

As exclusive agent, Signature Partners, LLC is pleased to present this dramatic office and roof space for sale:

134 WEST 26TH ST

ENTIRE 12TH FLOOR AND ROOF



12th FLOOR - ARTIST'S CONCEPTION OF POTENTIAL RENOVATION

Asking Price: Call for current pricing

134 West 26th Street — 8,000 RSF commercial loft plus roof rights

- 12th Floor Penthouse Loft with exclusive roof rights.
- Create a penthouse garden and re-open the 2 huge skylights to bask in the abundant sunshine.
- Currently divided into six distinct suites
- Hardwood floors, 11'- 3" high ceiling. Windows east, north and south
- Possession upon closing (Tenants are either MTM or have 90 day cancellation clause)
- MAINTENANCE CHARGE: \$10,271.81 / month - \$15.40/SF (includes tax, inquire about temporary assessments)

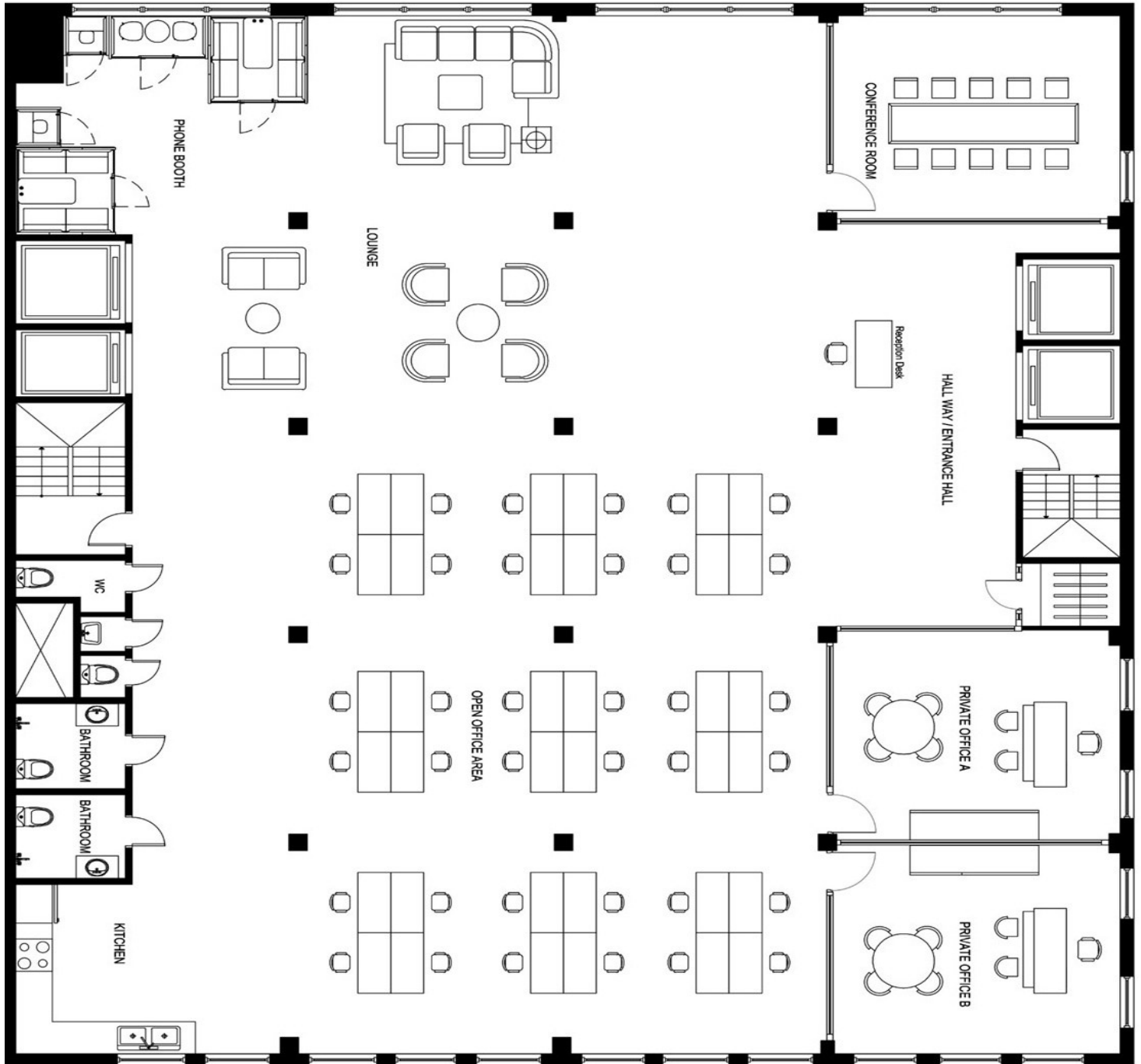


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Architect's Proposed Floor Plan

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ARTIST'S CONCEPTION OF POTENTIAL RENOVATION

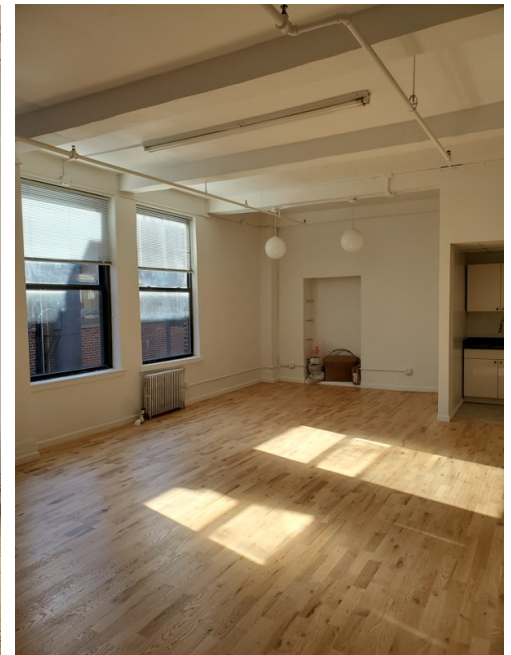


ARTIST'S CONCEPTION OF POTENTIAL ROOFTOP RENOVATION



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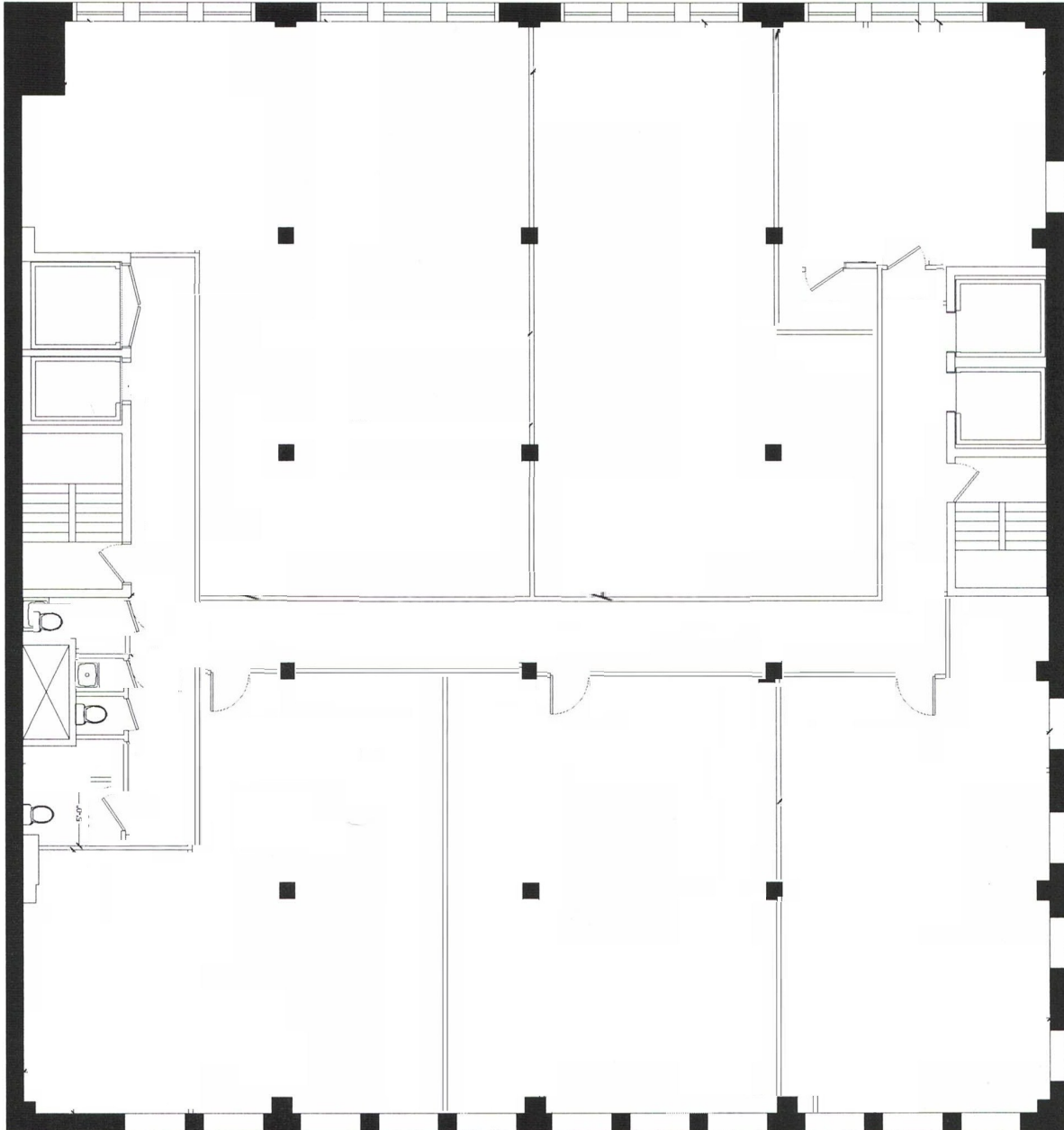
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EXISTING CONDITIONS

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12th FLOOR EXISTING CONDITIONS — NOT TO SCALE