

225 W 35TH Street
BETWEEN 7TH & 8TH AVENUE



REDWOOD
PROPERTY GROUP
EXCLUSIVE BROKER



Suite 1100 | 4,584 SF

Bright turn-key space with above-standard finishes
and flooded with natural light!

Available for direct lease or
sublease through Feb. 2021

- Built as 4 large conference rooms, two smaller conference rooms, wet pantry, large bullpen, and two private bathrooms
- Space features custom sliding glass doors, above-standard glass finishes, first gen wood floors, projector and screen, pendant lighting, abundant storage, and soundproofed ceiling
- Furnished for 24 in bullpen and 8 in two of the offices. Ability to densify.
- 24/7 tenant-controlled first generation A/C

NEARBY TRAINS



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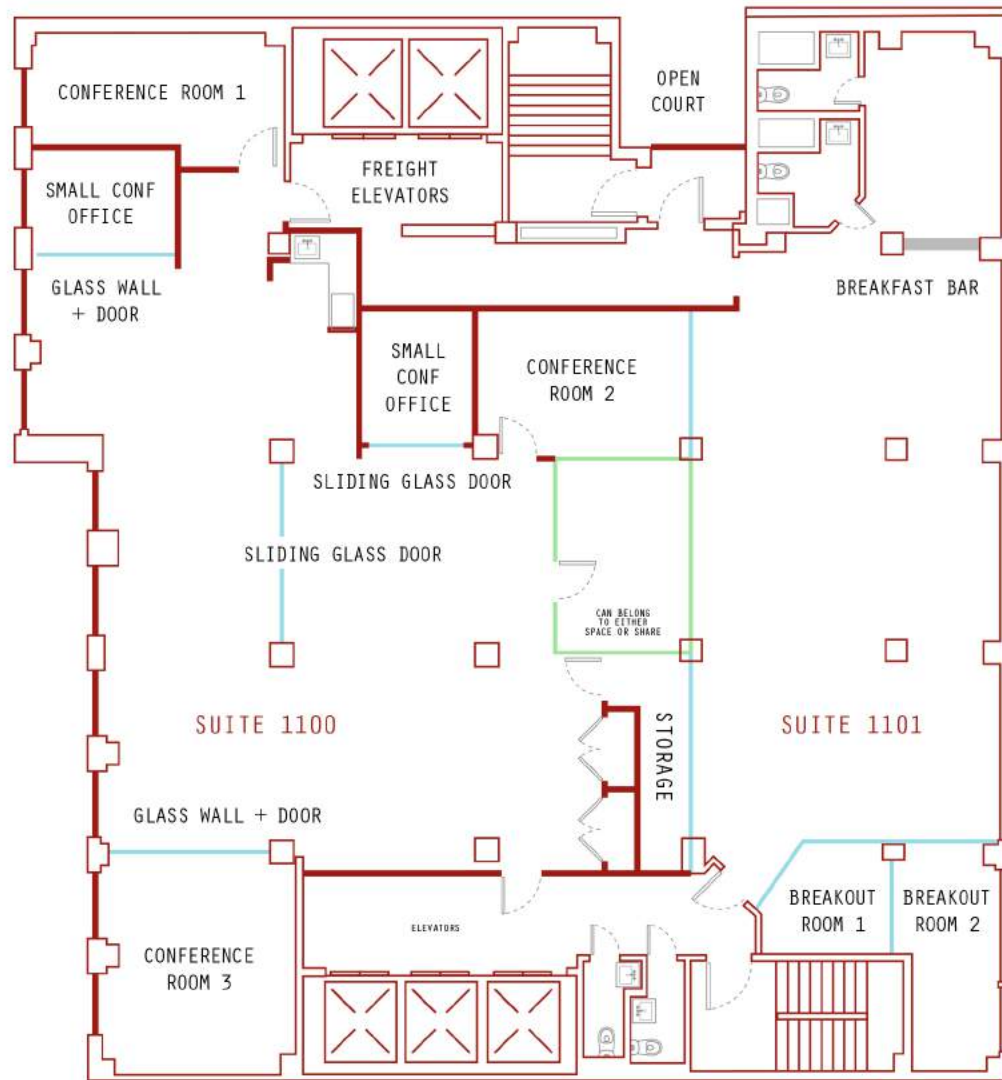
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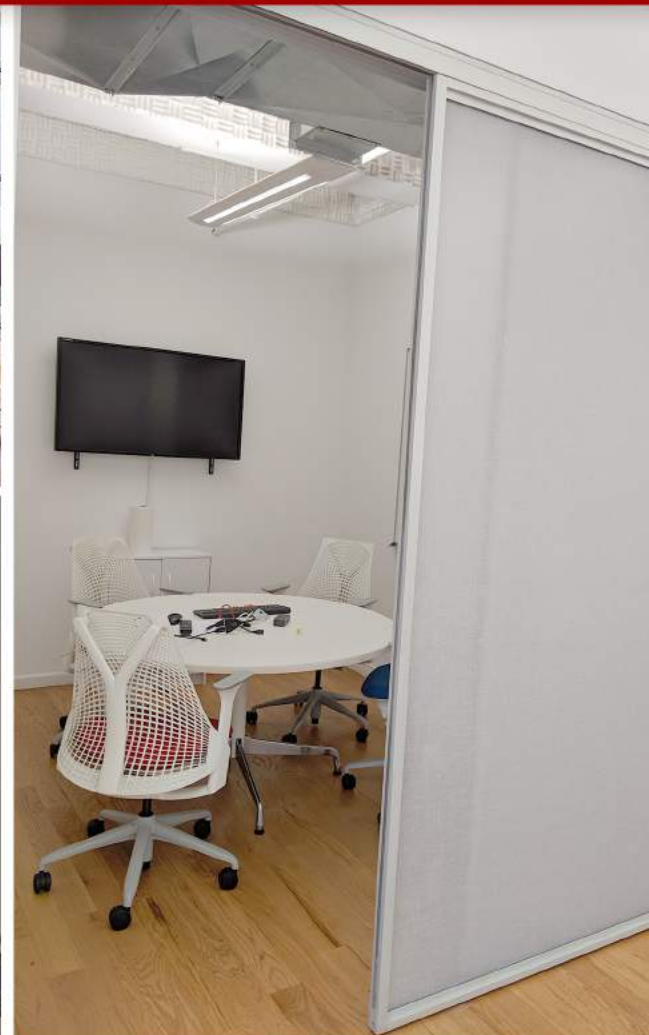
- Ability to take 7,255 sf full floor
- Ability to subtract one conference room (conf room 4) to reduce footage to 4,200 sf

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BUILDING NOTES:

- Renovated, Attended, Marble Lobby
- 2 Brand New, Automatic, Very large, Freight Elevators
- Extremely Convenient Location
- Commuter's Dream, One Block from Penn Station

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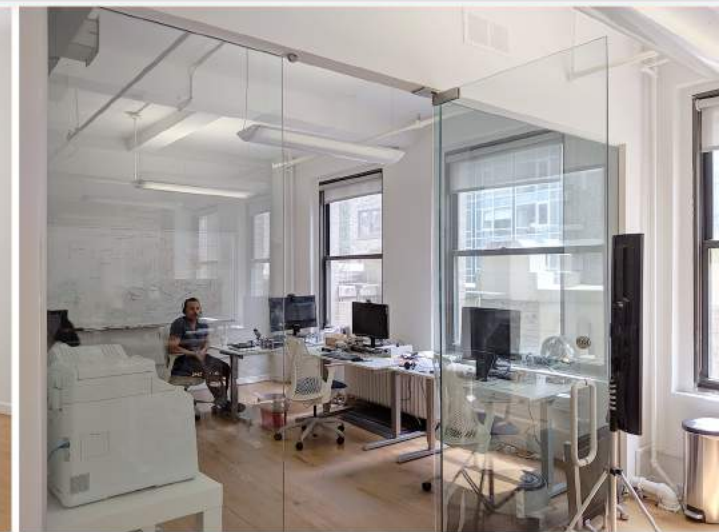
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