

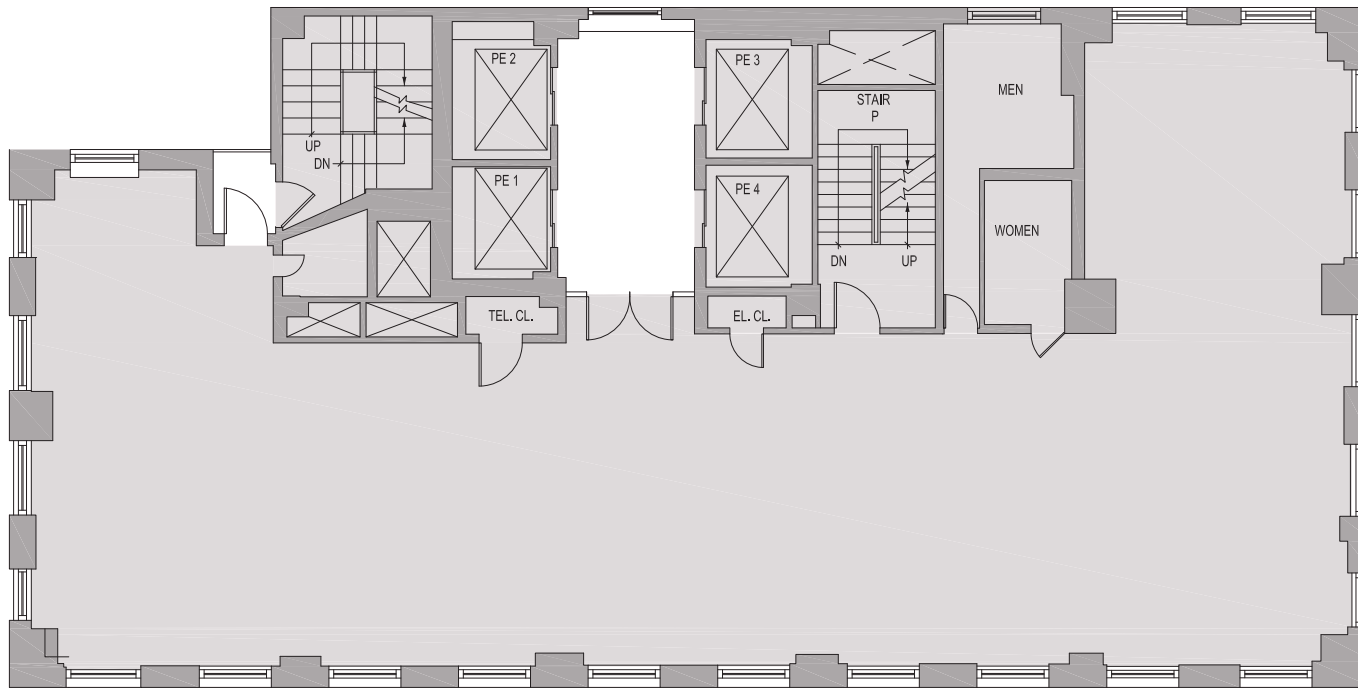


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PH 35TH FLOOR

9,428 RSF

- HIGH-END MODERN TURNKEY INSTALLATIONS
- CEILING HEIGHTS 11'-3"
- BUILDING AMENITY LOUNGE WITH OUTDOOR TERRACE, CAFÉ AND CONFERENCE FACILITIES
- NEW LOBBY AND FAÇADE ENHANCEMENTS
- ABUNDANCE OF LIGHT AND AIR
- STEPS FROM GRAND CENTRAL TERMINAL
- 1930'S ELY JACQUES KAHN MASTERPIECE PERFECTED BY STUDIOS ARCHITECTURE
- WIRED GOLD CERTIFICATION PENDING



44TH STREET

EAST RIVER



OTJ
ARCHITECTS

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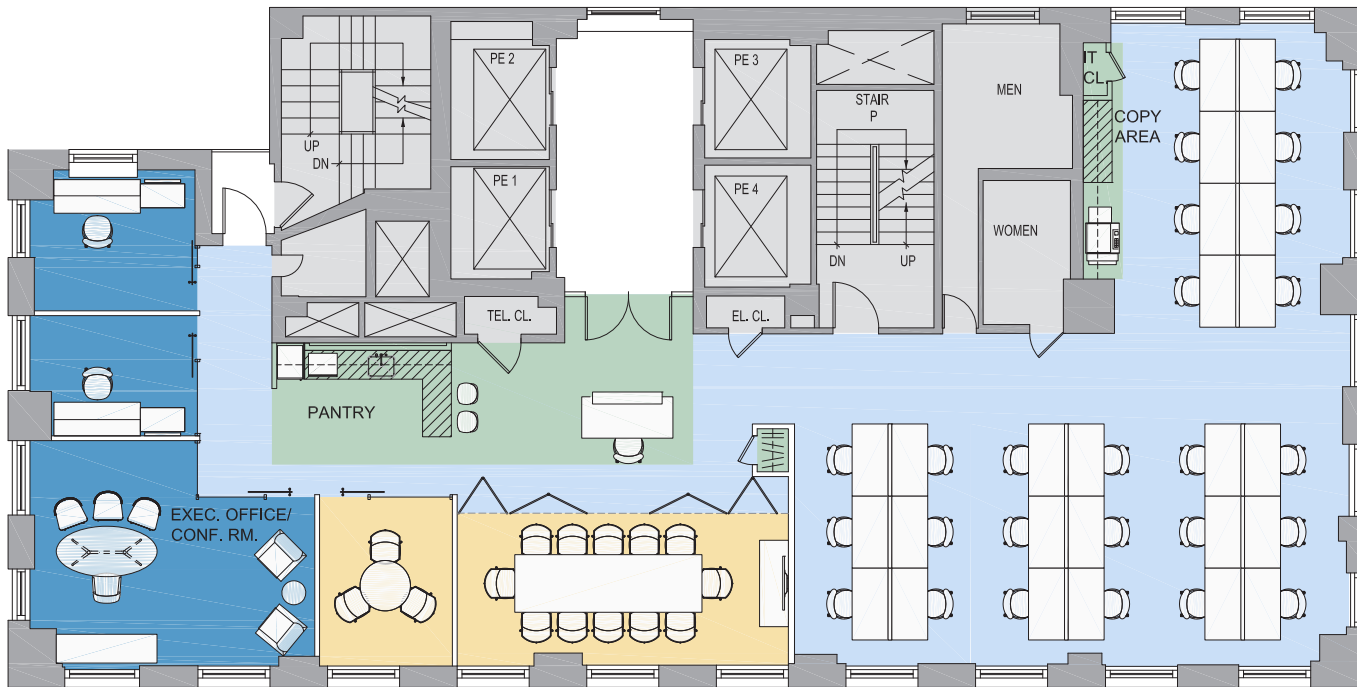


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WORK SPACE	SEATS
EXECUTIVE OFFICE / CONF. RM.	1
PRIVATE OFFICE	2
BENCHING	26
RECEPTION	1
TOTAL HEADCOUNT	30

COLLABORATIVE SPACE	
CONFERENCE (12PP)	1
MEETING ROOM (3 PP)	1

SUPPORT	
PANTRY	1
COAT CL.	1
COPY AREA	1
IT. CL.	1



	CONFERENCE ROOMS
	OFFICES
	SUPPORT / AMENITIES
	WORKSTATIONS



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