



THE
YARD
SPACE TO WORK

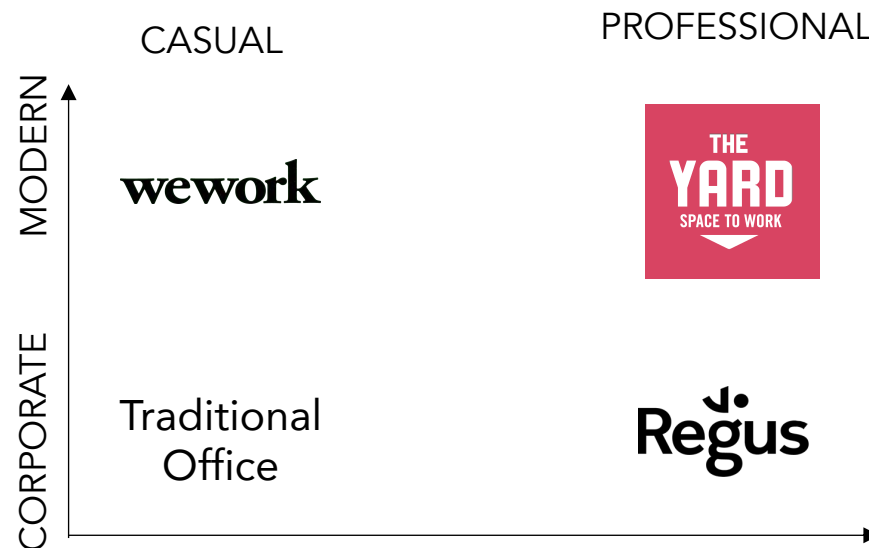
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WORKSPACE IS CHANGING

- In 2017, 1.1 million people worked at 13,800 coworking spaces worldwide
- 43% of US employees work remotely on occasion
- Companies are looking for modern work culture without sacrificing productivity
- New regulations make long term [leases a liability](#)

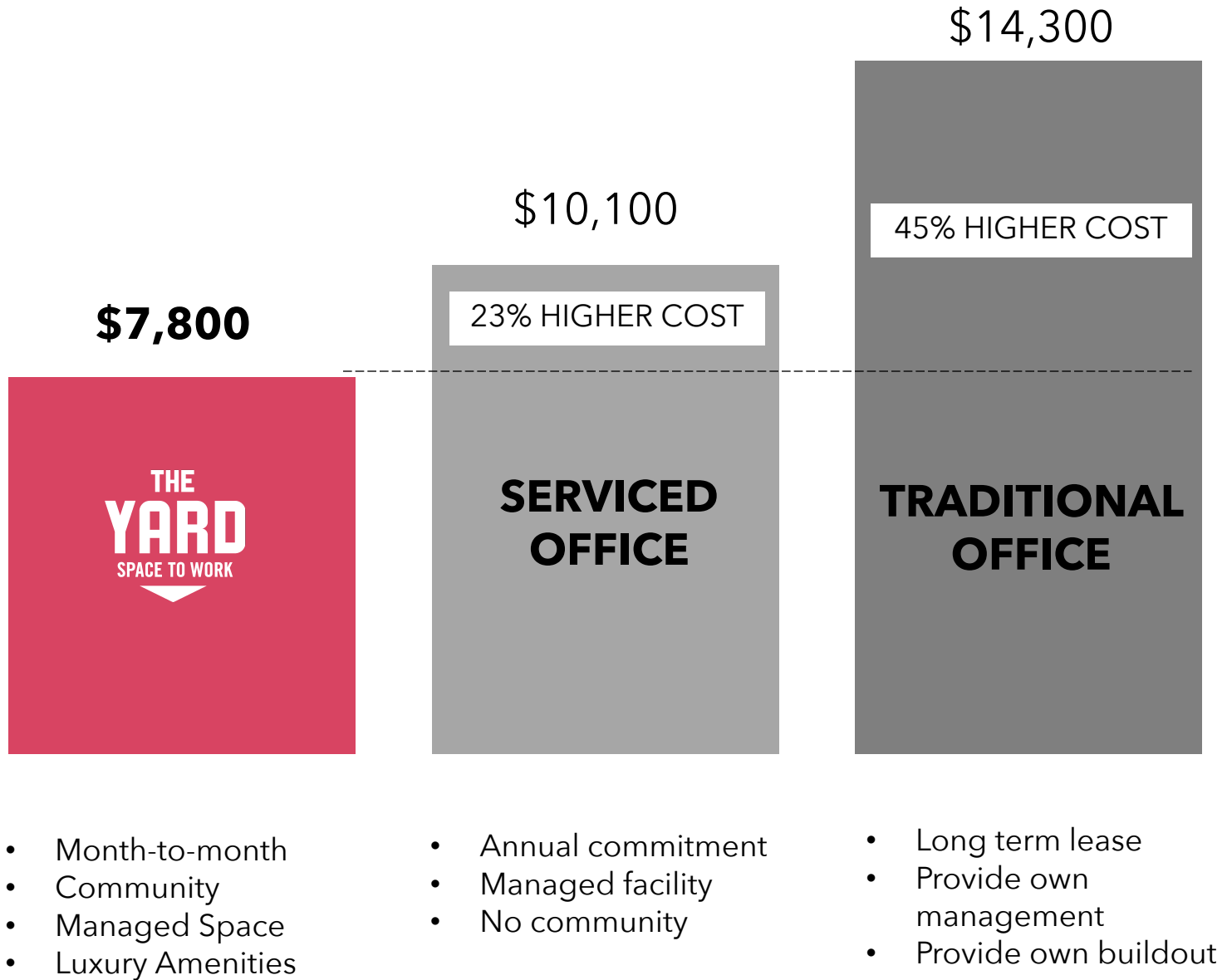


THE YARD

- Locations in NYC, DC, Boston, Philadelphia
- Digital BackYard community of 3,000+
- Welcoming, knowledgeable staff
- Design-forward spaces

MEMBERS SAVE WITH THE YARD

Example Cost Comparison*: Annual \$/Team Member



* Traditional office buildout assumes \$100/ft construction offset by \$50/ft TI, includes estimate for utilities, maintenance and building personnel, assumes \$50/ft annual rent at average 150 SF/team member; Serviced office based on quotes from ~50 locations in NYC; The Yard average cost calculated across all locations



THE YARD: WILLIAMSBURG BRIDGE

195 BROADWAY

EVERYTHING YOU NEED AT THE YARD

YOUR WORKSPACE

- Beautiful office spaces
- Coworking, open desk and private offices
- Chairs, desks, lamps, filing cabinets
- Privacy panels for security
- On-site community management team + guest reception
- Mail & Package handling
- Daily cleaning
- Hi-speed Wi-Fi and ethernet connectivity
- Printers and copiers
- Reserved conference rooms
- Lounge spaces
- Phone booths
- White boards + markers

YOUR BUILDING

- 24/7 access
- Steps from Marcy Ave J/M/Z subway stop, Williamsburg Bridge Bus Terminal, Williamsburg Bridge Bike Path, First exit off Williamsburg Bridge
- 24/7 building security with app access and employee access management
- Historic Building owned by the famed Forman Family who own Peter Luger Steakhouse across the street
- Dog-friendly
- Kitchens with dishwasher, fridge, sink
- Coffee, tea, water
- New Mother's room

YOUR COMMUNITY

- Access to BackYard mobile app
- Network of 3,500+ entrepreneurs
- Exclusive partnerships and perks
- Curated, hosted and partner events
- Seasonal gallery through The Yard Art Program
- Health and Wellness initiatives through The Yard Wellness Program
- Access to use all locations of The Yard without additional fee

195 BROADWAY FLOOR PLAN - FL 3

Driggs Ave.



Roebling St.

Broadway



Common Areas + Kitchens



Conference Rooms + Phone Booths

195 BROADWAY FLOOR PLAN - FL 4

Driggs Ave.



Roebeling St.



Common Areas + Kitchens

Conference Rooms + Phone Booths

Broadway



The Yard: Williamsburg Bridge is located at one of Brooklyn's most photographed intersections. With stunning views of the Williamsburg Bridge and across the street from Peter Luger Steakhouse, it's the perfect setting for the neighborhood's growing entrepreneurial community. The office space is a convenient location for local Williamsburg entrepreneurs with nearby access to the J/M/Z, G and L trains.



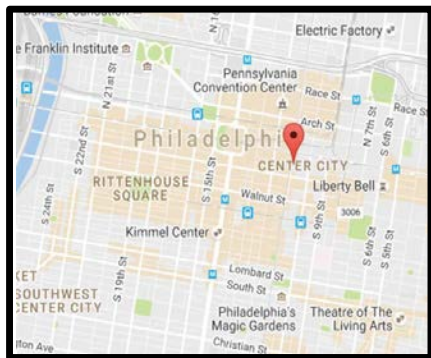
Security Deposit:
1.5x monthly
membership fee

MEMBER PRICING

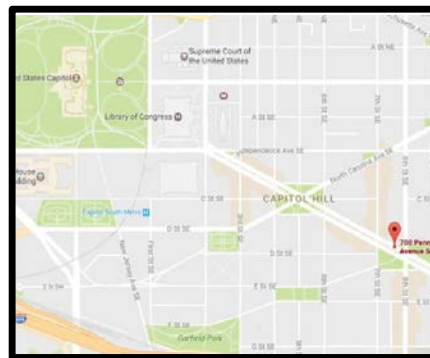
| WORK SPACE | MONTHLY STARTING PRICE |
|-------------------|------------------------|
| 1 - person office | \$595 |
| 2 - person office | \$1100 |
| 3 - person office | \$1800 |
| 4 - person office | \$2300 |
| 5 - person office | \$3250 |
| 6 - person office | \$3600 |
| 8 - person office | \$4800 |
| 9 - person office | \$5400 |

THE YARD LOCATIONS

Your membership at The Yard provides you access to use any of our locations without additional fee while traveling.



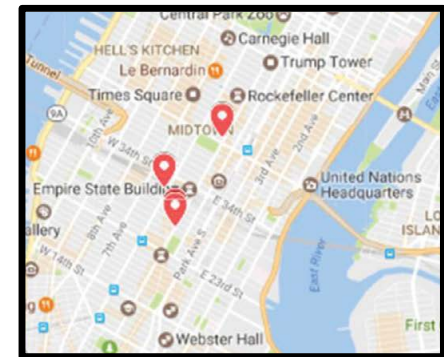
The Yard: Center City
21 S. 11th St.
Philadelphia



The Yard: Eastern Market
700 Pennsylvania Ave. SE
Washington, D.C



The Yard: Back Bay
120 St. James Ave.
Boston



The Yard: New York
11 locations – see
next page



New York Locations

The Yard: Williamsburg
33 Nassau Ave. at Dobbin St.
Launched Fall 2011

The Yard: City Hall Park
116 Nassau St. at Ann St.
Launched Fall 2016

The Yard: Lower East Side
85 Delancey St. at Orchard St.
Launched Summer 2013

The Yard: Columbus Circle
33 W. 60th at Broadway
Launched Spring 2017

The Yard: Flatiron South
234 5th Ave. at 27th St.
Launched Fall 2014

The Yard: Gowanus
157 13th St. at 3rd Ave.
Launching Summer 2017

The Yard: Lincoln Square
157 Columbus Ave. at 67th St.
Launched Winter 2014

The Yard: Bryant Park
510 5th Ave at 43rd St.
Launched Winter 2017

The Yard: Herald Square
106 W. 32nd St. at 6th Ave.
Launched Fall 2015

The Yard: Williamsburg Bridge
195 Broadway at Driggs
Launched Summer 2018

The Yard: Flatiron North
246 5th Ave. at 28th St.
Launched Fall 2016

PARTNERS OF THE YARD

SAMSUNG

The New York Times

 SQUARESPACE

 MOLESKINE

citi bike

 MOO

SOULCYCLE

 Babbel



 GENERAL ASSEMBLY



SELECT LANDLORD PARTNERS

 Boston Properties

 VORNADO REALTY TRUST

 BRODSKY

 EastBanc


Kalmon Dolgin
AFFILIATES INC.
EST. 1904

 Atlantic
REALTY COMPANIES


The Durst
Organization



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