

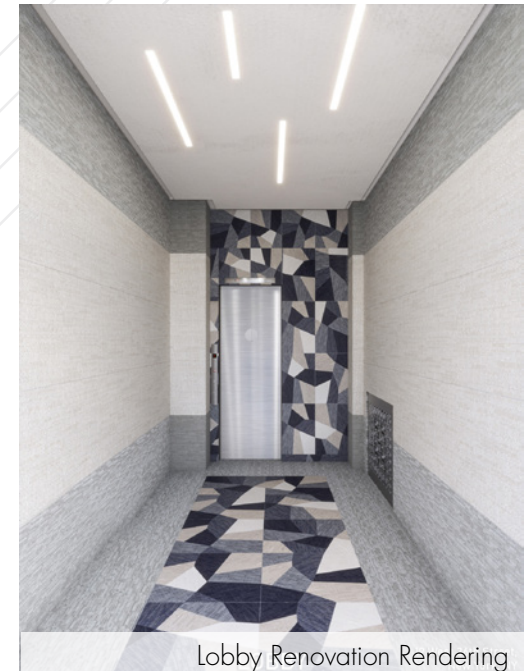


8th Floor - Existing Conditions

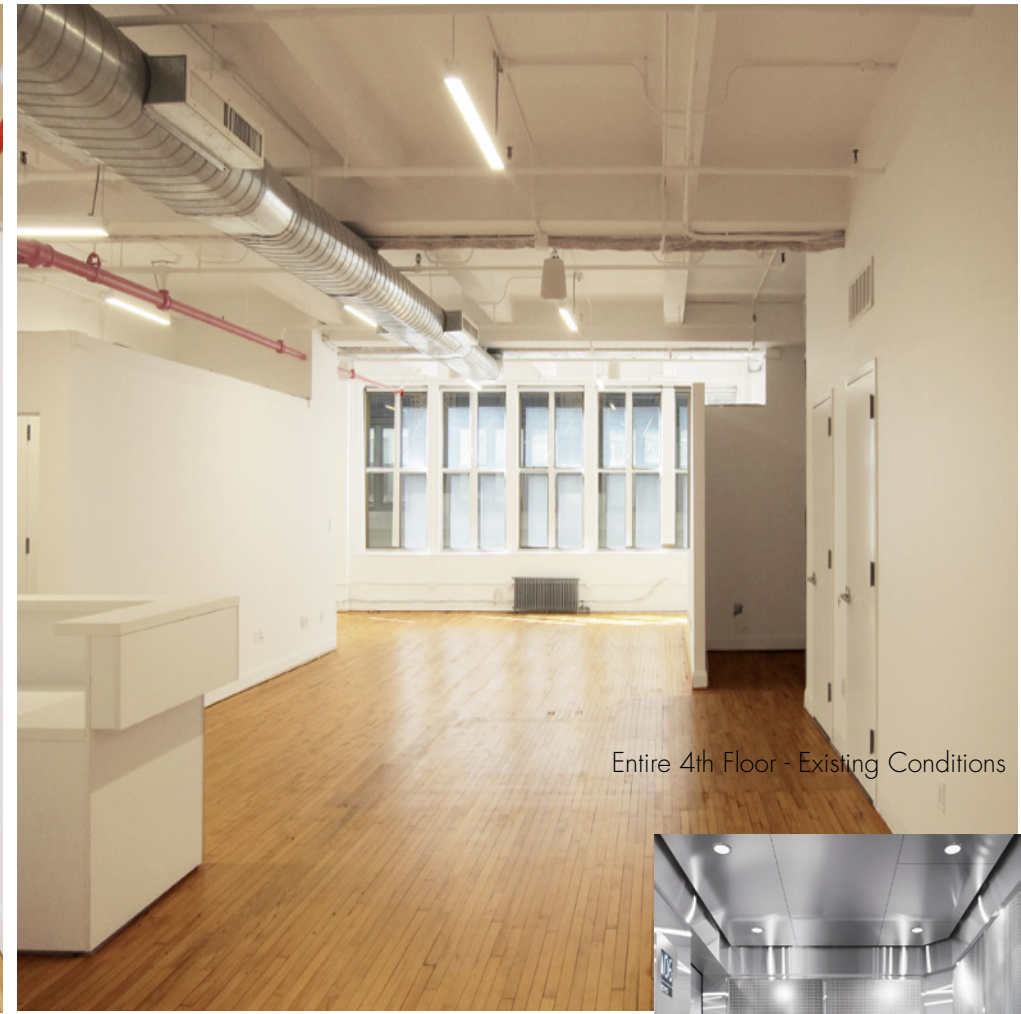
19-21 West 36th Street

Between 5th & 6th Avenues

New Full Floor Pre-Built Opportunity
Operable Windows, Good Light
Great Transportation Access



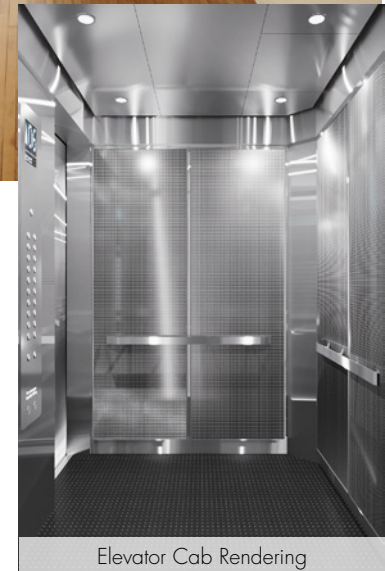
Lobby Renovation Rendering



Entire 4th Floor - Existing Conditions

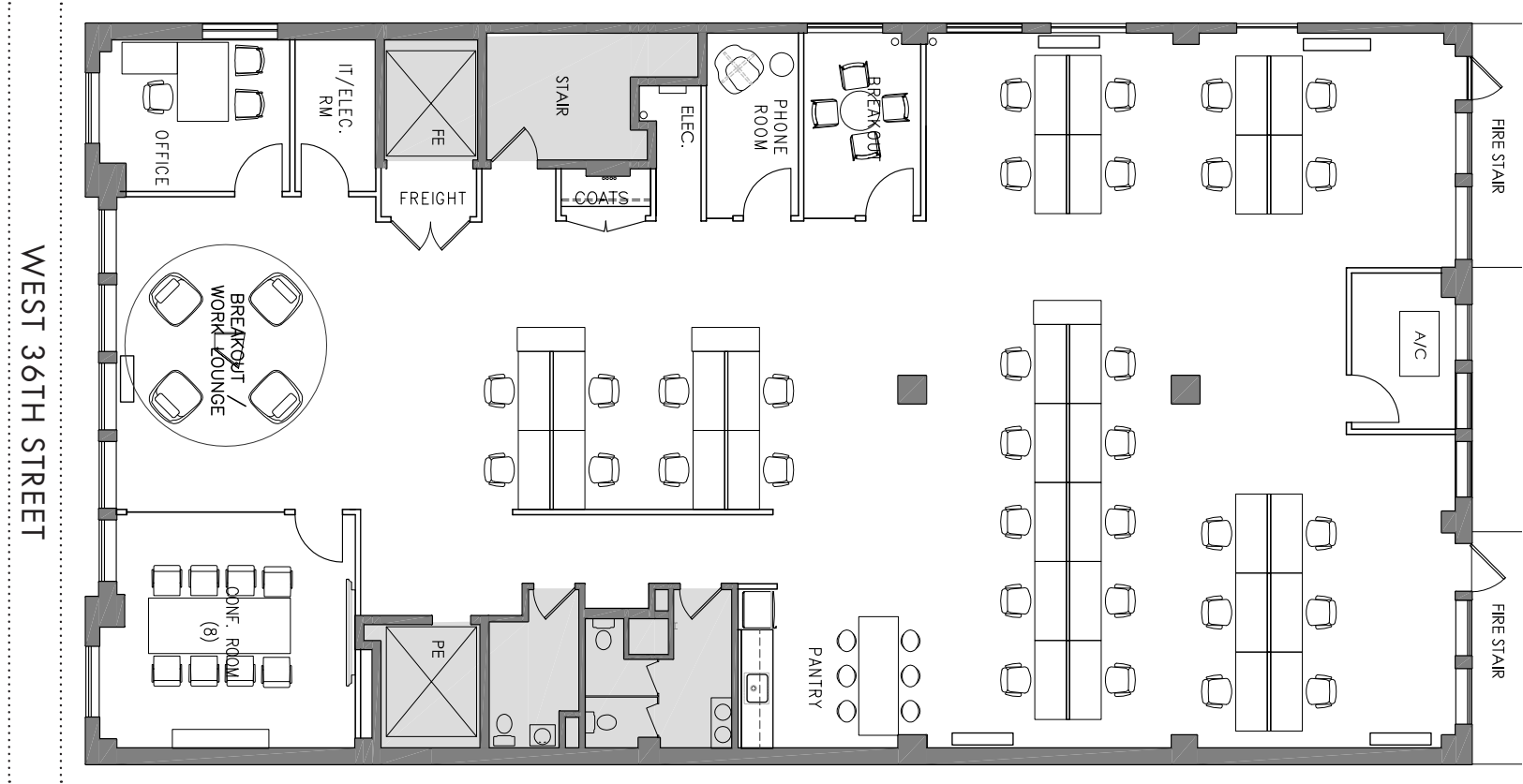
- Entire 8th Fl: 5,200 rsf Immediate \$37 psf
- New pre-built installation—hardwood floors, exposed ceiling, glass-front office/conference room, brand new wet pantry and bathrooms
 - Three sides of windows offering good natural light; New tenant-controlled A/C; Direct Con Edison electric

Planned upgrades to lobby/elevators • Accessible via Times Square and Herald Square subway hubs with access to **7 B D F M N Q R W** trains



Elevator Cab Rendering

ENTIRE 8TH FLOOR - 5,200 RSF
(EXISTING CONDITIONS - NEW PRE-BUILD)



(for descriptive purposes only; not to scale.)

ENTIRE 8TH FLOOR - 5,200 RSF
(EXISTING CONDITIONS - NEW PRE-BUILD)

