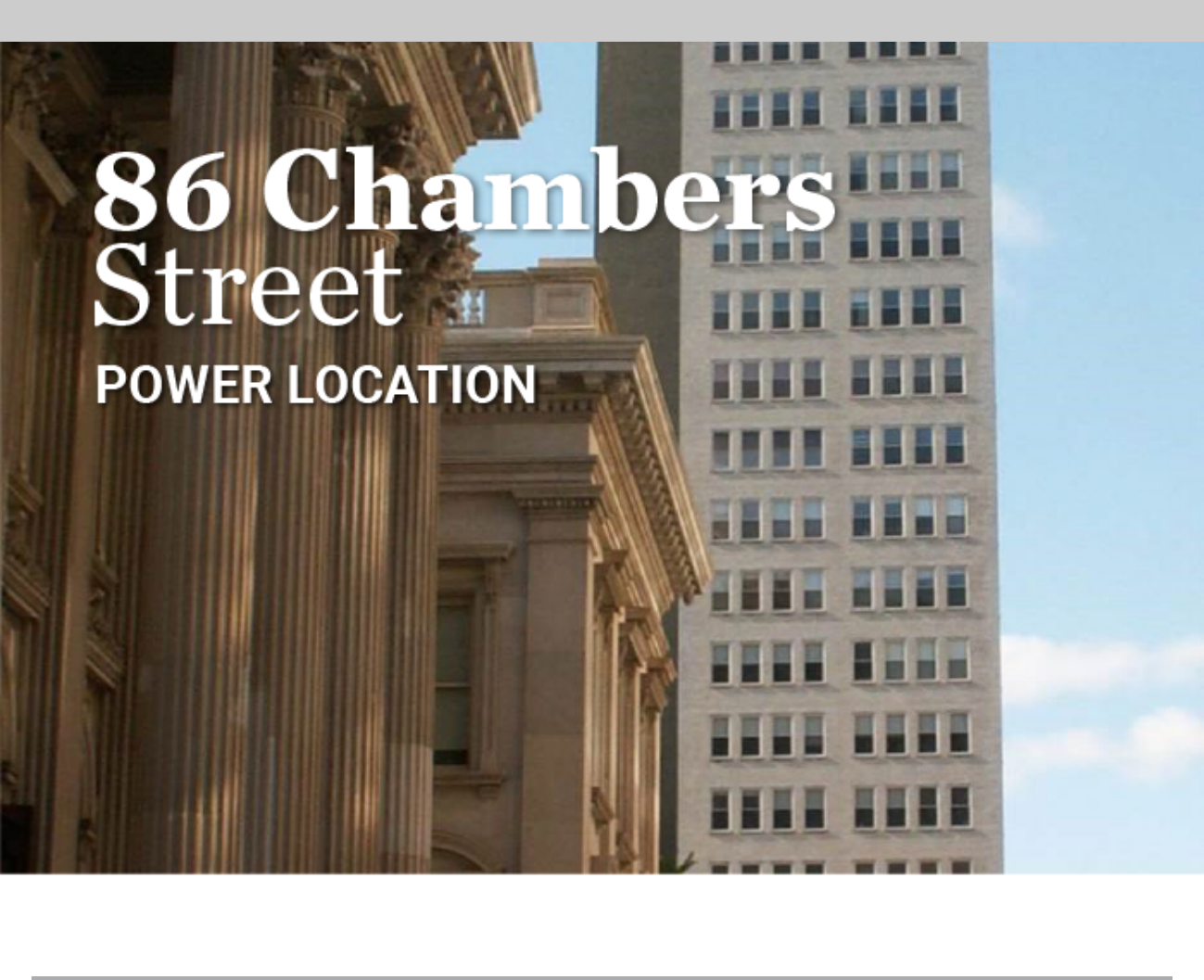




86 Chambers Street

POWER LOCATION

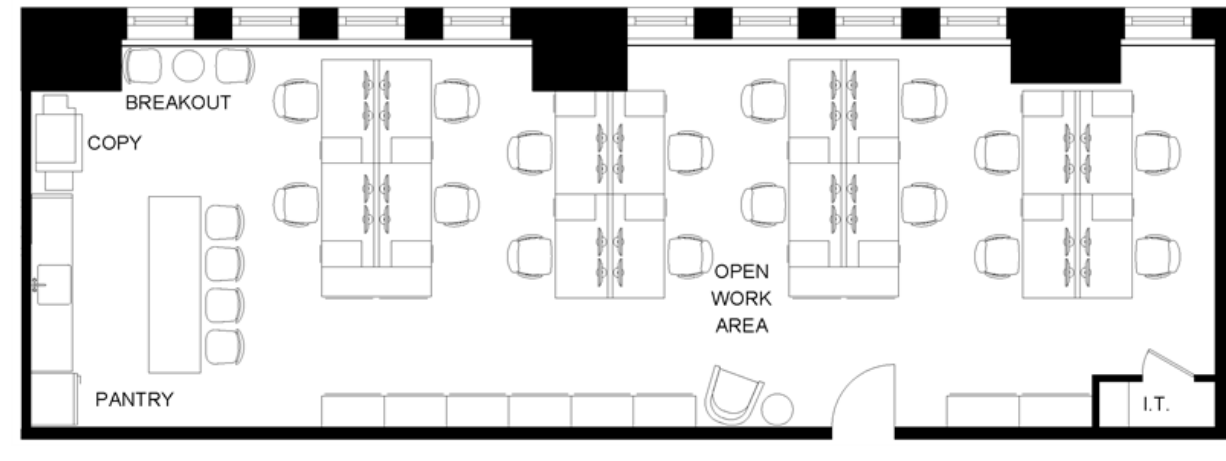
AVAILABILITIES

FLOOR	SUITE	SF	CONDITION	AVAILABILITY
Partial 2nd	201	2,028 SF	Creative Prebuilt	Immediate
Partial 2nd	204	2,255 SF	Creative Prebuilt	Immediate
Partial 2nd	205	3,167 SF	Creative Prebuilt	Immediate

Landlord will provide furniture and cover moving and wiring costs for all new leases

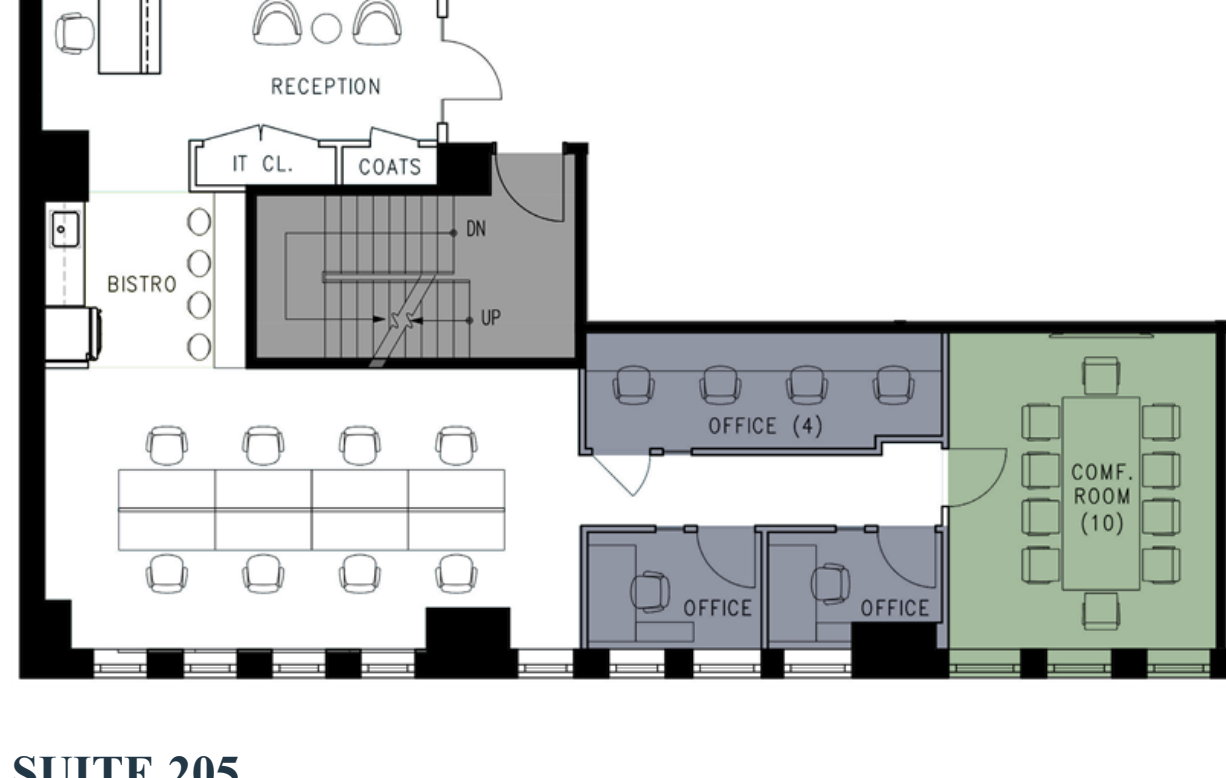
SUITE 201

2,028 SF



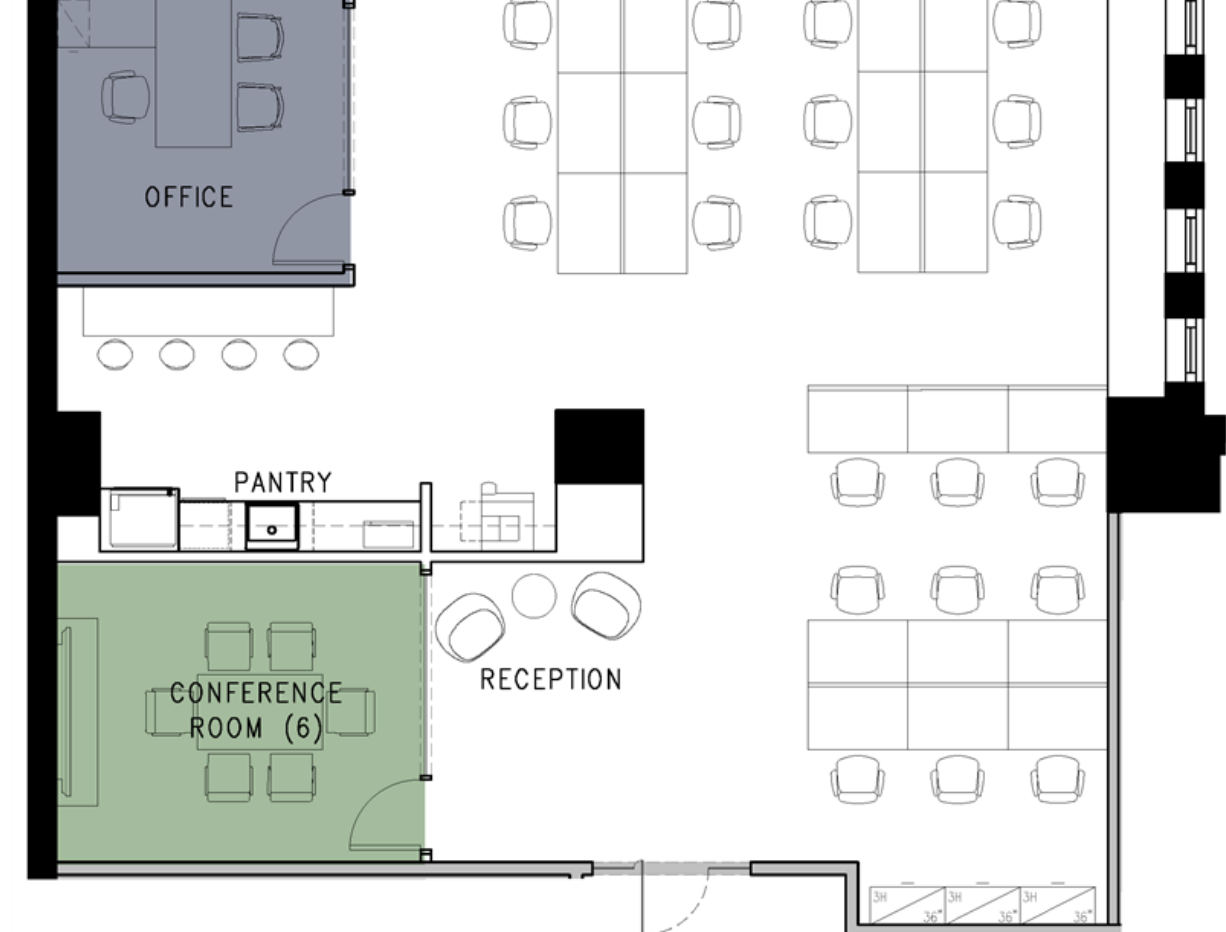
SUITE 204

2,255 SF



SUITE 205

3,167 SF



BUILDING FEATURES



INSTITUTIONAL OWNERSHIP



BOUTIQUE BUILDING



24/7 ATTENDED LOBBY



WIREScore GOLD



BUILDING APP



AMENITY SHARE PROGRAM ACROSS NUVEEN TRI-STATE OFFICE PORTFOLIO

PROPERTY IS LOCATED IN A TWO BLOCK RADIUS OF:

32 RESTAURANTS

16 GYMS

9 COFFEE BARS

12 BANKS

8 BARS



STEPS FROM MULTIPLE SUBWAY LINES: ONE BLOCK FROM **R W A C E 4 5 6 J Z** AND TWO BLOCKS FROM **1 2 3**

