

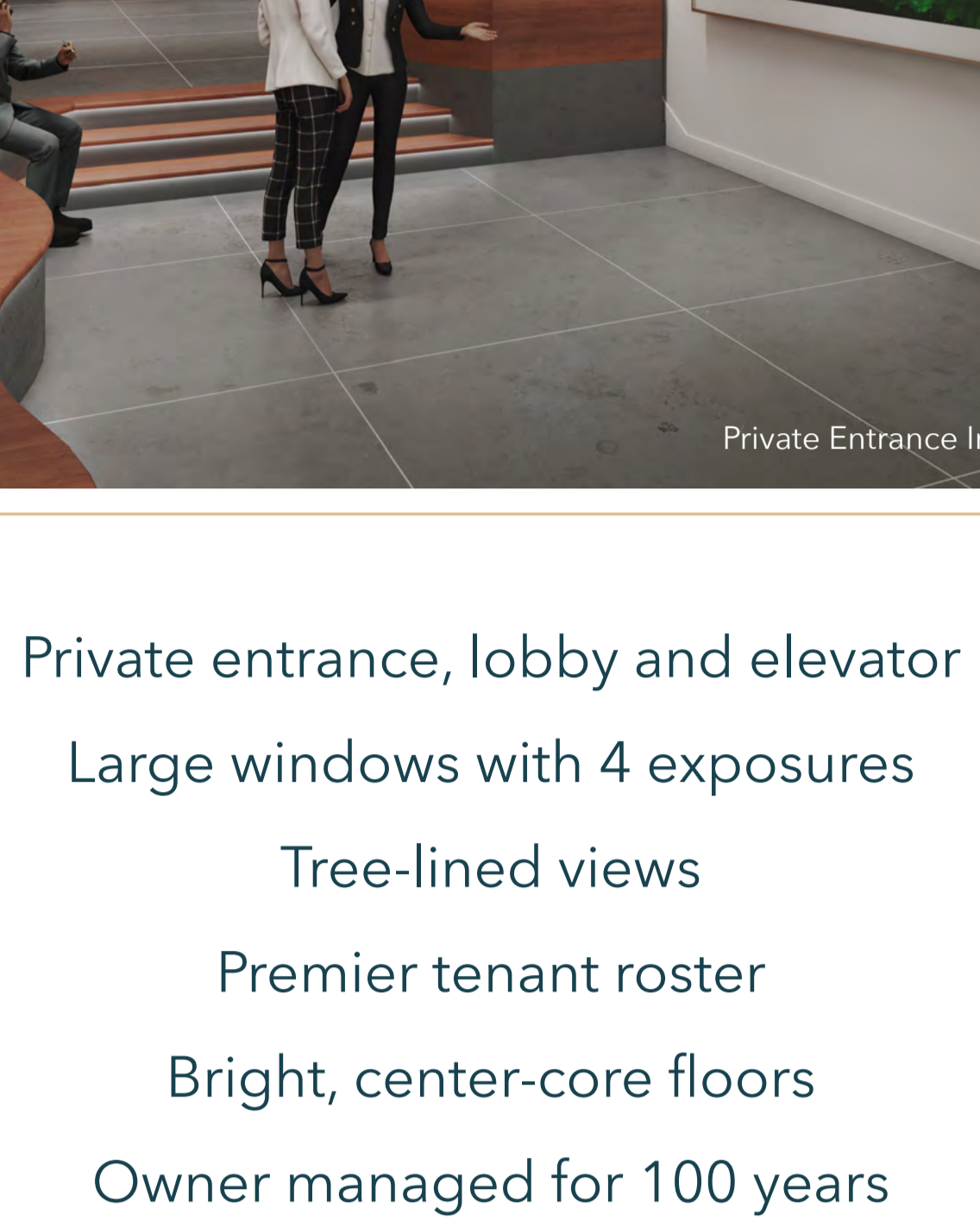
Shh..

Looking for Your Own Private Entrance?

180 VARICK

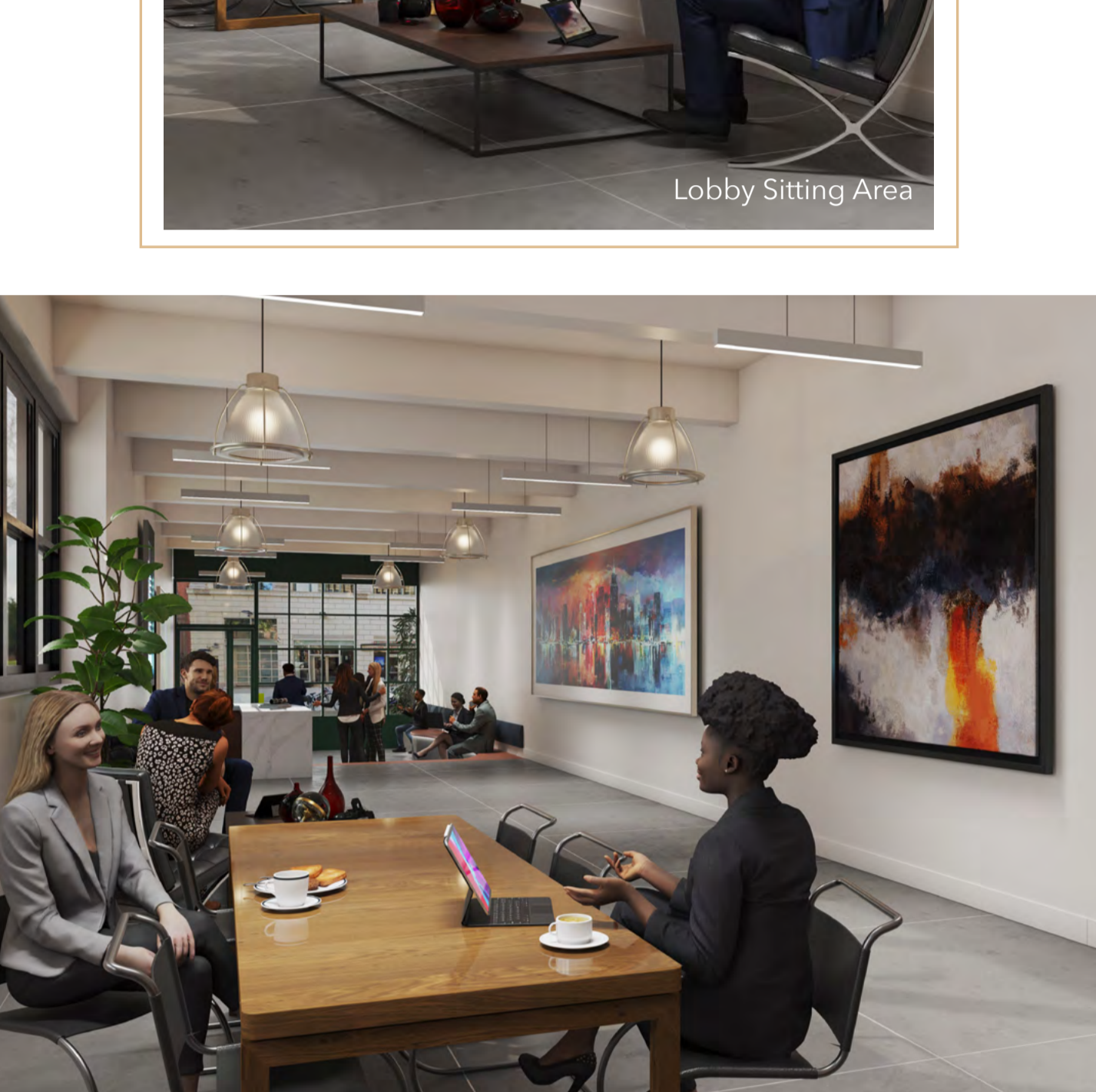
HUDSON SQUARE

EXCEPTIONAL OFFICE SPACE WITH PRIVATE ENTRY



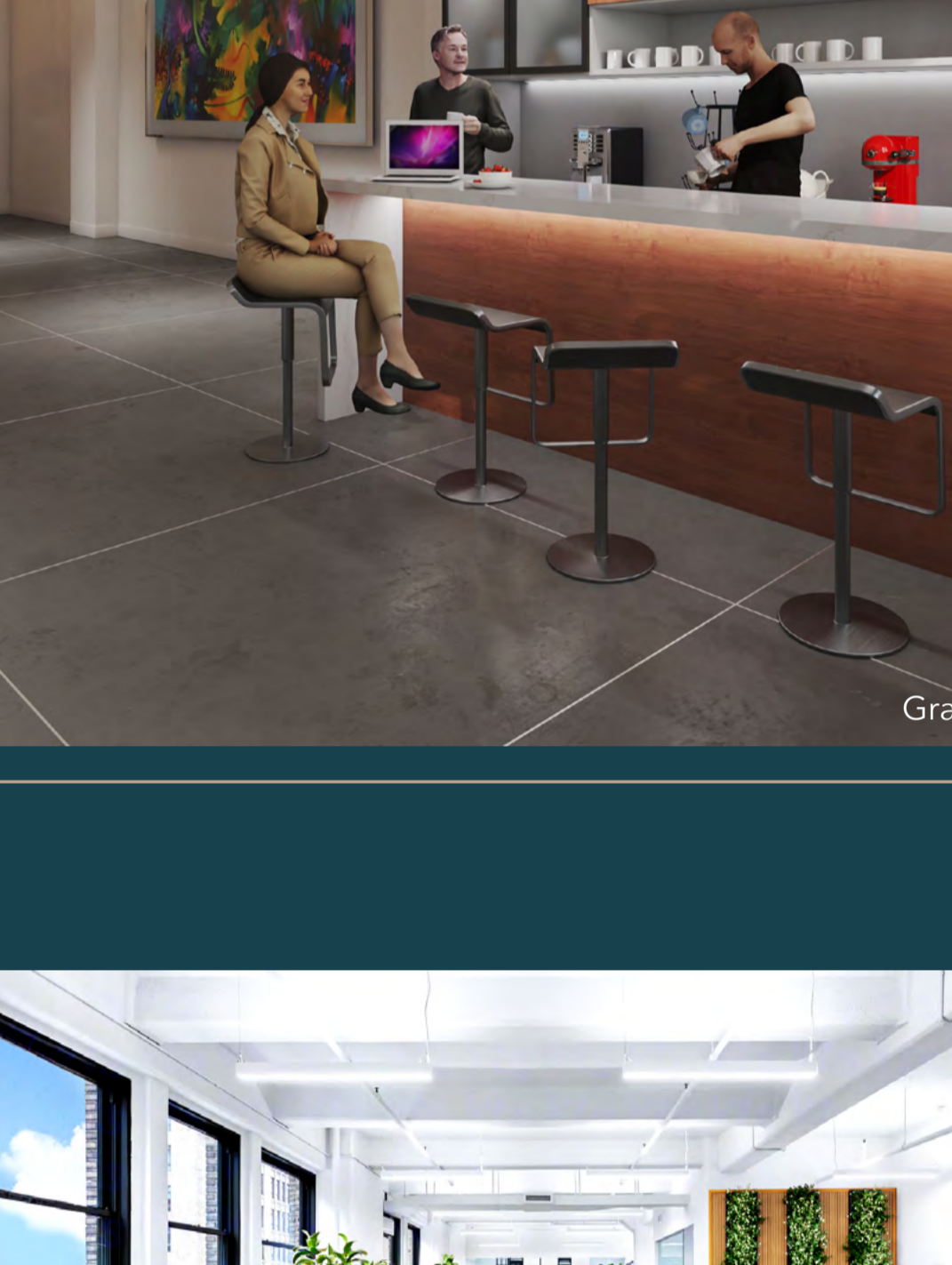
Private Entrance Exterior

100,000 RSF Contiguous Block
Individual Floors of 25,000 RSF
Reasonable Divisions Considered

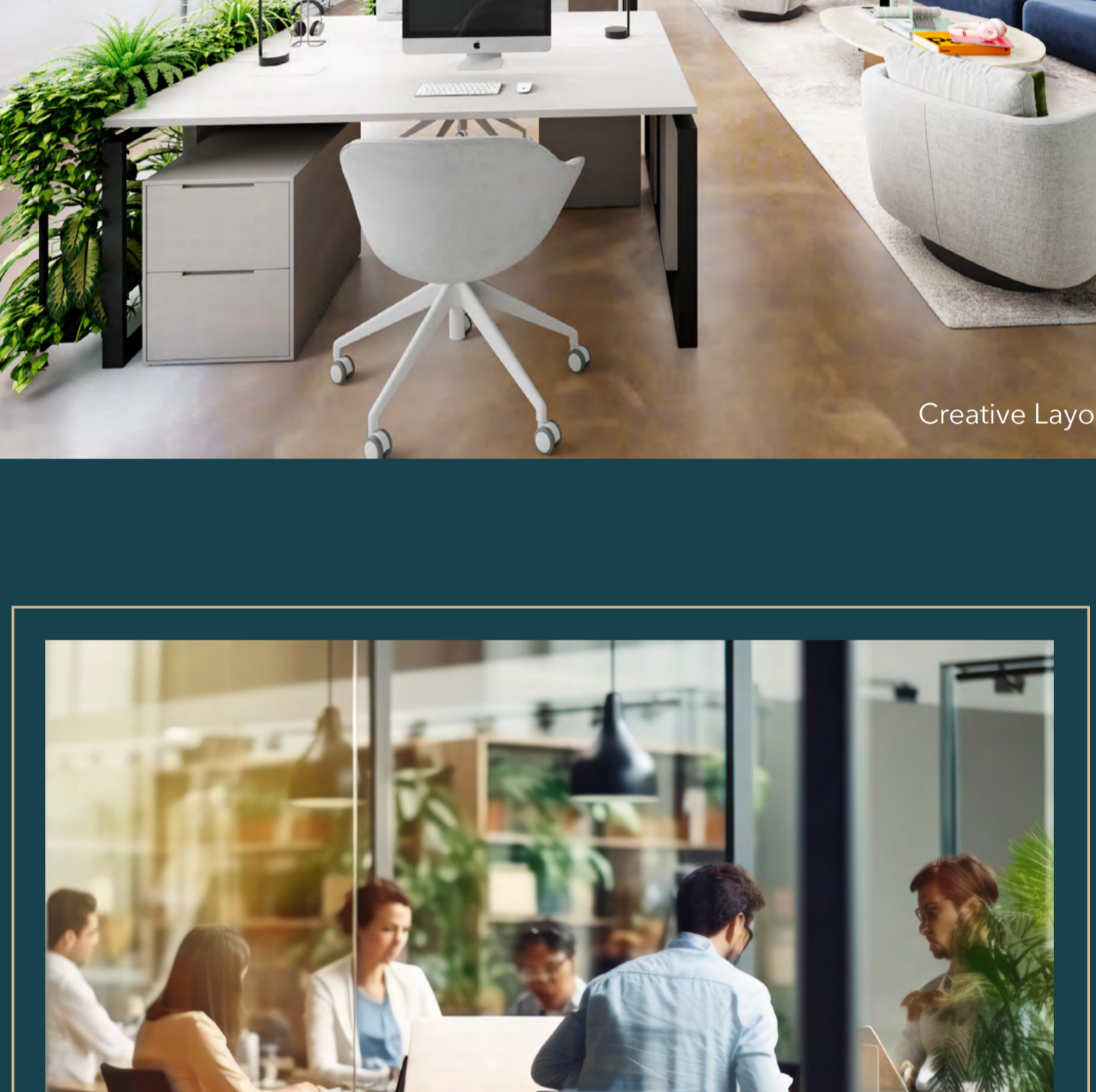


Private Entrance Interior

Private entrance, lobby and elevator
Large windows with 4 exposures
Tree-lined views
Premier tenant roster
Bright, center-core floors
Owner managed for 100 years
with on-site office



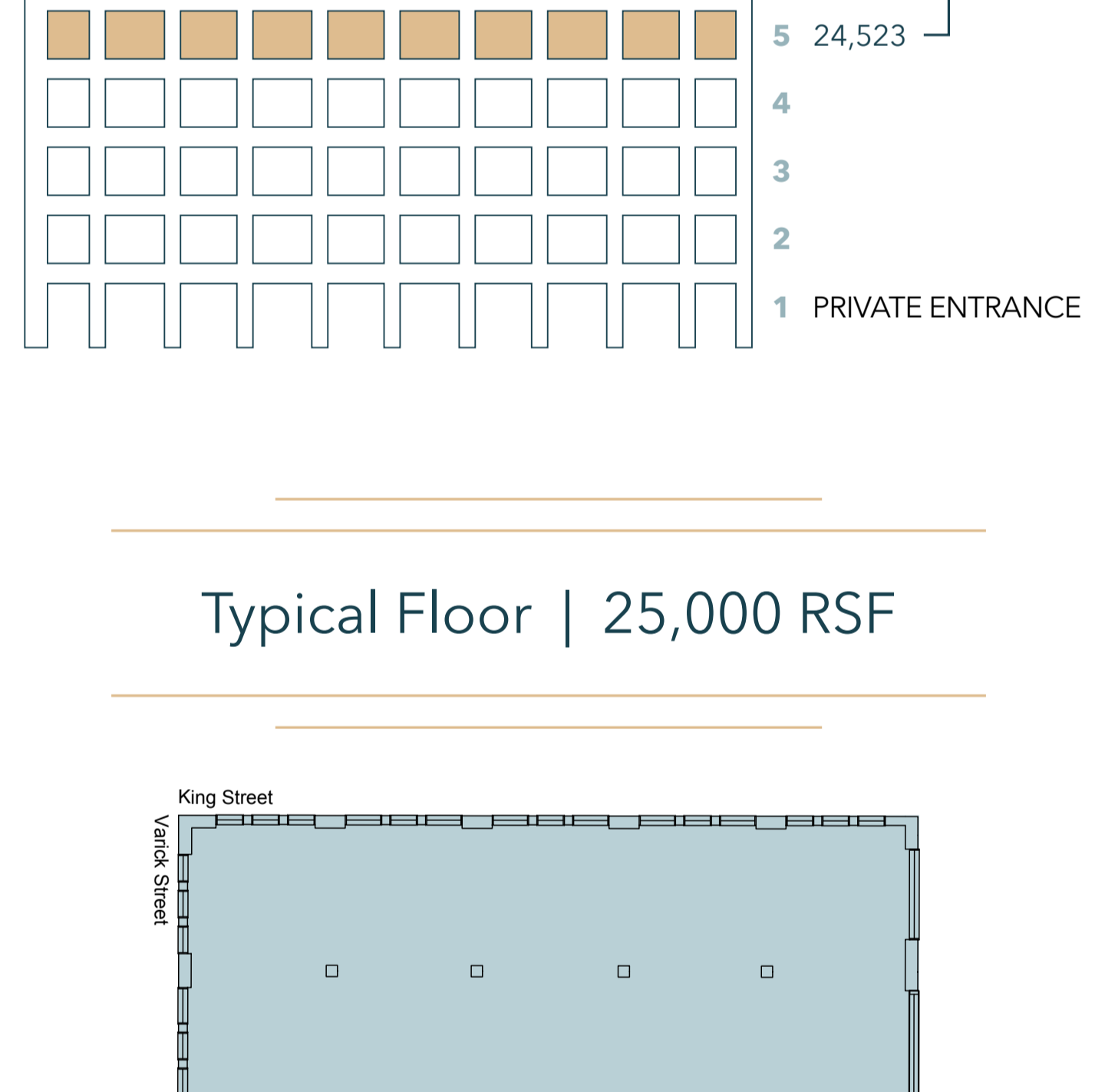
Lobby Sitting Area



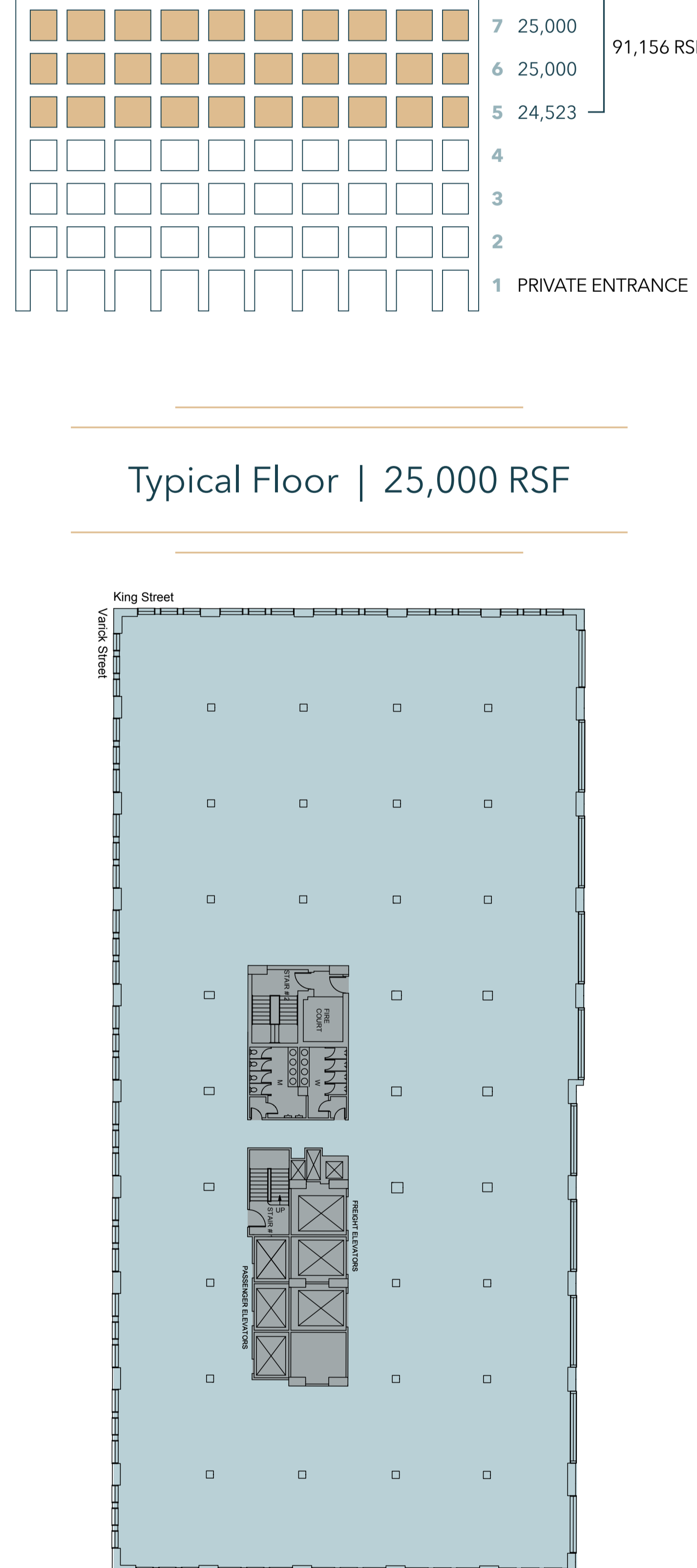
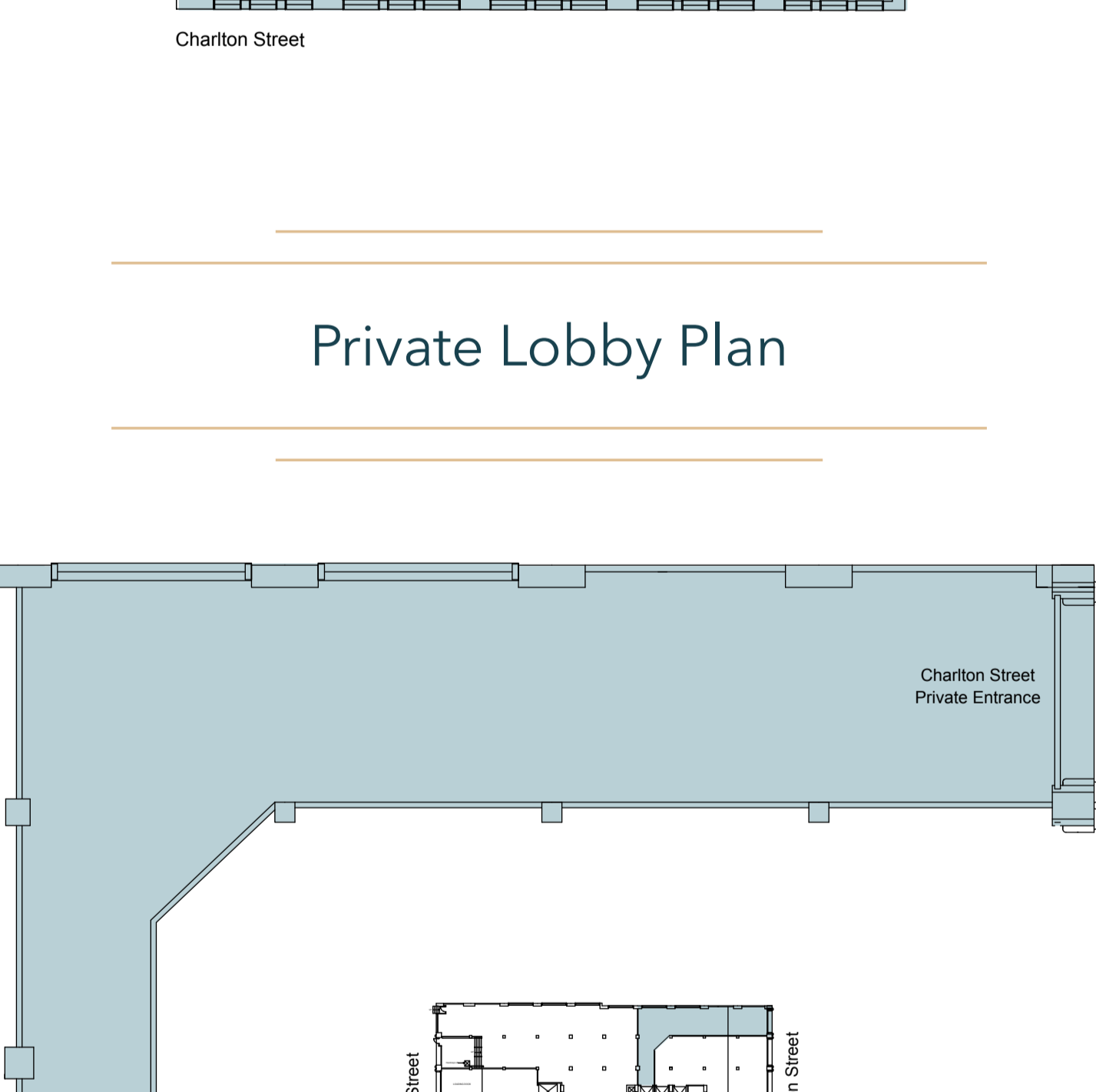
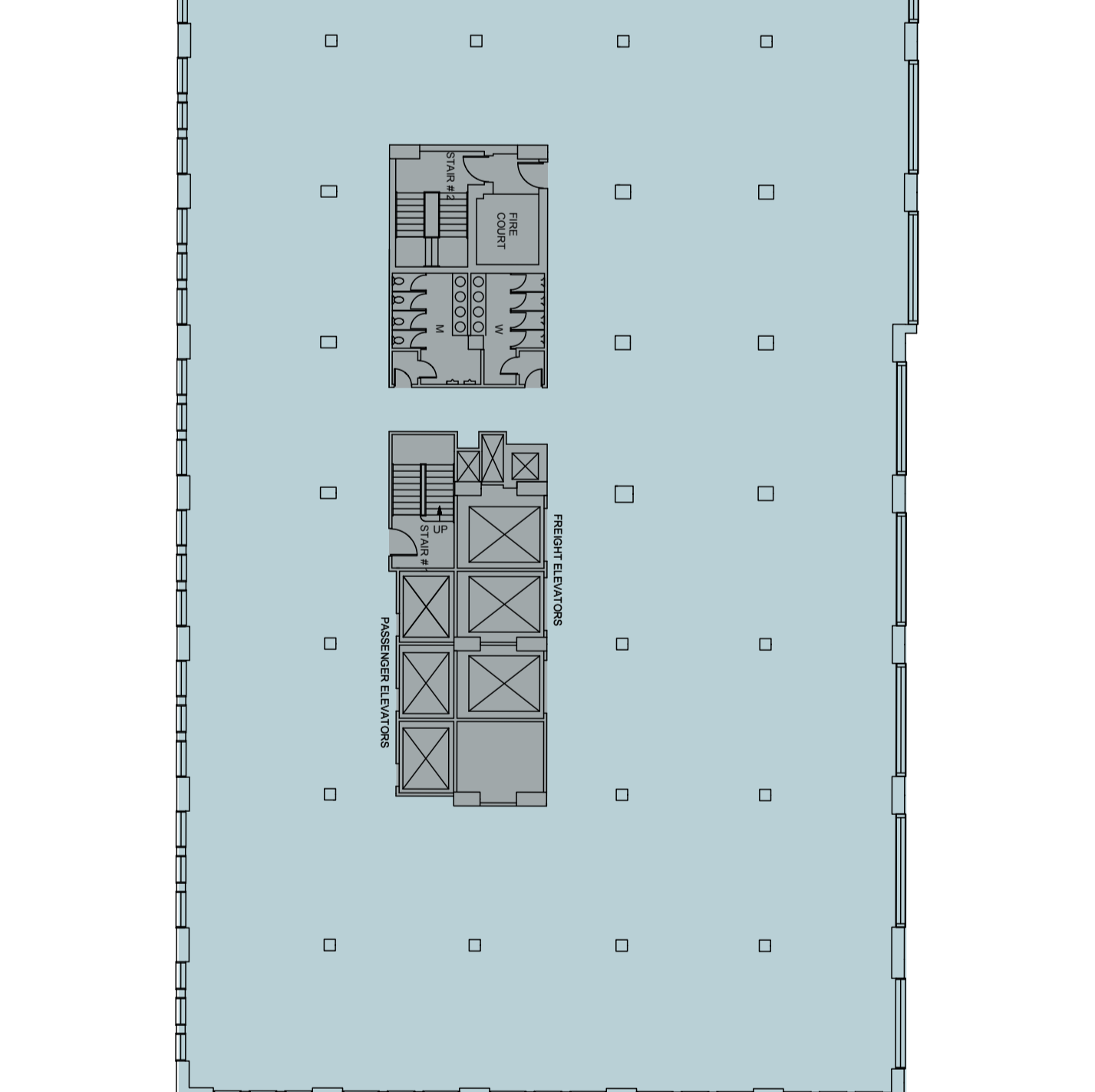
Private Lobby



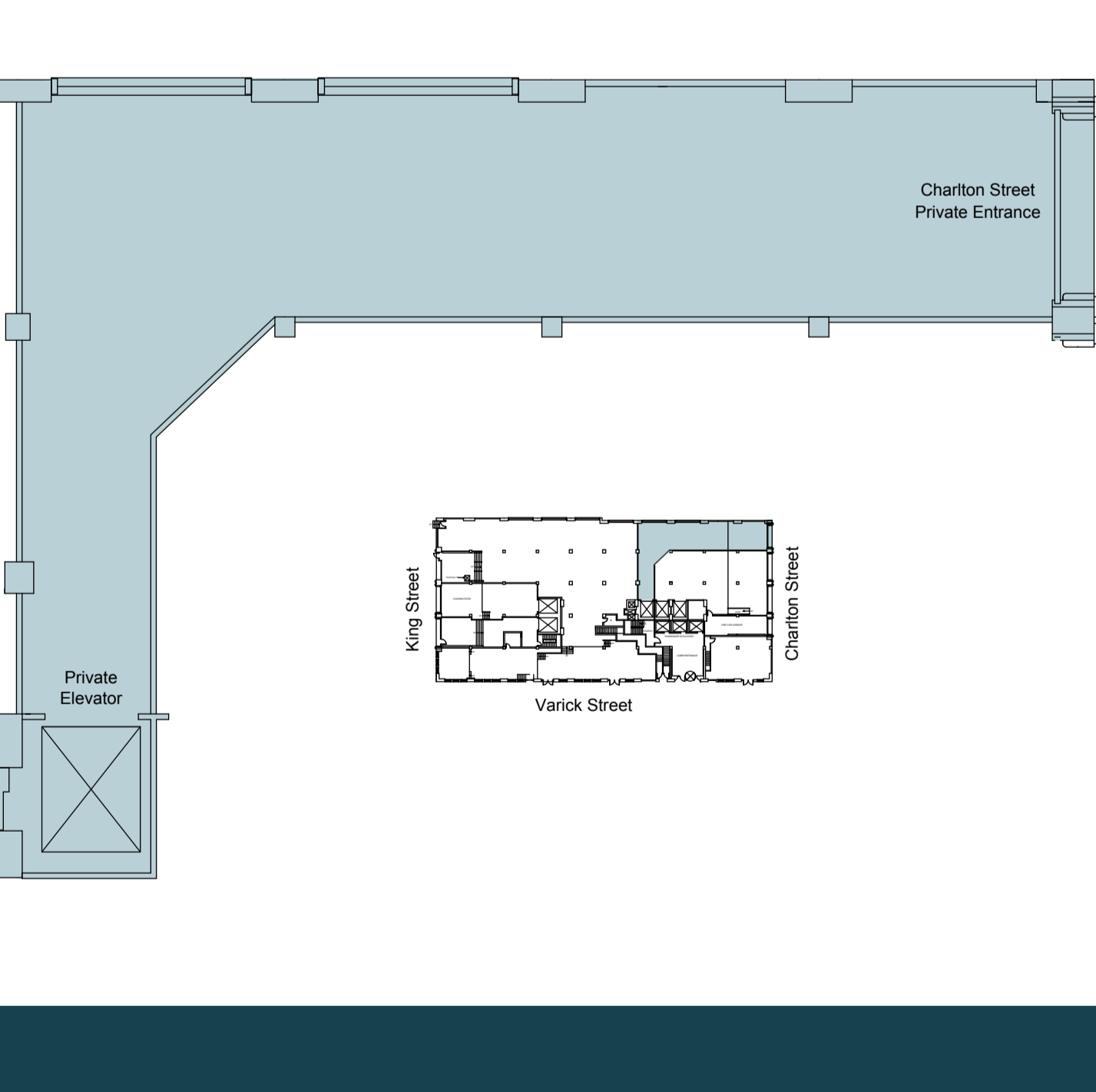
Grab-and-Go



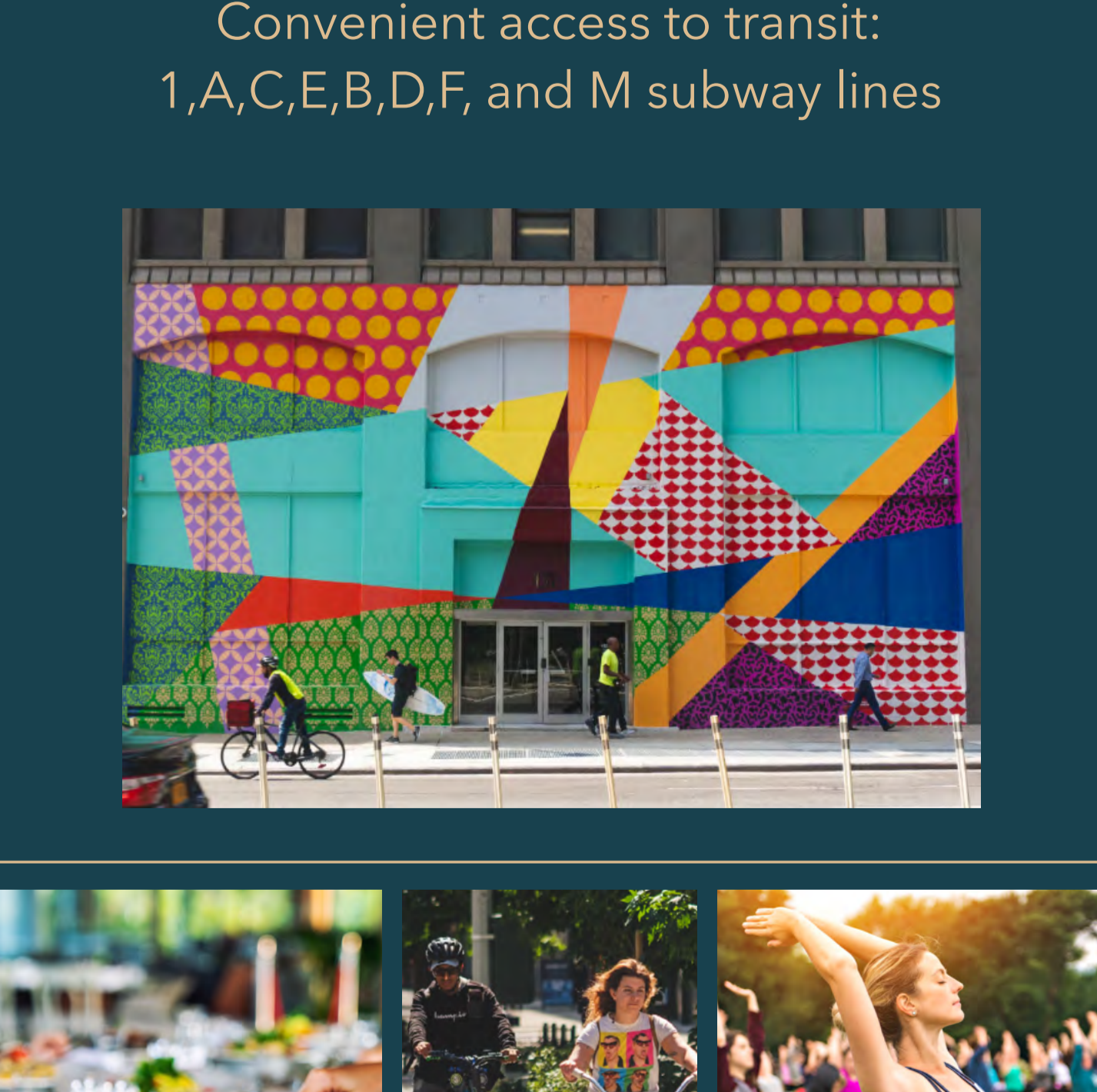
Creative Layout



Typical Floor | 25,000 RSF



Private Lobby Plan



ENERGETIC HUDSON SQUARE NEIGHBORHOOD

Neighbors include Google and Disney
Surrounded by restaurants, retail, parks, gyms and more
Convenient access to transit:
1, A, C, E, B, D, F, and M subway lines

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