

As exclusive agents to the landlord we are pleased to present:

119 West 23rd Street, New York, NY 10011

Between Sixth & Seventh Avenues

Partial 2nd Floor - Suite 206

Available: 4,834 RSF of Office Space

Asking P/RSF: ~~\$44.00/RSF~~

Type: Direct

Term: Negotiable

Possession: Immediate

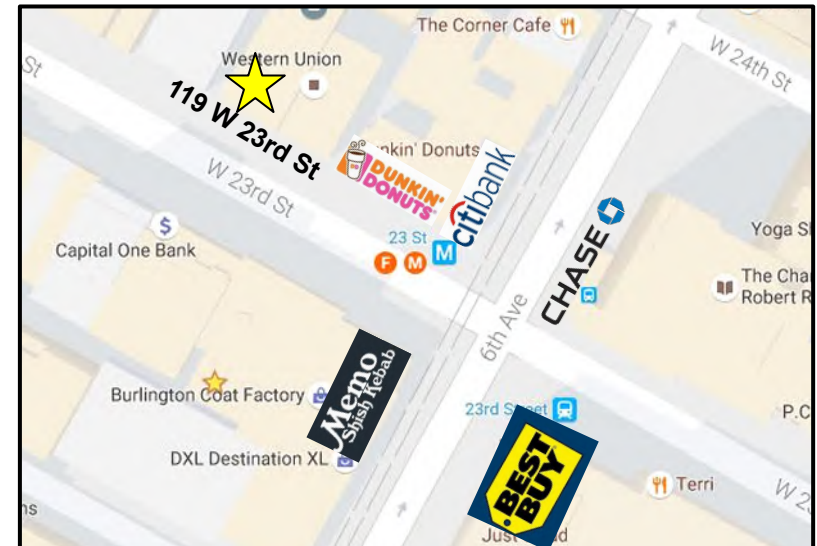
\$42.00/RSF

Space Features:

- Built with 2 offices & 2 Conference Rooms
- Reception & Bullpen, tech room
- Private bathroom
- 14' 6" vaulted exposed ceiling
- Hardwood floors
- Nice light
- Pantry with water in place
- Tenant controlled AC

Building notes:

- Direct electric
- 2 Passenger elevators & 1 freight
- Transportation available at corner:
- Transportation within few blocks:
- Attended lobby
- 24/7 Access
- Loft building
- Fios and T4 connections available



119 W 23rd St, New York, NY 10011
Partial 2nd Floor - Suite 206
Available: 4,834 RSF of Office Space

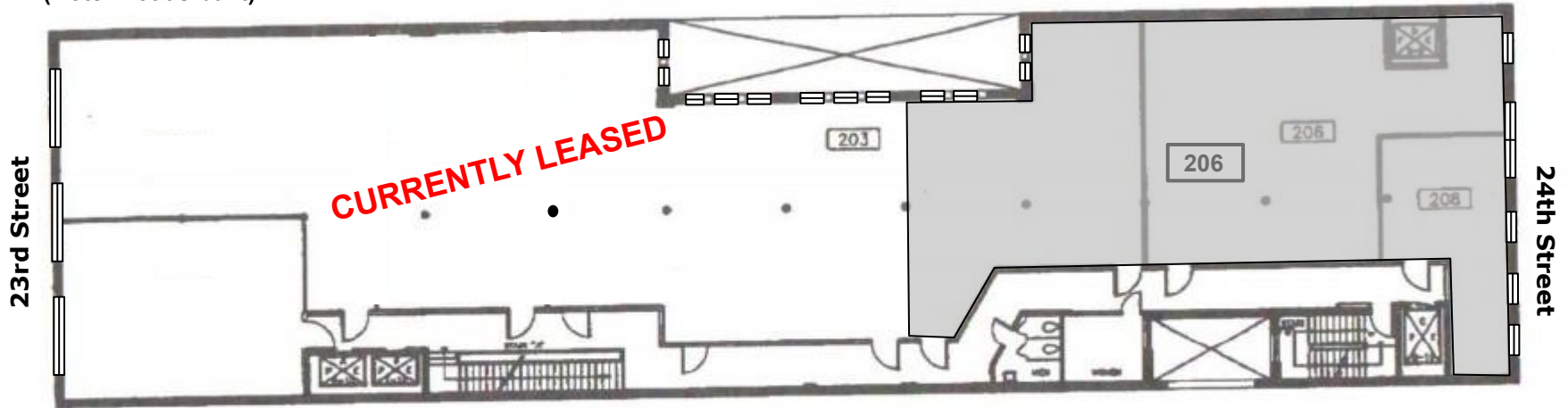


As exclusive agents to the landlord we are pleased to present:

119 West 23rd Street, New York, NY 10011

Between Sixth & Seventh Avenues

Partial 2nd Floor - Suite 206
Available: 4,834 RSF of Office
(Note: Not as built)



JBA, Inc.
119 West 23rd Street, Suite 702
New York, NY 10011
www.jbare.com