



SUBLEASE AT

860

WASHINGTON

MEATPACKING | NYC







**Location**

West side of Washington Street between 13th and 14th Streets

**Premises**

Entire 4th Floor 10,853 RSF + 1,520 SF Terrace or

**Possession**

Immediate

**Term**

Through February 2038  
(Flexible)

**Rental Rate**

Upon request

SUBLEASE AT



WASHINGTON

MEATPACKING | NYC



The sublease opportunities at 860 Washington Street are situated in the heart of the Meatpacking District within a luxurious trophy building, boasting an expansive 10,853 RSF per floor, with high-end design by Gensler. Both floors feature a mix of offices, focus and meeting rooms, 30+ workstations and an array of collaborative spaces where employees can gather while enjoying unparalleled views of Lower Manhattan, the Empire State Building, the High Line, Little Island, and the Hudson River. Unique features of the 4th floor include a grand reception area, state-of-the-art café, and the building's only outdoor terrace overlooking Washington Street for tenant's exclusive use. The fifth floor features 8 perimeter offices, one large conferencing center, pantry, and wellness room.

Each floor is exceptionally well-lit, thanks to its column-free perimeter windows and an abundance of glass, making it the office building with the most glass exposure in the Meatpacking District. Amenities provided include a 24/7 attended front desk and security, a Full Access Control Management System (ACMS), bicycle storage, showers, and a rotating display of artwork in the lobby from the Louis-Dreyfus Family Collection.

Located centrally in the Meatpacking District and adjacent to the High Line, the building is surrounded by the headquarters of leading tech, media, commerce, and financial corporations, including Google, Apple, X (formerly Twitter), Samsung, and more. Tenants also have direct access to retail attractions such as Chelsea Market, the Standard Hotel and Grill, Catch NYC, Soho House, and the Whitney Museum of Art.

860 Washington Street's location along the Hudson River offers excellent accessibility via Citi Bike, the West Side Highway, and the **123ACEL** subway lines.





SUBLEASE AT

860

WASHINGTON

MEATPACKING | NYC



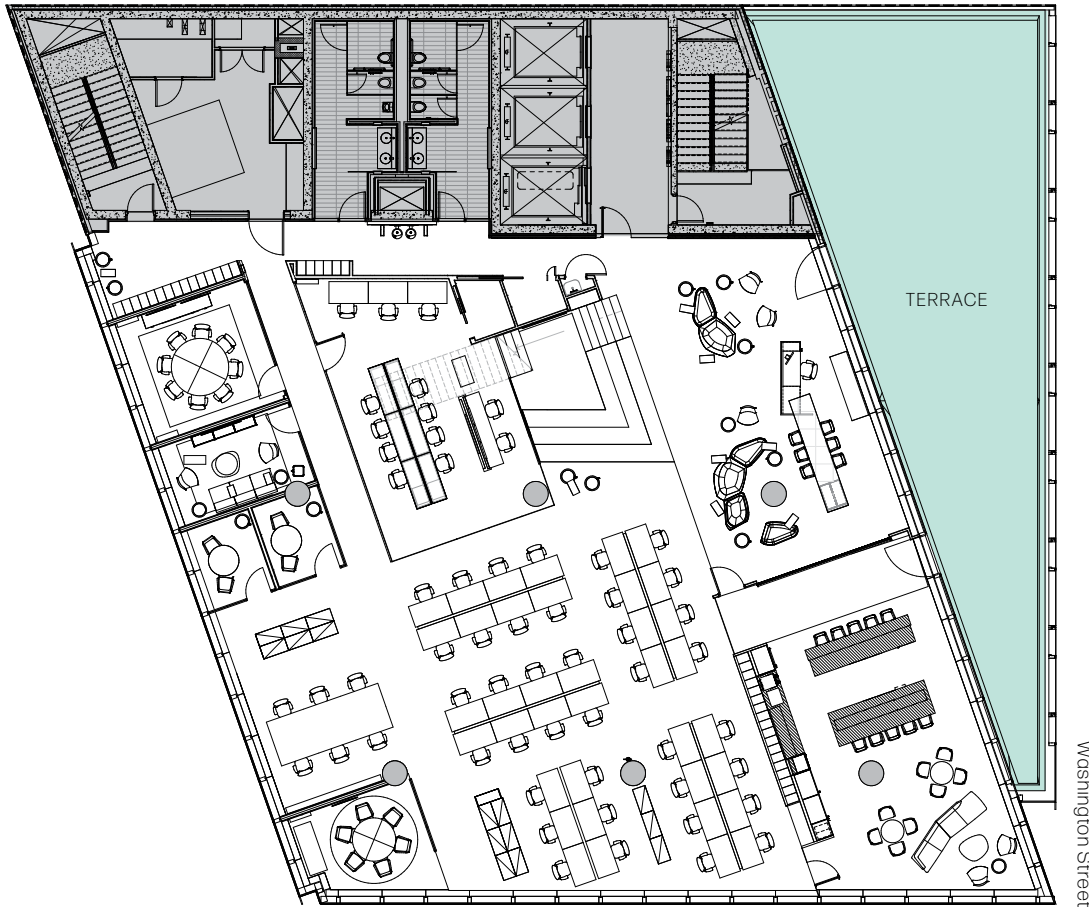


### Space Description

- High-end installation designed by Gensler
- Existing furniture in place, with height-adjustable Teknion desks
- Panoramic views of Lower Manhattan, the Empire State Building, the High Line, Little Island and the Hudson River
- Efficient loft-style floor plate with only 6 columns
- Raised floors with under-floor HVAC, electrical and telecom
- 11' 3" ceiling height
- LEED Silver Certified building
- WELL Certified – Platinum Level and WELL Health-Safety Rated







#### 4th Floor

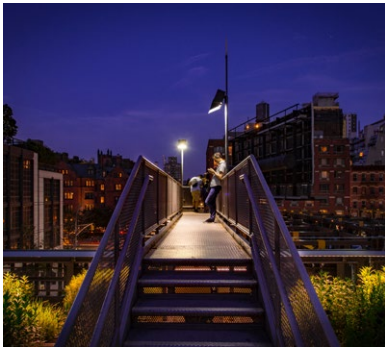
- Large usable terrace overlooking Washington Street
- Grand reception area
- State-of-the-art café with seating
- 1 large conference room
- 1 medium conference room
- 30+ workstations with additional open seating
- 3 focus rooms
- Large work lounge area
- Multiple open collaboration spaces
- Server/IT Room



#### 5th Floor

- 3 executive offices
- 5 additional perimeter offices
- 1 large conference room
- 2 small meeting rooms
- 3 focus rooms
- 36 workstations
- Large work lounge area
- Multiple open collaboration spaces
- Wellness room









SUBLEASE AT



WASHINGTON

MEATPACKING | NYC









SUBLEASE AT

860

WASHINGTON

MEATPACKING | NYC





SUBLEASE AT

860

WASHINGTON

MEATPACKING | NYC