

16 W 37th St, New York, NY 10018

Between Fifth & Sixth Avenues

Entire 3rd Floor

Size: 1,540 rsf

Rent: \$39 per RSF – \$5,005/month or \$60,060 per annum

Escalations: 3% per annum starting in year two (2)

Term: 3-5 years

Re Taxes: Pro Rata share of RE-Tax increases over base year 2025/26

Utilities: Direct with Con Edison

Water: \$35.00/mth

Pro rata share fuel over base \$2.25/sf

Tenant responsible for garbage removal

Space details

**Full floor with the elevator opening into the space
24/7 access, control of elevator service.**

Open space in the front, with two dividers, can be modified. Office is in great condition.

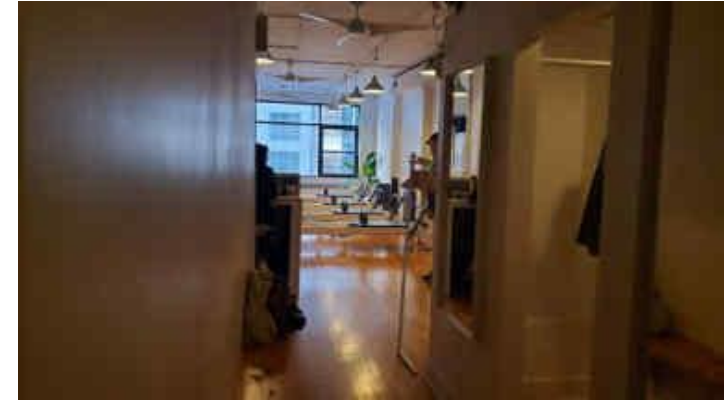
Lots of storage in the space

Two private bathrooms.

Located on a great block near all transportation!



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