



# 40K RSF AT 1501 BROADWAY

**NEWMARK**

ENTIRE 3rd FLOOR | UP TO 40K | DIRECT ACCESS FROM LOBBY

## FLOOR PLAN Entire 3rd Floor | 40,912 RSF

1501 BROADWAY

- Ability to create building within a building opportunity, with private entrance off of sky lobby
- Full & Partial Floor Opportunity (2,500 - 40,000 RSF)
- Sweeping views and light
- Upgraded common corridors and restrooms

### BUILDING FEATURES

- The NEW 1501 Broadway
- Brand new lobby - relocated from Broadway to 43rd Street
- Featuring MKDA designed progressive PREBUILTS & TURNKEY suites
- Facial recognition and automatic temperature check at turnstiles
- Robust enhanced cleaning for health and safety
- New escalator leading to elevator landing and new elevators
- New windows throughout the building
- Mecchiano Espresso and Wine Bar and Lounge (Tenant-only amenity)
- Brooklyn Deli (Fireman Hospitality) Opening 2022

3RD FLOOR FULL FLOOR | 40,912 RSF

WORKSPACE	SEATS
EXECUTIVE OFFICE	10
WORKSTATION AREA	140
RECEPTION	1
<b>TOTAL HEADCOUNT</b>	<b>151</b>

COLLABORATIVE SPACE	SEATING
CONFERENCE ROOM	1
MEETING ROOM	1
<b>TOTAL HEADCOUNT</b>	<b>2</b>

SUPPORT	SEATING
RESTROOM	1
PRINT ROOM	1
COPY AREA	1
STORAGE ROOM	1
IT ROOM	1
RELIABLE ROOM	1
WALK-IN CLOSET	1
<b>TOTAL HEADCOUNT</b>	<b>7</b>



## FLOOR PLAN 3rd Floor | Multi-Tenant | 40,912 RSF

1501 BROADWAY



## Multi-Tenant Entrance from Building Lobby

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Lobby | Elevator Lobby | Coffee Bar

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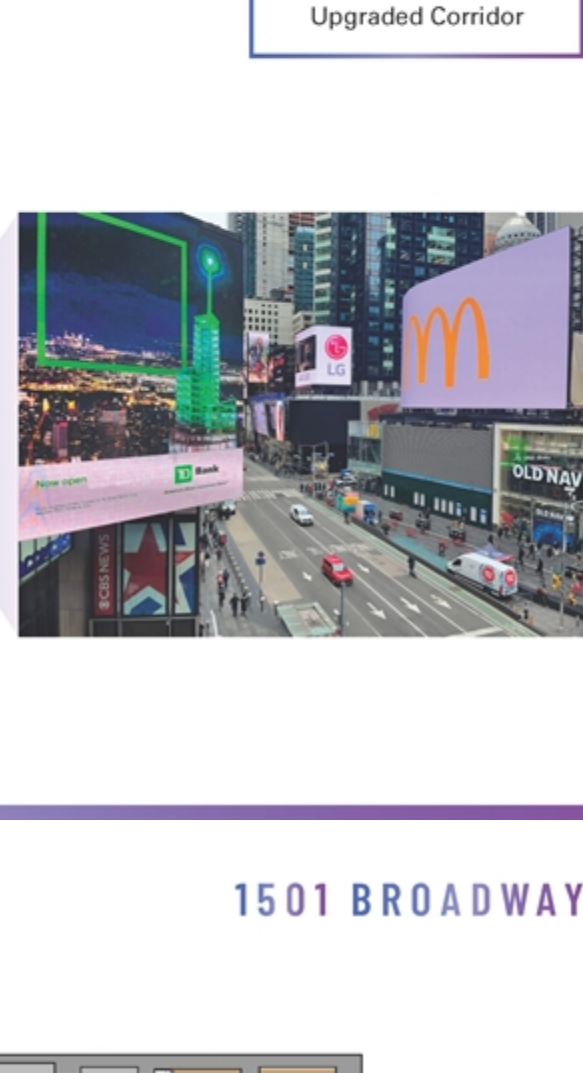
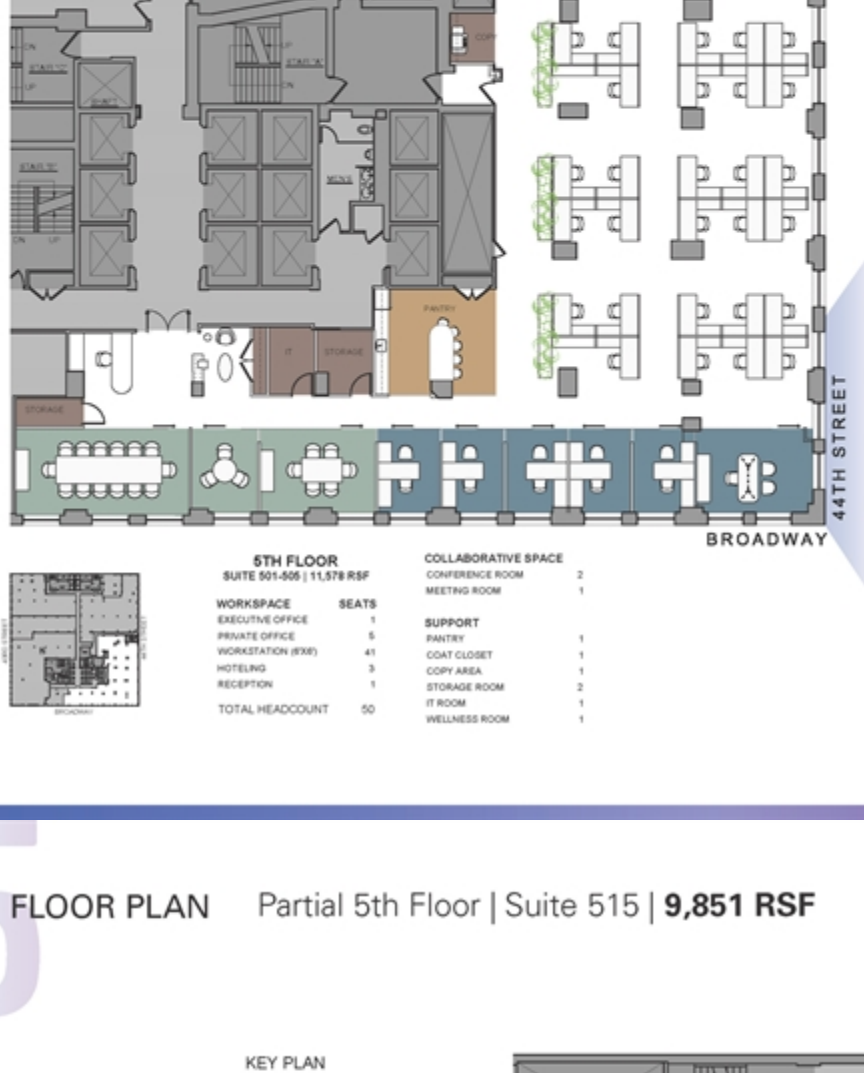
# TURNKEY SUITES

**NEWMARK**

PARTIAL 5th FLOOR | PARTIAL 10th FLOOR | PARTIAL 11th FLOOR | 9-15K RSF

## FLOOR PLAN Partial 5th Floor | Suite 501-505 | 11,578 RSF

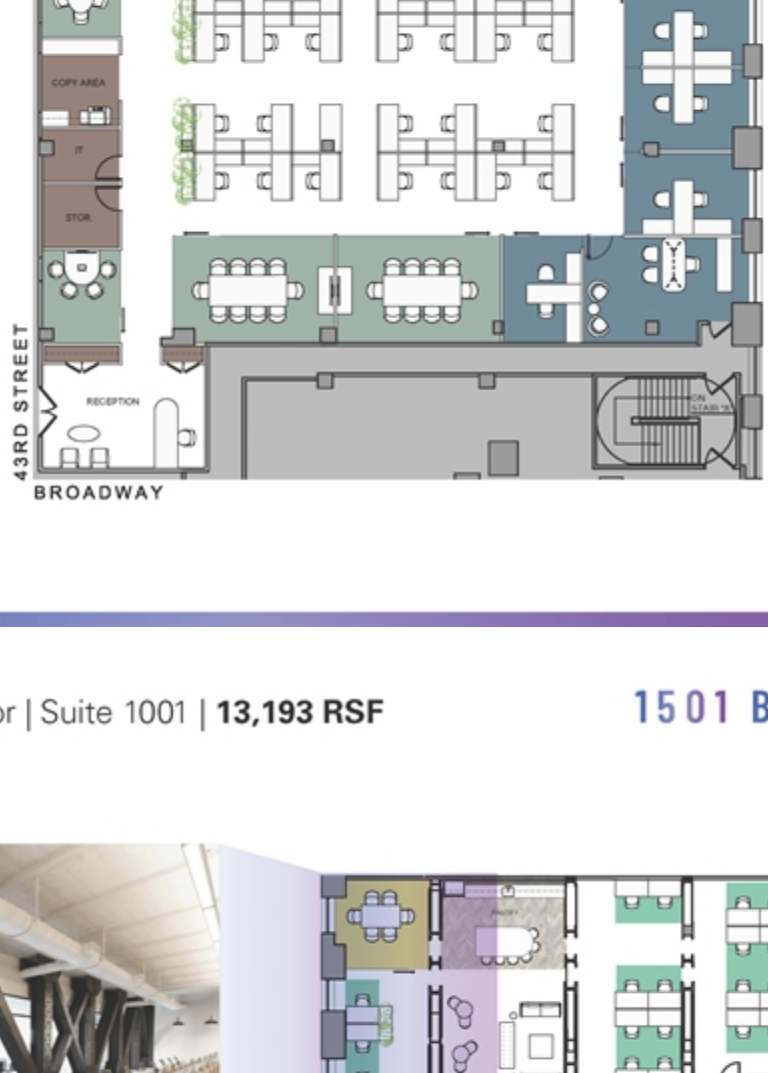
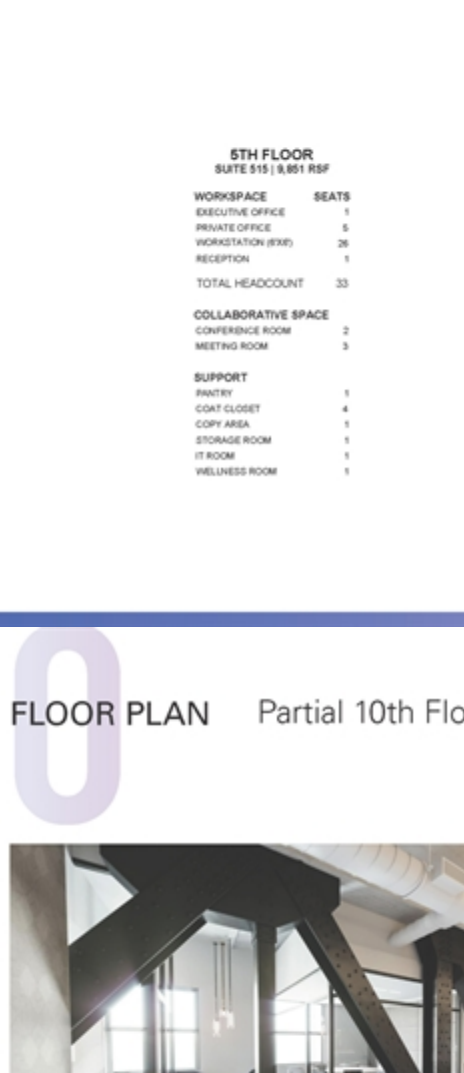
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5th Floor Turnkey Suites 9K RSF 11K RSF Upgraded Corridor

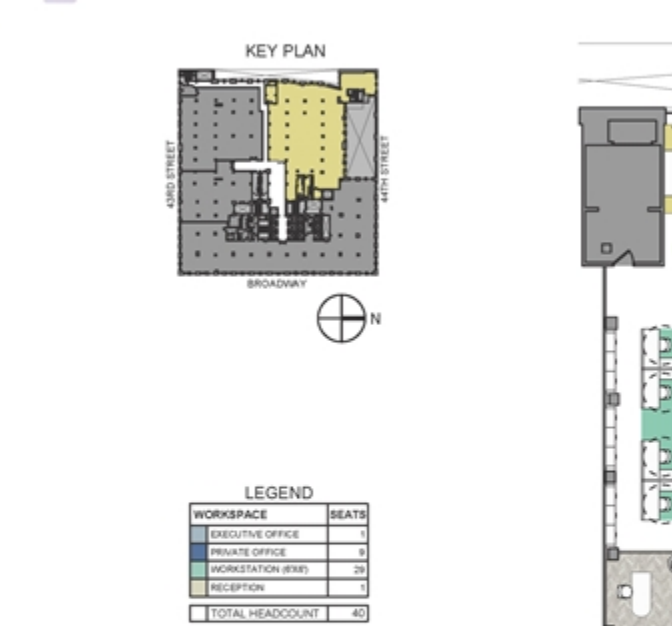
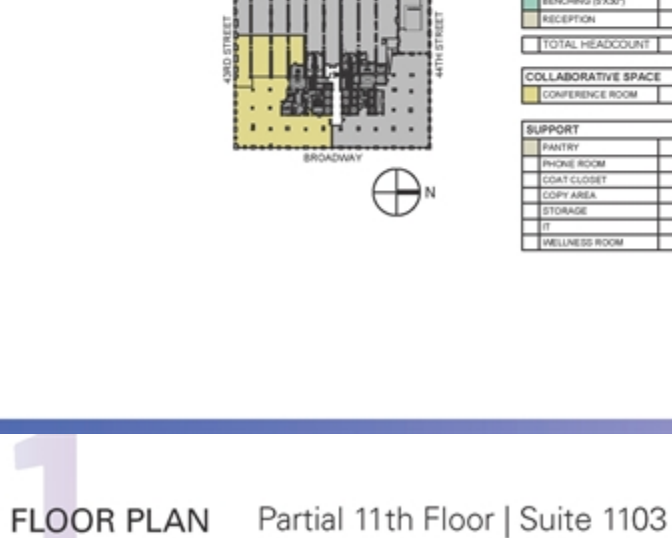
## FLOOR PLAN Partial 5th Floor | Suite 515 | 9,851 RSF

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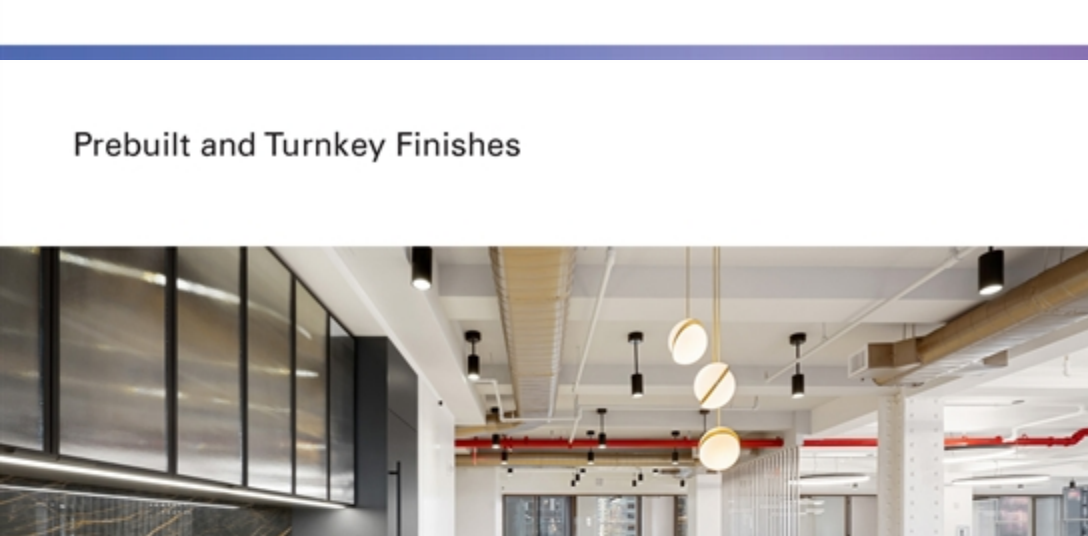
## FLOOR PLAN Partial 10th Floor | Suite 1001 | 13,193 RSF

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## Prebuilt and Turnkey Finishes

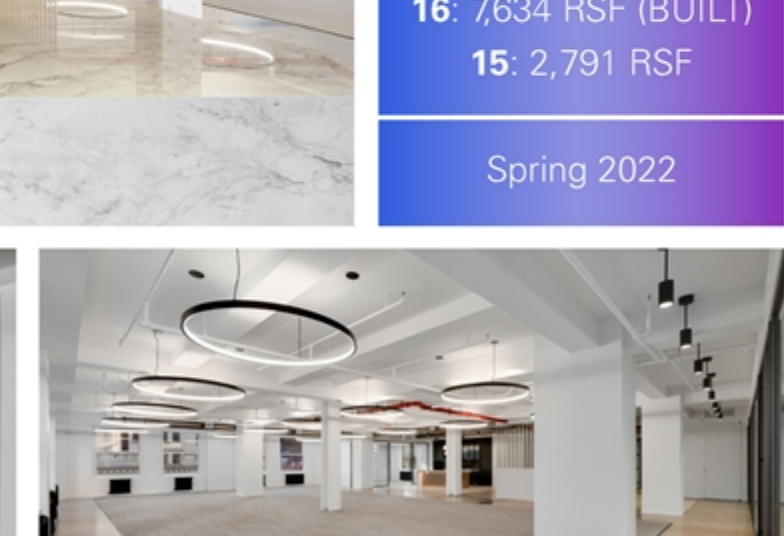
1501 BROADWAY



Also Available SMALL PRE-BUILT SUITES

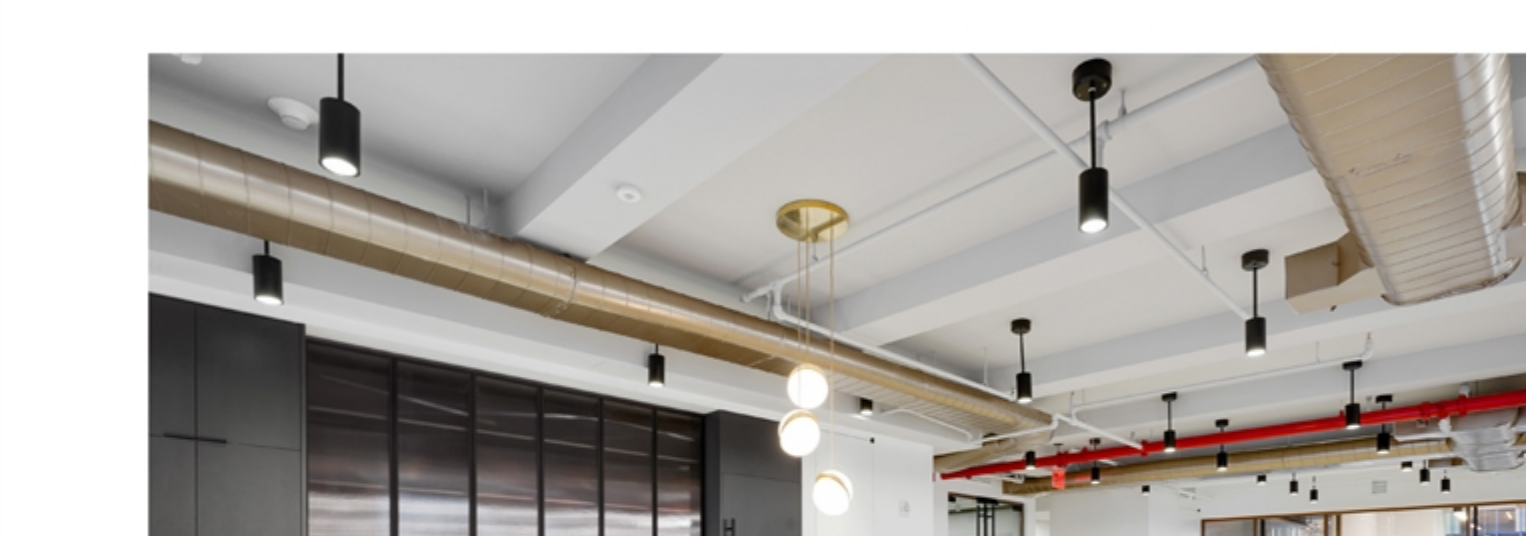
- 19: 4,904 RSF
- 17: 3,325 RSF
- 16: 7,634 RSF (BUILT)
- 15: 2,791 RSF

Spring 2022



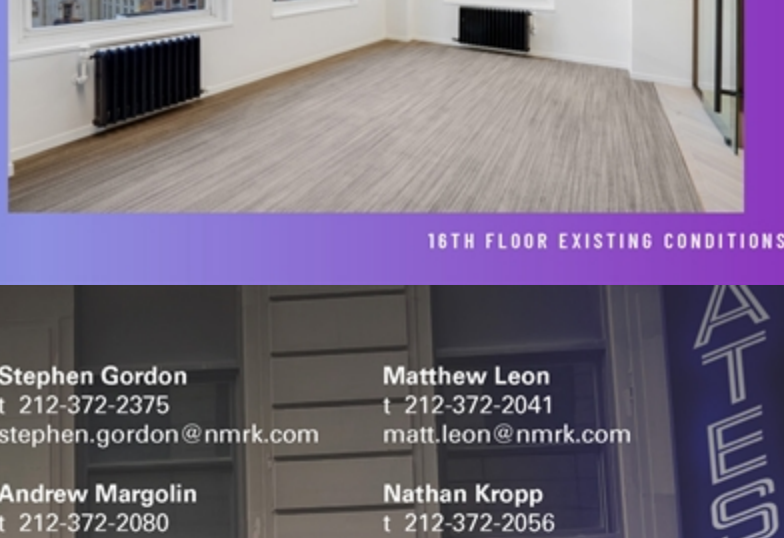
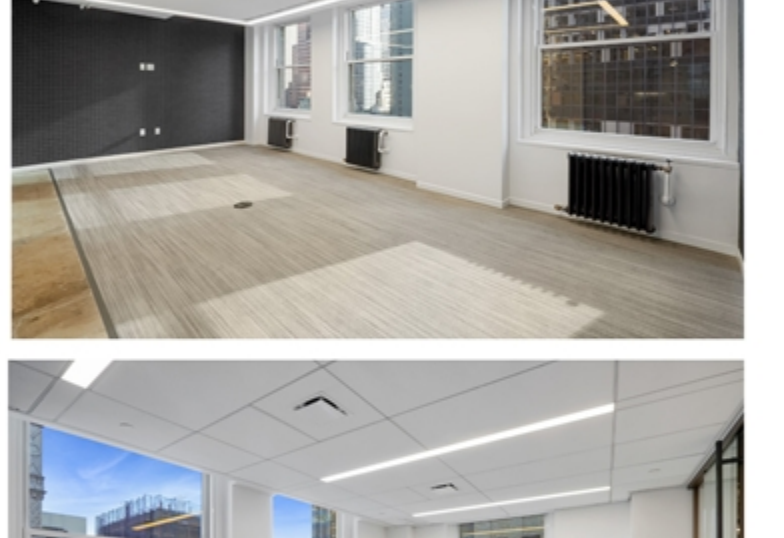
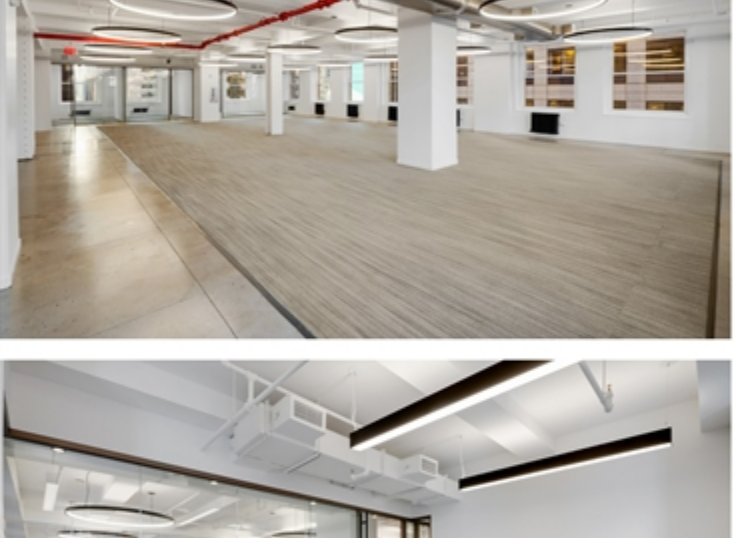
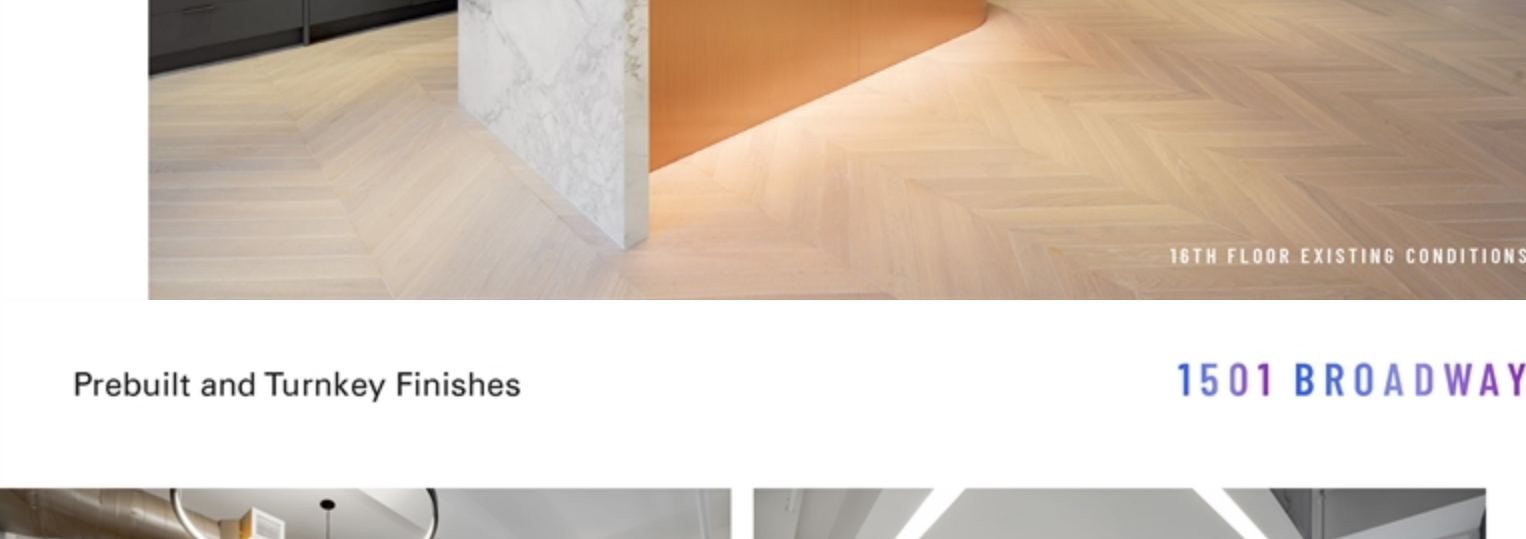
## Prebuilt and Turnkey Finishes

1501 BROADWAY



## Prebuilt and Turnkey Finishes

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16TH FLOOR EXISTING CONDITIONS

# 1501 BROADWAY

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