

Flatiron District

Sublease at

# 220 Fifth Avenue

Entire 8th Floor | 9,078 RSF





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The **9,078 RSF** eighth-floor sublease at **220 Fifth Avenue** is nestled in the heart of the Flatiron District, offering panoramic views of Madison Square Park and the iconic Flatiron Building.

The layout includes multiple collaboration and meeting areas, a generous open workspace accommodating 43 seats, a wellness room, a fully-equipped kitchen/café style pantry, and a lounge area that provides a serene vantage point overlooking the park. With a strong emphasis on biophilia, this environment encourages tenants to collaborate while fostering a profound connection with nature and an overall sense of openness.



**Location**

Northeast corner of 26th Street  
and Fifth Avenue

**Premises**

Entire 8th floor - 9,078 RSF

**Ceiling Heights**

12 feet

**Possession**

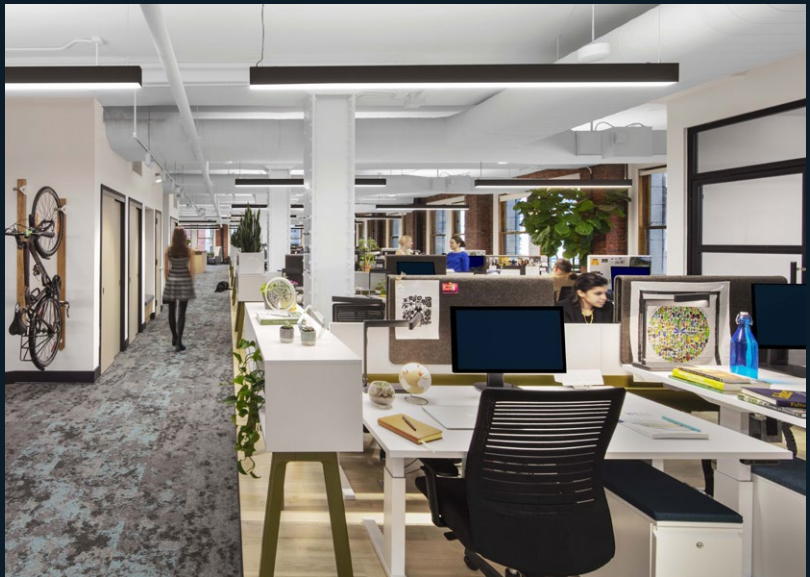
Immediate

**Term**

Through December 2025

**Rental Rate**

Upon request









Sublease at

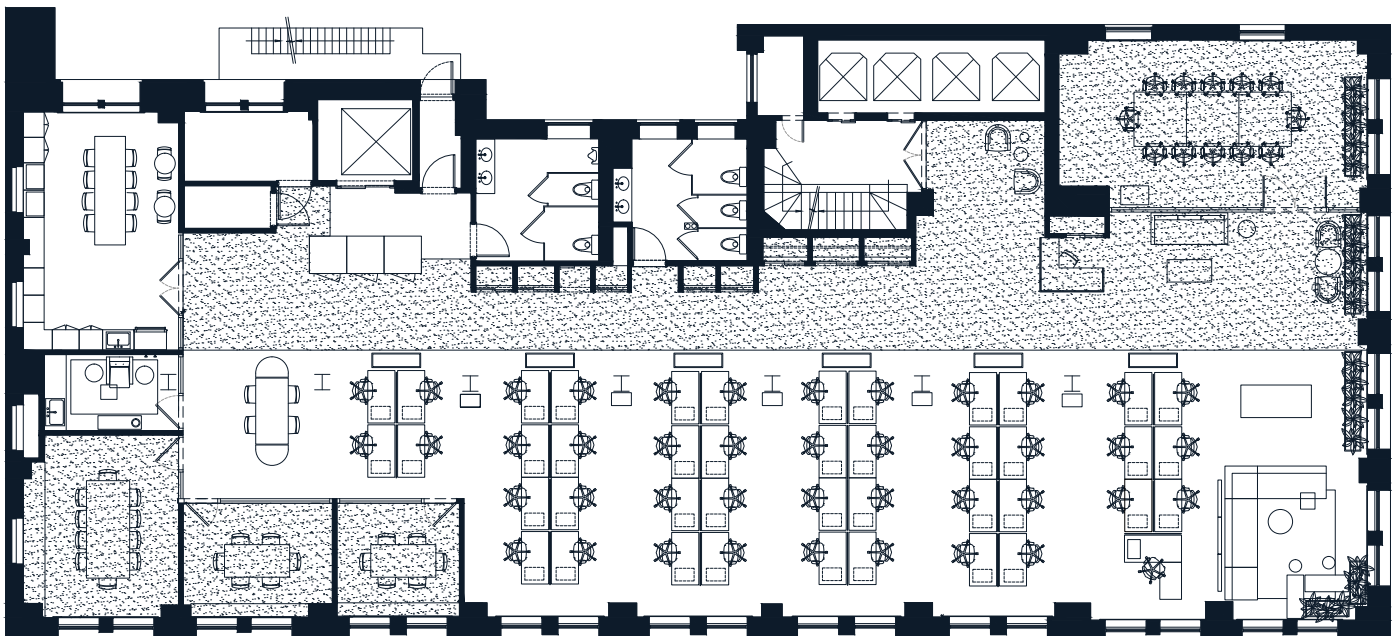
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## Space Description

- High-end creative installation featuring a combination of meeting rooms, focus areas, phone booths, open collaboration space with hanging bike racks
- Hardwood floors with exposed columns, ceilings and brick
- Black metal glass collaboration/conference rooms
- Height-adjustable Teknion workstations
- Unobstructed views of Madison Square Park and the Flatiron District
- WELL Certified – Platinum Level and WELL Health-Safety Rated



Fifth Avenue

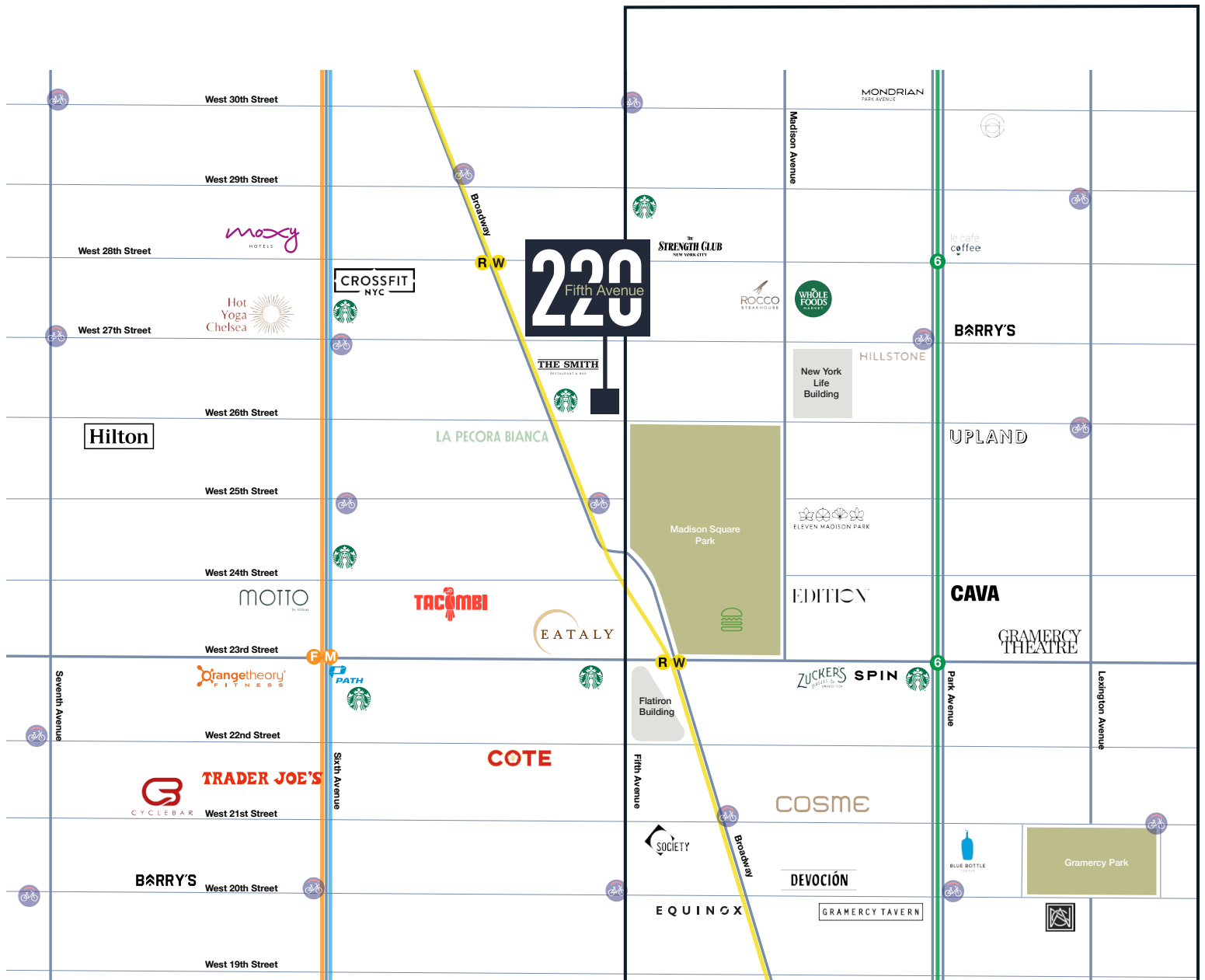
26th Street

- One 12-person conference room
- One 10-person conference room
- Two 6-person conference rooms
- 43 workstations
- Reception and waiting area
- Large kitchen/café pantry with seating
- 3 phone booths
- Wellness room
- 2 hanging bike racks
- Lounge area with open collaboration space









### Building/Location Highlights

- Landmarked building with recently completed renovations including new lobby and elevators and modernized building systems
- Gothic-styled architectural design visible from blocks away
- Efficient side core building with oversized windows providing abundant natural lighting
- Steps from Madison Square Park and retail attractions including renowned restaurants, hotels and shops
- Within a 5 minute walk to several subway lines including the **6 F M R W**, **PATH** and several Citi Bike stations

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