

153 WEST 27TH STREET

Chelsea, New York
Between 6th & 7th Avenues

BUILDING OVERVIEW

153 West 27th Street is a 12-story building located in the heart of Chelsea. The building is in a prime location between 6th and 7th Avenues, close to major transportation and subway lines.

This building offers spaces that set themselves apart from the rest. A converted factory building, 153 offers tenants the industrial chic aesthetic

Ownership is open to modifications, pending economics. Great boutique asset that sits right off of Seventh Avenue.

BUILDING FEATURES

12-story, 107,000 SF Office Building

Boutique build out

Some of the best restaurants nearby

Brand new attended lobby

SUBWAY LINES



AN AMAZING WORKSPACE

8th Floor Office/Showroom



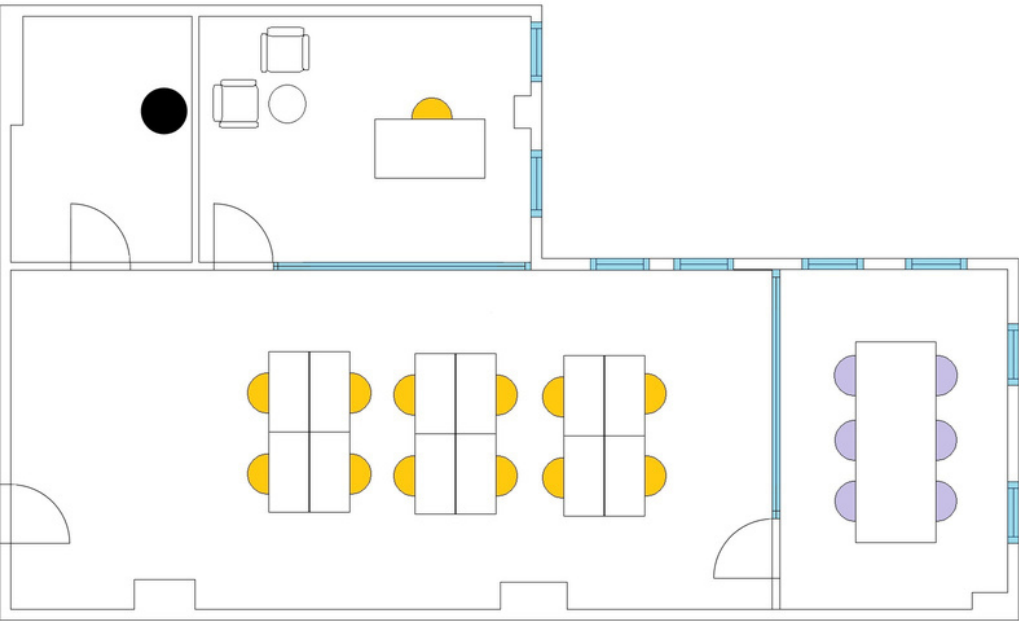
Space Description

This one-of-a-kind space offers a seamless flow between your open workspace environment and your dedicated conference rooms / executive offices. The 1,371 SF opportunity is filled with natural light. The space has great windows, high ceilings, and new wood floors. This 8th floor unit can be delivered partially furnished and wired.

Perfect plug and play space. Turnkey ready. The efficient layout offers 10-15 workstations, one (1) small conference room, one (1) office / meeting room, one (1) storage/IT closet. The space is currently being utilized as a show room and features custom built-in shelving.

FLOORPLAN

Partial Eighth Floor - 1,371 SF



Open Seating

Workstations 12-15

Reception Area 1

Collaboration Space

Office / Meeting Rooms 1

Board Room (8 - Person) 1

Asking Rent
Upon Request

FEATURING CHELSEA



Just a few doors down from 153 West 27th Street is a brand new Equinox Gym (Opened **August of 2023**). The area is surrounded by critically acclaimed restaurants, elegant bars and night venues. Chelsea is the perfect location for **companies seeking to recruit and retain top talent**.

Companies considering a move to 153 West 27th Street have the luxury of being close to many central subways. When you work here, getting to other parts of the city and outer boroughs is easy. The building is uniquely positioned with seamless accessibility from Herald Square (access to B, D, F, M, N, Q, R, W and the PATH) and Penn Station (access to 1, 2, 3, A, C, E, 7, LIRR and New Jersey Transit).



Madison Square Park

DISCOVERING THE NEIGHBORHOOD

Bars, Restaurants, and Hotels



DISCOVERING THE NEIGHBORHOOD

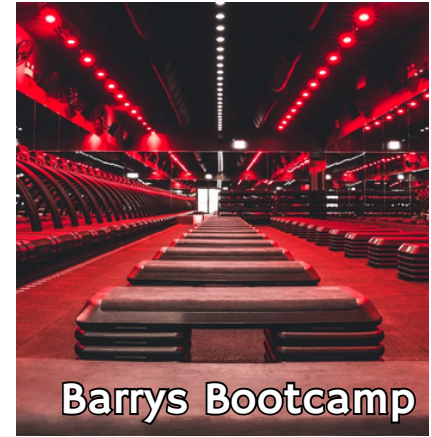
Fitness, Wellness, & Entertainment



Humming Puppy



Equinox Fitness



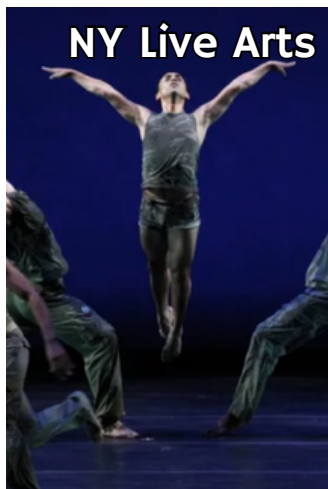
Barrys Bootcamp



Swingers Crazy Golf



Escape Virtuality



NY Live Arts



Escape The Room



GYM U NYC

MAP OVERVIEW

153 WEST 27TH STREET

SURROUNDING (5 MINUTES WALK) MAP

RESTAURANTS / BARS

- | | |
|----------------|------------------------|
| 1 WALDY'S WOOD | 13 VIN SUR VINGT |
| 2 OSCAR WILDE | 14 SOL MEXICAN COCINA |
| 3 OL'DAYS | 15 WAGAMAMA |
| 4 PLANTA QUEEN | 16 LA PECORA BIANCA |
| 5 ILILI | 17 THE FLATIRON ROOM |
| 6 ULIVO | 18 THE IVORY PEACOCK |
| 7 KAZU NORI | 19 THE GREY DOG |
| 8 ZAYTINYA | 20 JUNOON |
| 9 PERGOLA | 21 TACOMBI |
| 10 MAMAZUL | 22 DEEP INDIAN KITCHEN |
| 11 THE SMITH | 23 EATALY |
| 12 230 FIFTH | 24 ELEVEN MADISON PARK |

COFFEE

- 1 STUMPTOWN
- 2 THINK
- 3 PATENT
- 4 STARBUCKS
- 5 GREGORYS
- 6 MARATHON

HOTELS

- 1 VIRGIN HOTELS
- 2 ACE HOTEL
- 3 THE RITZ-CARLTON
- 4 THE NED

QUICK CASUALS

- 1 JUICE GENERATION
- 2 BLACK SEED
- 3 SWEETGREEN
- 4 CHIPOTLE MEXICAN GRILL
- 5 LITTLE BEET
- 6 PLNT BURGER
- 7 INDAY
- 8 NAYA
- 9 DIG
- 10 HILL COUNTRY
- 11 BOMBAY SANDWICH
- 11 PLAYA BOWLS

TRANSPORTATION

- 1 MADISON SQUARE PARK
- 2 28TH STREET SUBWAY LINES
- 3 WORTH SQUARE
- 4 NATIONAL MUSEUM OF MATHEMATICS
- 5 FLATIRON PUBLIC PLAZA
- 6 POSTER HOUSE MEUSEUM

NOTE: 8-MINUTE WALK TO PENN, 1, 2, 3, A, C, E

