



# 166 CROSBY STREET

Newly Constructed Luxury Full Floor Opportunity



NEWMARK

## 166 CROSBY STREET



FLOORS / AREA Entire 5th Floor 11,511 RSF

POSSESSION Immediate  
TERM Negotiable

- Brand New Prebuilt Full Floor in move-in condition.
- Luxury finished in block-to-block full floor efficient configuration.
- Includes modern glass offices, collaboration rooms, conference rooms and phone booths.
- Fully CAT-6 wired to air conditioned server room and high capacity battery backup.
- Eat-in-pantry includes all high end appliances and water service with filtered flat and carbonated water.
- LED energy efficient lighting throughout.
- 4 Zone new VRF energy efficient cooling/heating system, tenant-controlled by cellphone app.
- Modern bathrooms, along with private executive bathroom with shower.

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Entire 5th Floor 11,511 RSF

### AS BUILT FLOOR PLAN

SEATS IN OPEN AREAS	68
BREAKOUT / OFFICES	5
PRIVATE OFFICES	6
CONFERENCE ROOM	2
PHONE BOOTHS	2
TEAMING AREA	1
KITCHEN / PANTRY	1
RECEPTION	1



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### BUILDING INFORMATION

- Best in class building in the SoHo/NoHo market.
- Luxury two-entrance building with award winning fully attended lobbies.
- Tenant-controlled electronic key fob security.
- WiredScore Platinum building.
- Café Lyria available to tenants in the building lobby.
- Direct-meter electric with no landlord surcharge.
- Secure bike room.
- Storage rooms available for lease.

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## 166 CROSBY STREET, NOHO

### 5TH FLOOR EXISTING CONDITIONS



## 166 CROSBY STREET, NOHO

### 5TH FLOOR EXISTING CONDITIONS



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