

36

WALKER STREET

TRIBECA, NYC

EXCLUSIVE
FULL OFFICE
OPPORTUNITIES



POSITION YOURSELF IN THE EPICENTER OF TRIBECA'S GROWING ART AND DESIGN DISTRICT



Single tenant self controlled opportunity for retail, gallery, showroom and office

Each floor has front and rear exposure with ample natural light

Build-to-suit opportunity with ability to develop plans in conjunction with landlord's full renovation plans

Rooftop available



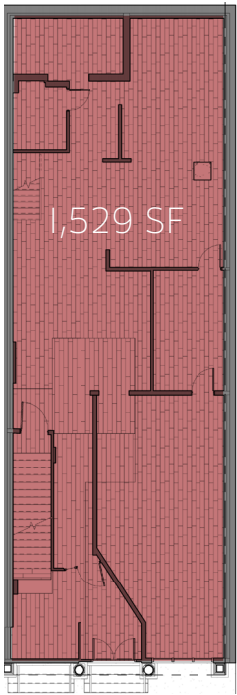
Steps from the 1 train and nearby
A C E J Z N Q R W 6

THE SPACES

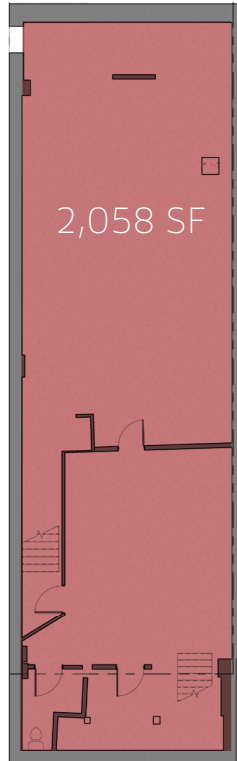
DETAILS

COMMENTS

GROUND FLOOR



LOWER LEVEL



GROUND FLOOR
Size: 1,529 SF

TERM
Negotiable

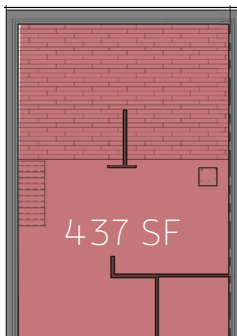
LOWER LEVEL
Size: 2,058 SF

POSSESSION
Late 2022

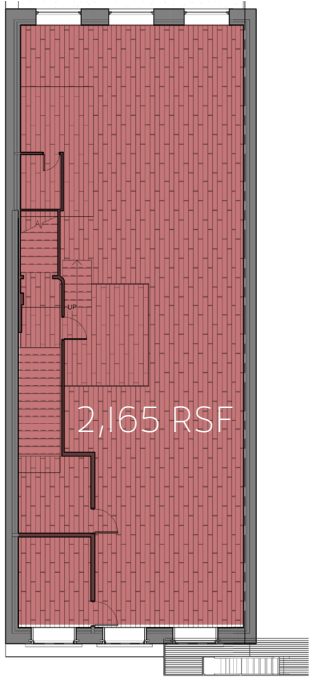
MEZZANINE
Size: 437 SF

FRONTAGE
25 FT on Walker Street

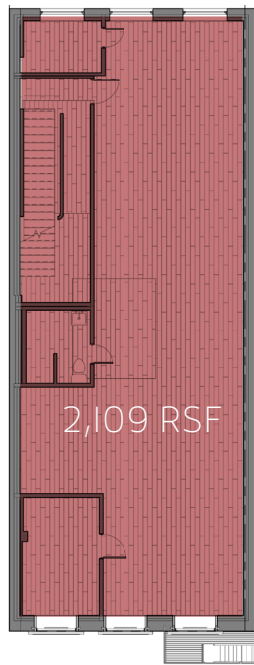
MEZZANINE



SECOND FLOOR



THIRD FLOOR



DETAILS

SECOND FLOOR
Size: 2,165 RSF

TERM
Negotiable

THIRD FLOOR
Size: 2,109 RSF

POSSESSION
Arranged

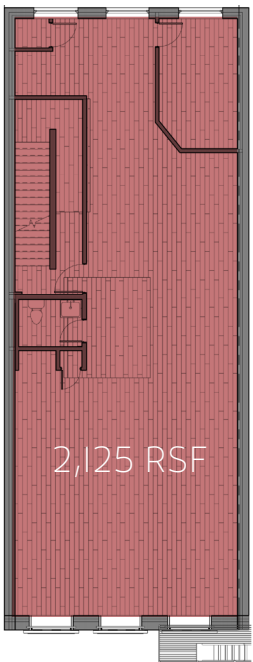
FOURTH FLOOR
Size: 2,125 RSF

FIFTH FLOOR
Size: 2,137 RSF

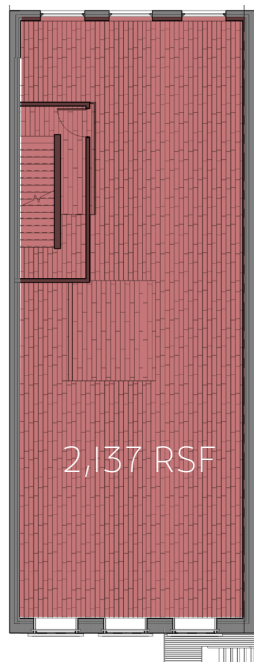
TOTAL
Size: 12,560 RSF

FRONTAGE
25 FT on Walker Street

FOURTH FLOOR



FIFTH FLOOR



THE AREA



+ COMING SOON

SITUATED AMONG TRIBECA'S BEST

including the Roxy Hotel, Rag & Bone, Y7 Yoga, Tracy Anderson, Frenchette and Two Hands Restaurant and Bar, to name a few.

CONTACT OUR EXCLUSIVE AGENTS

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