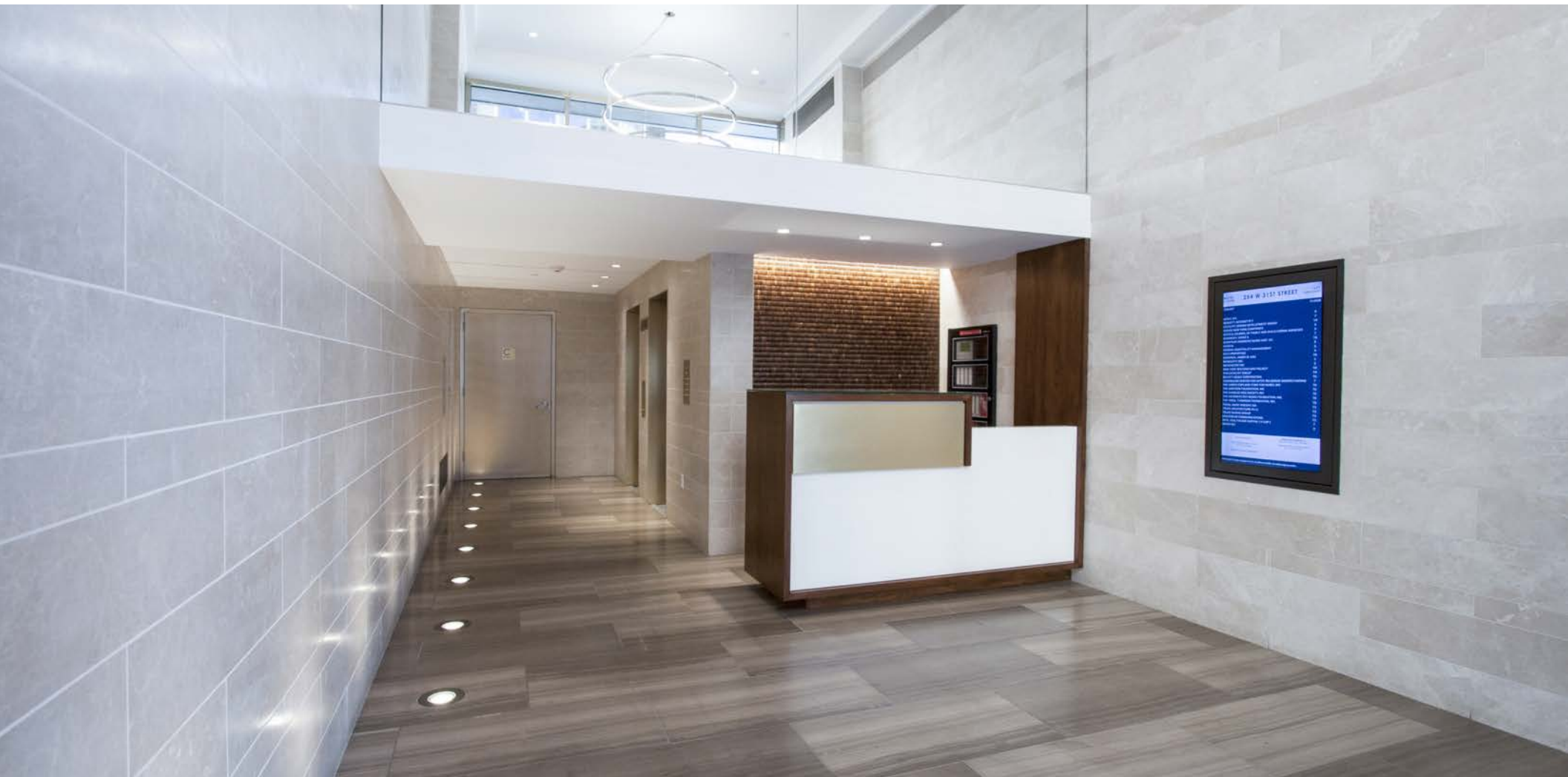
**TERM:** Through December 2025

**POSSESSION:** Immediate

**RENT:** Upon request

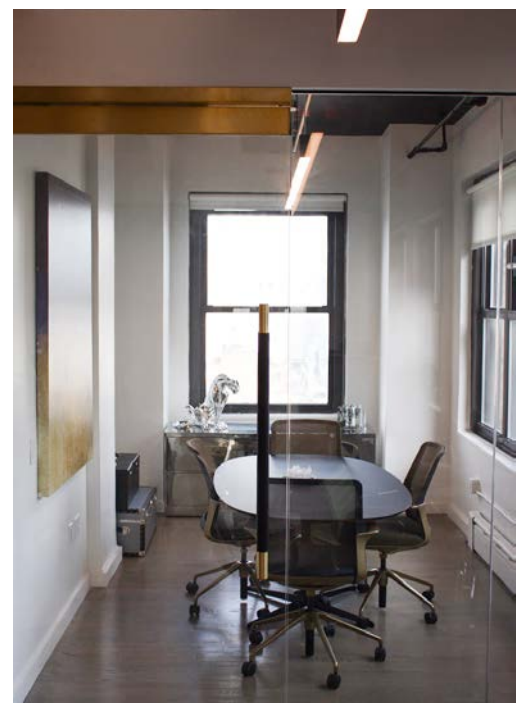
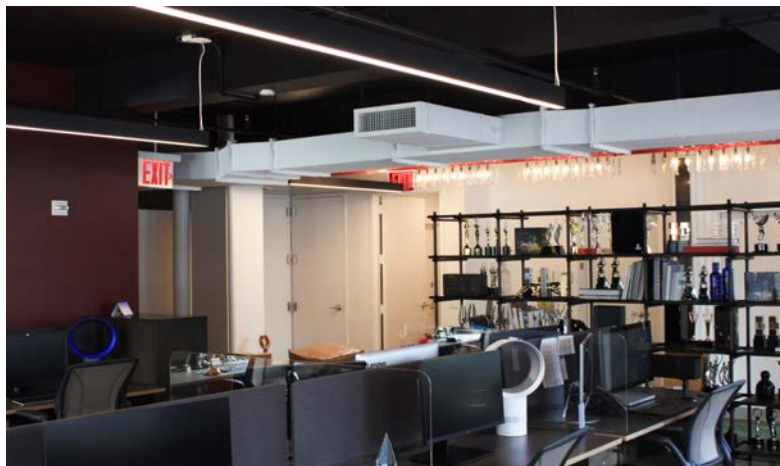
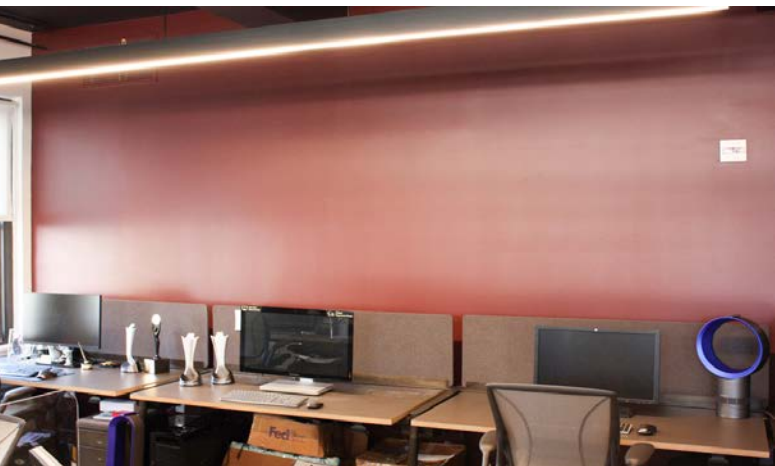
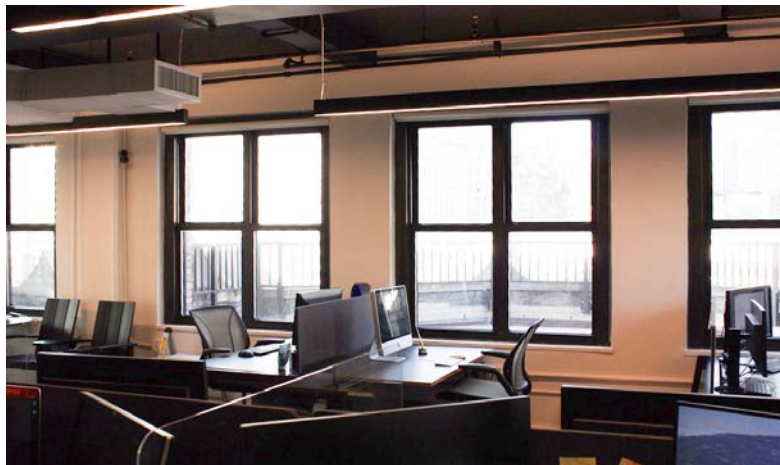
**Comments:**

- Brand new installation with 1 conference room, 1 office/ meeting room, lounge area, wet pantry and open area for 14 people
- Lounge area that can be converted into an office
- Space features hardwood floors, exposed ceilings, glass fronted offices
- Furniture, fixtures & equipment can be made available
- Three sides of light



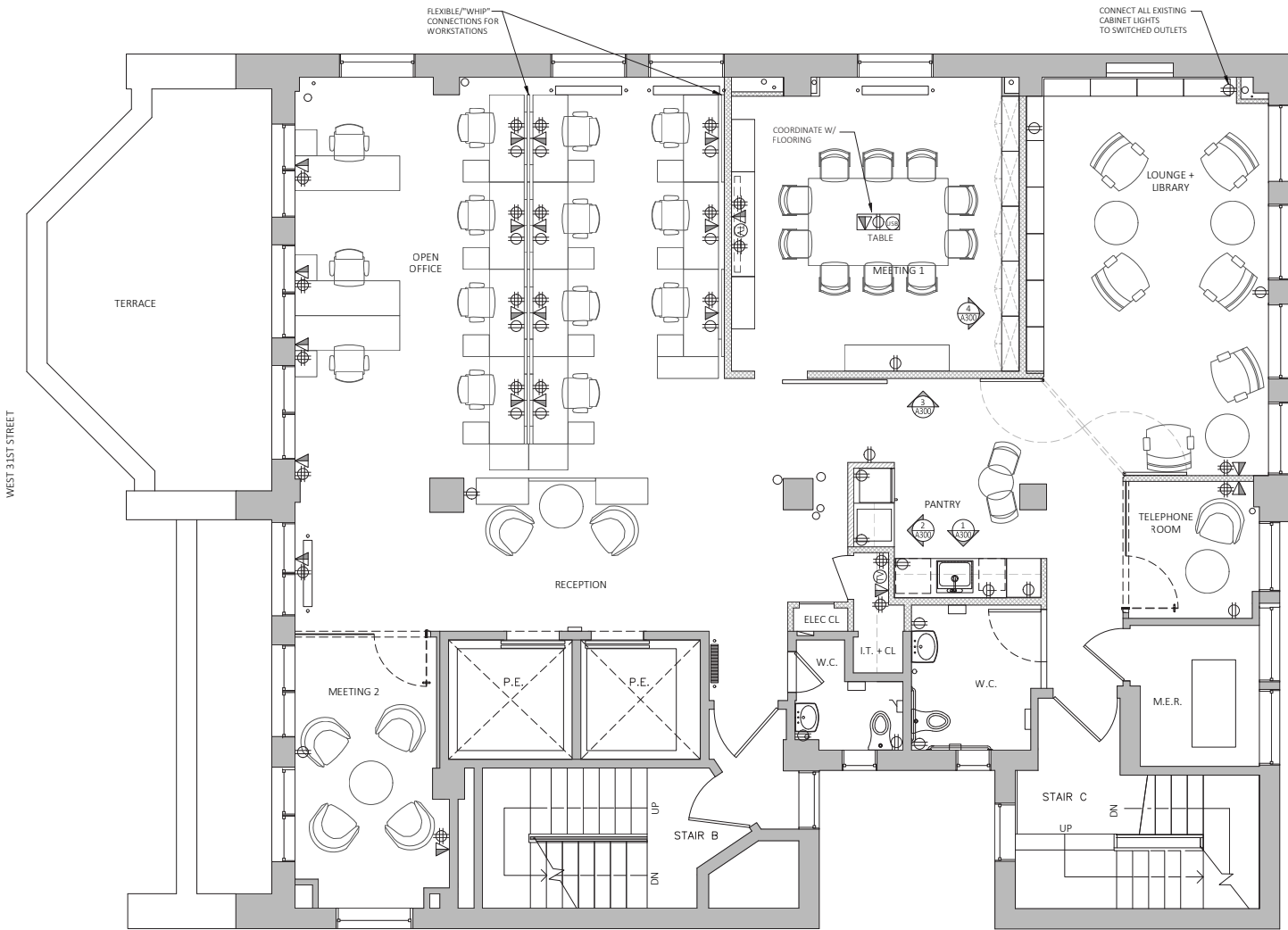


EXISTING CONDITION



# FLOOR PLAN

Entire 14th floor - 3,069 RSF





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