



# 1633 Broadway

As Exclusive Agent, We Are Pleased  
To Offer The Following:

Partial 22nd Floor For Lease

 **Douglas Elliman**  
Commercial

575 MADISON AVENUE, NEW YORK, NEW YORK 10022

# 1633 Broadway

1633 Broadway offers premier office space for a wide variety of leading industries. The 48-story, 2,500,000 square foot building's prestigious address and elite ownership/management provide for a corporate environment unmatched in Midtown's Central Business District.

The availability of the partial 22nd floor for sublease brings a world-class work experience surrounded by some of the most popular and widely recognized cultural and entertainment destinations worldwide.

Space Partial 22nd Floor  
Suite K | 18,501 rsf\*\*  
Suite A | 13,195 rsf\*\*  
Total Suite K + Suite A - 31,696 rsf

Rental Upon request

## Term Negotiable

## Features Law firm installation

Excellent light and open views  
Fully furnished

\*\*Suites can be combined - non contiguous\*\*

## Building Features

LEED Gold

24 - hour, seven day accesss/security

## State-of -the art building systems

### Newly renovated lobby and outdoor plaza

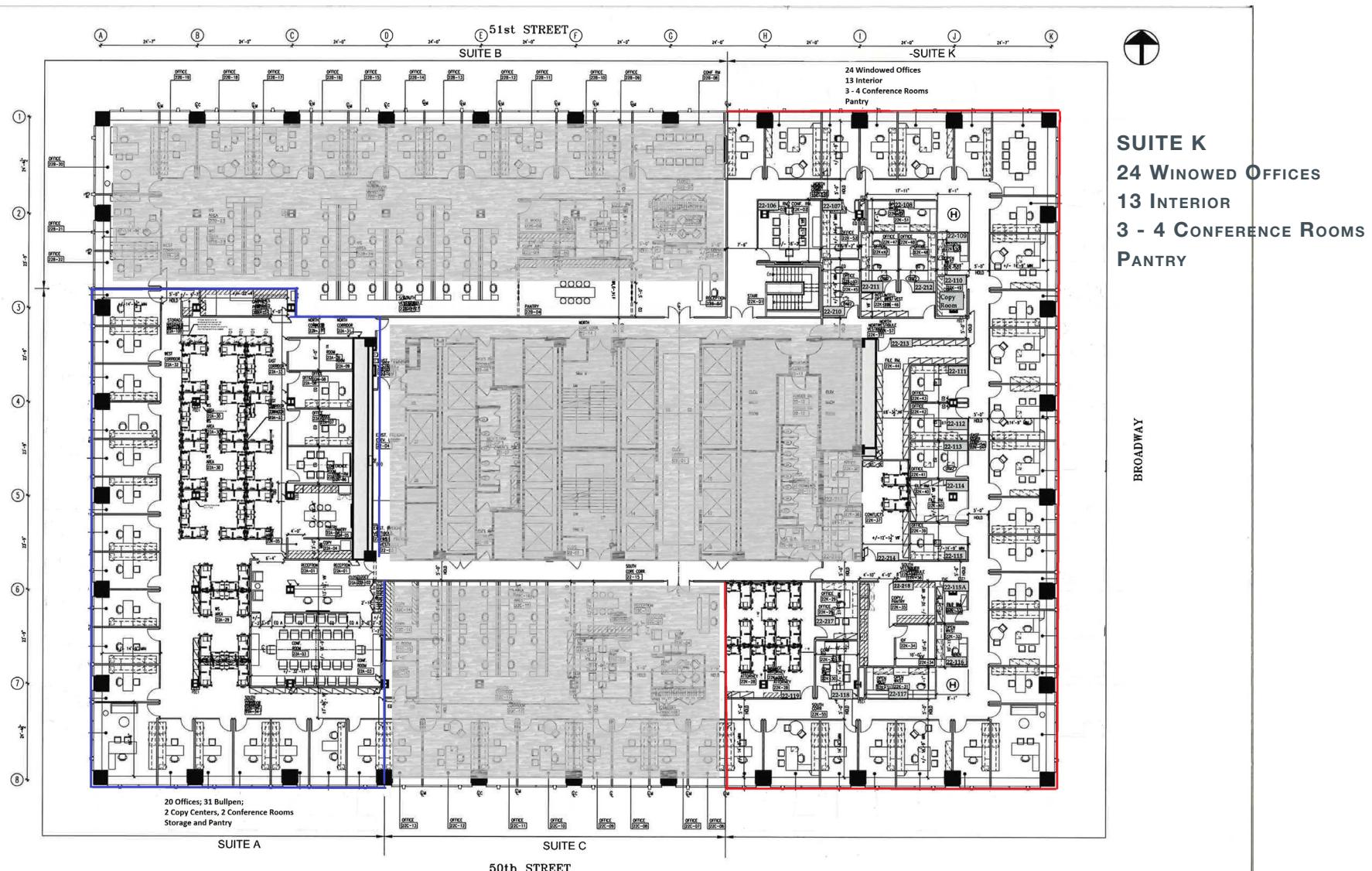
## 250-space parking garage

Fitwell Certified, 1 Star



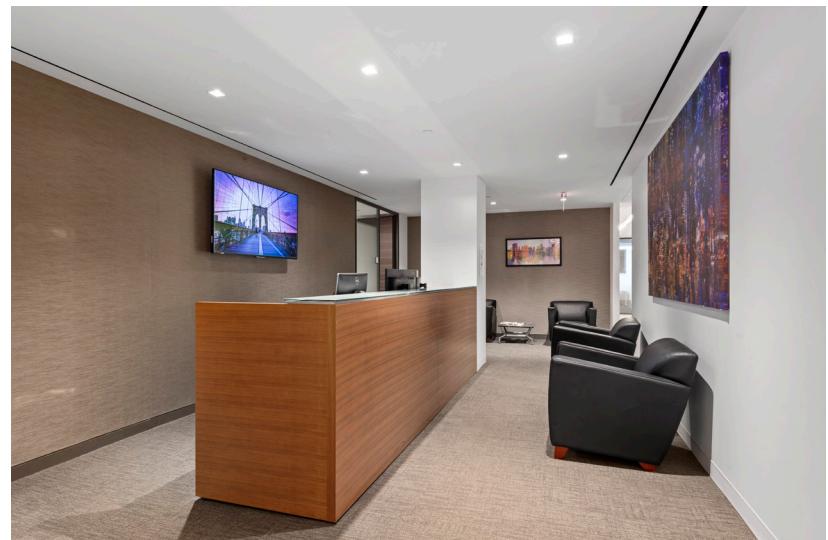
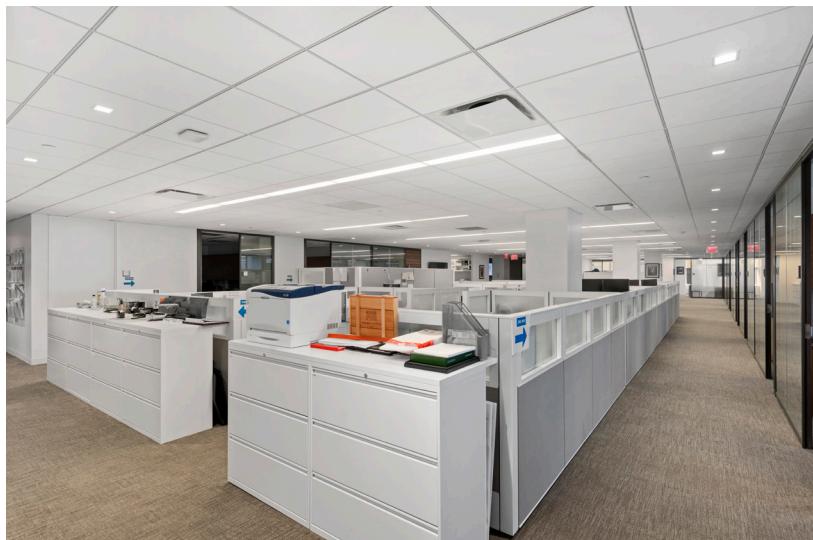
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## FLOOR PLAN — TWENTY-SECOND FLOOR



# 1633 BROADWAY

## INTERIOR PHOTOS





For further information and inspection, please contact:

**Louis Puopolo**

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