

FOR LEASE

66 S. Pearl Street

Albany, New York 12207

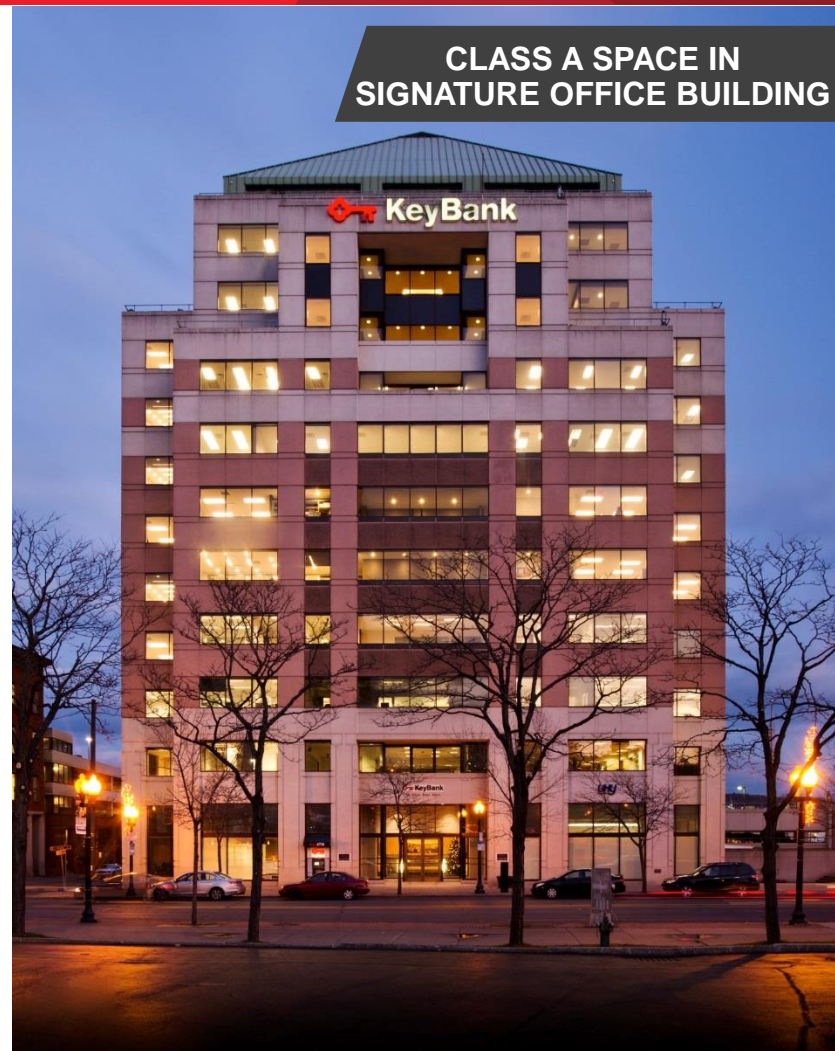
PROPERTY HIGHLIGHTS

Class A office space available ranging from 2,500± SF to 20,325± SF (full floor) with contiguous floors that can be combined to accommodate larger tenants. Naming rights and exterior signage available for larger tenants. One parking space per 1,000± SF available in attached building garage. Very attractive tenant improvement packages are available for credit tenants. Starting rent is \$21.00 PSF depending on floor.

Features

- Panoramic views of the Catskill Mountains, Empire State Plaza, Downtown, and the Hudson River
- Located in the heart of Albany's central business district two blocks from State Street across from the Times Union Center
- 12 Stories
- 4 Elevators
- 1 Loading Dock
- 165± private parking garage with surface parking and public lots also available

**CLASS A SPACE IN
SIGNATURE OFFICE BUILDING**



For more information, contact

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jmahoney@pyramidbrokerage.com

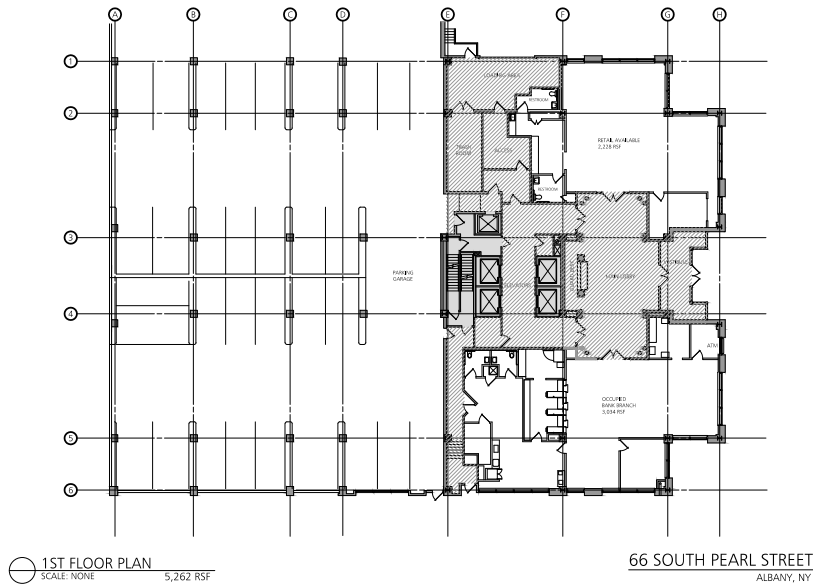
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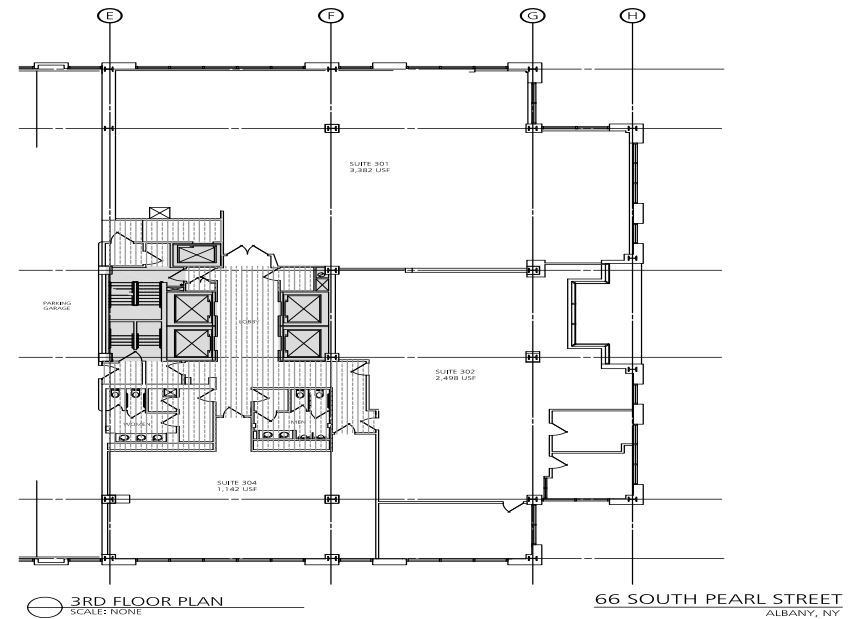


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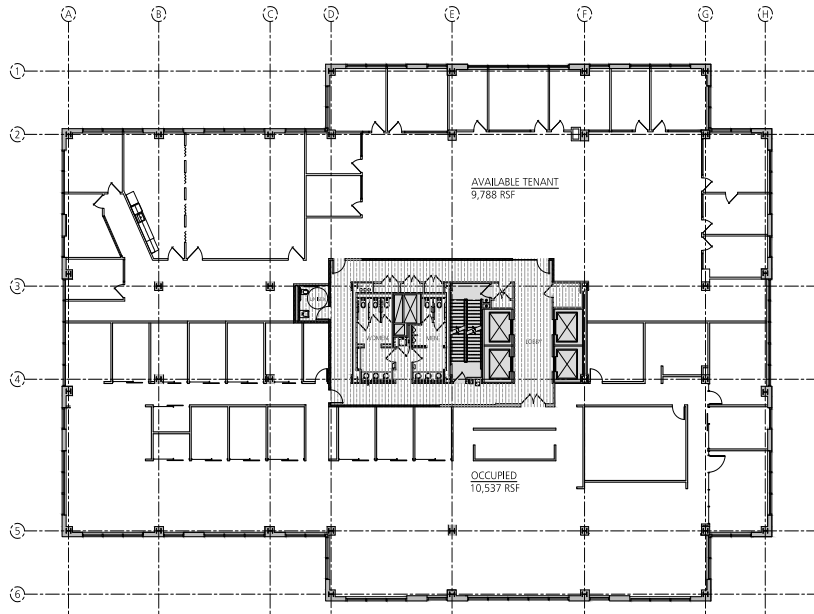
1st Floor Plan
2,228± SF Available
(Office or Retail)



3rd Floor Plan
9,111± SF Available
(Full Floor)

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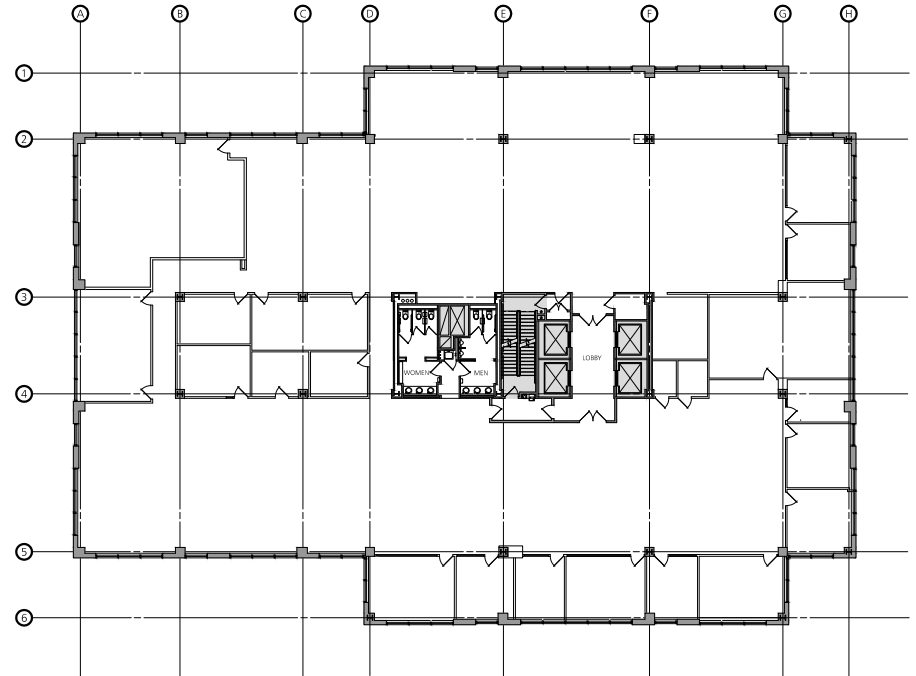
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4TH FLOOR PLAN - MULTI-TENANT PROPOSED TENANT
SCALE: NONE DATE: 01/18/18

66 SOUTH PEARL STREET
ALBANY, NY

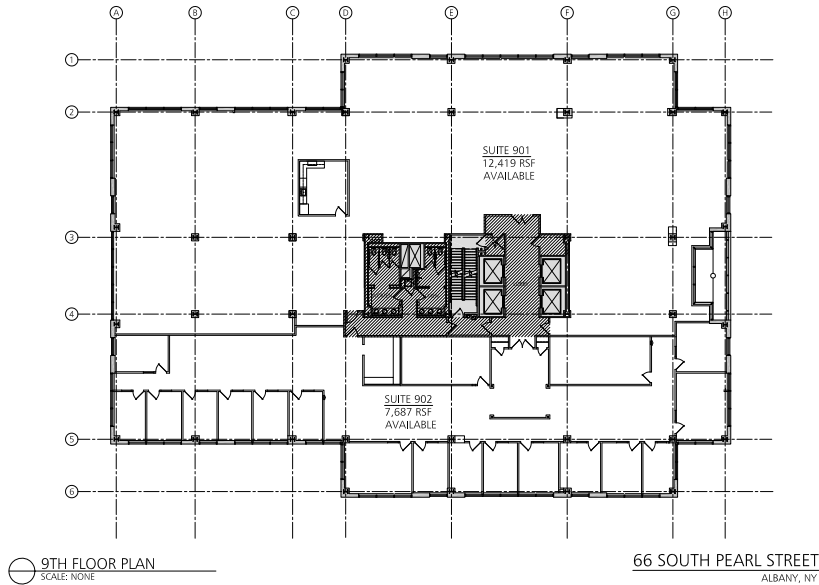
4th Floor Plan
9,788± SF Available



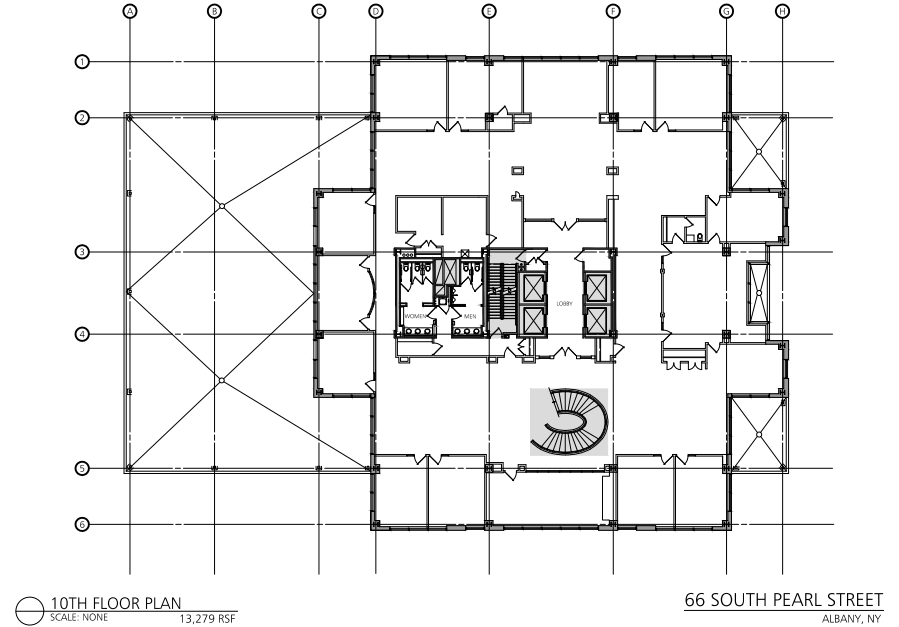
8TH FLOOR PLAN
SCALE: NONE 20,325 RSF

66 SOUTH PEARL STREET
ALBANY, NY

8th Floor Plan
20,325± SF Available
(Full Floor)



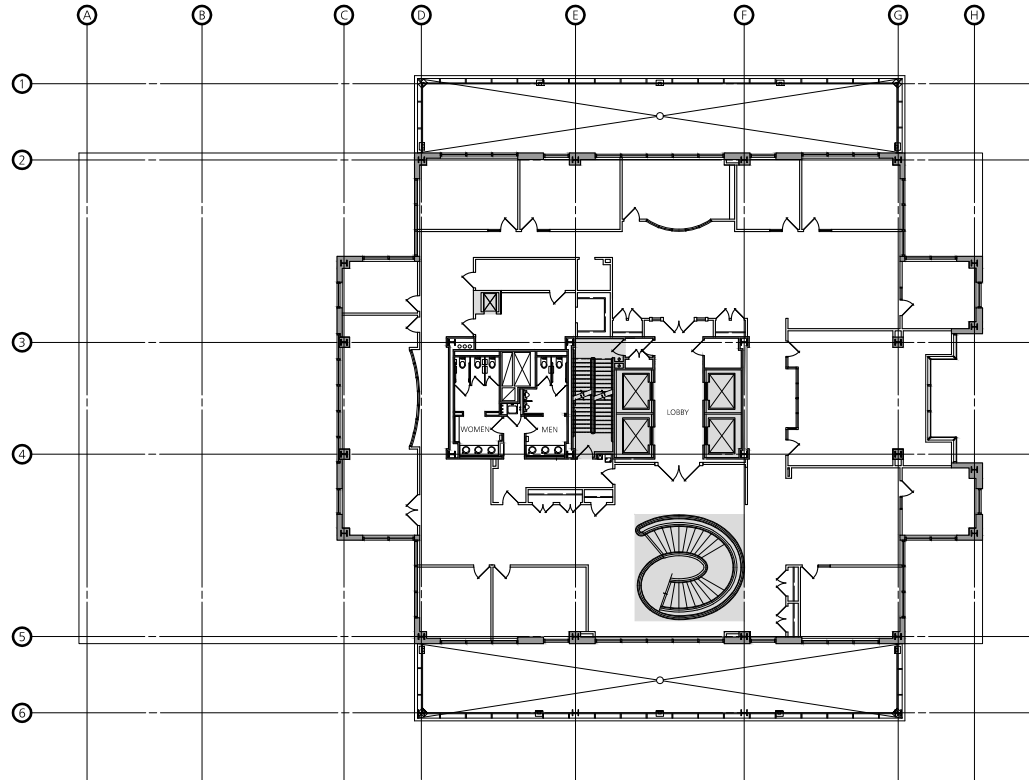
9th Floor Plan
20,106± SF Available
(Full Floor)



10th Floor Plan
13,279± SF Available
(Full Floor)

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11TH FLOOR PLAN
SCALE: NONE 10,073 RSF

66 SOUTH PEARL STREET
ALBANY, NY

11th Floor Plan
10,073± SF Available
(Full Floor)