

71-77  
SUMMER  
STREET



# Historic Charm Meets Modern Luxury in Downtown Boston

## 71-77 SUMMER STREET

71-77 Summer Street is part of **The Hive**, a dynamic collection of modern retail and office spaces in the heart **Downtown Boston**. Located between Summer and Chauncy Street, The Hive is a one-of-a-kind amenity center that includes a tenant lounge & kitchen area, conference rooms, a fitness center with lockers & showers, and an arcade.

A historic property offering classic Boston architecture from the turn of the 20th century, the interior has been completely modernized into a state-of-the-art creative office building. With an abundance of **retail & restaurants** steps from the front door and convenient location blocks from South Station and MBTA lines, 71-77 Summer Street is the perfect location for a company seeking **creative office** space in Downtown Boston.

## Building Information

### 77 Summer Street

Total Building Size

56,835 RSF

Average Floor Size

3,991 RSF

Number of Floors

11

Available Space

3,911-4,042 RSF

### 71 Summer Street

Total Building Size

15,951 RSF

Average Floor Size

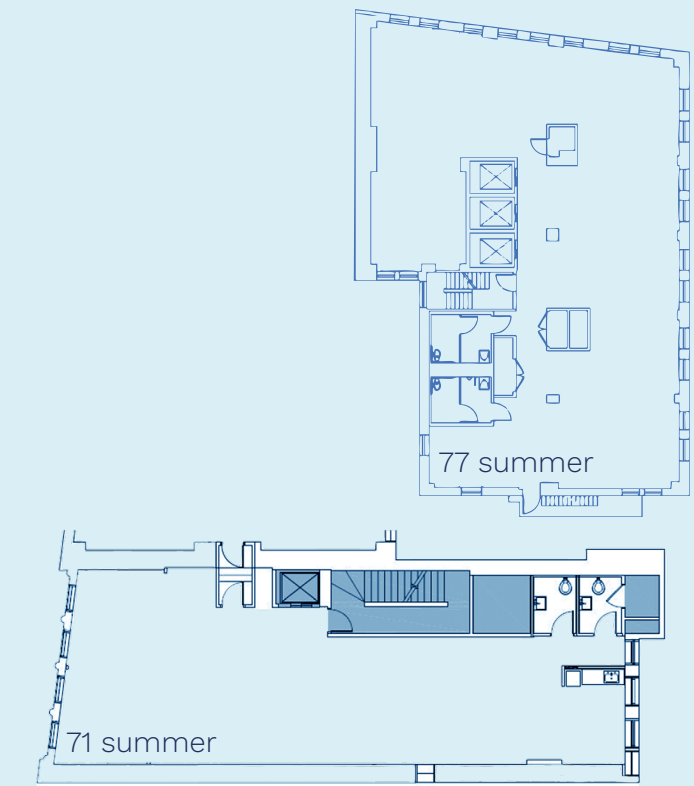
2,202 RSF

Number of Floors

6

Available Space

2,169- 2,235 RSF





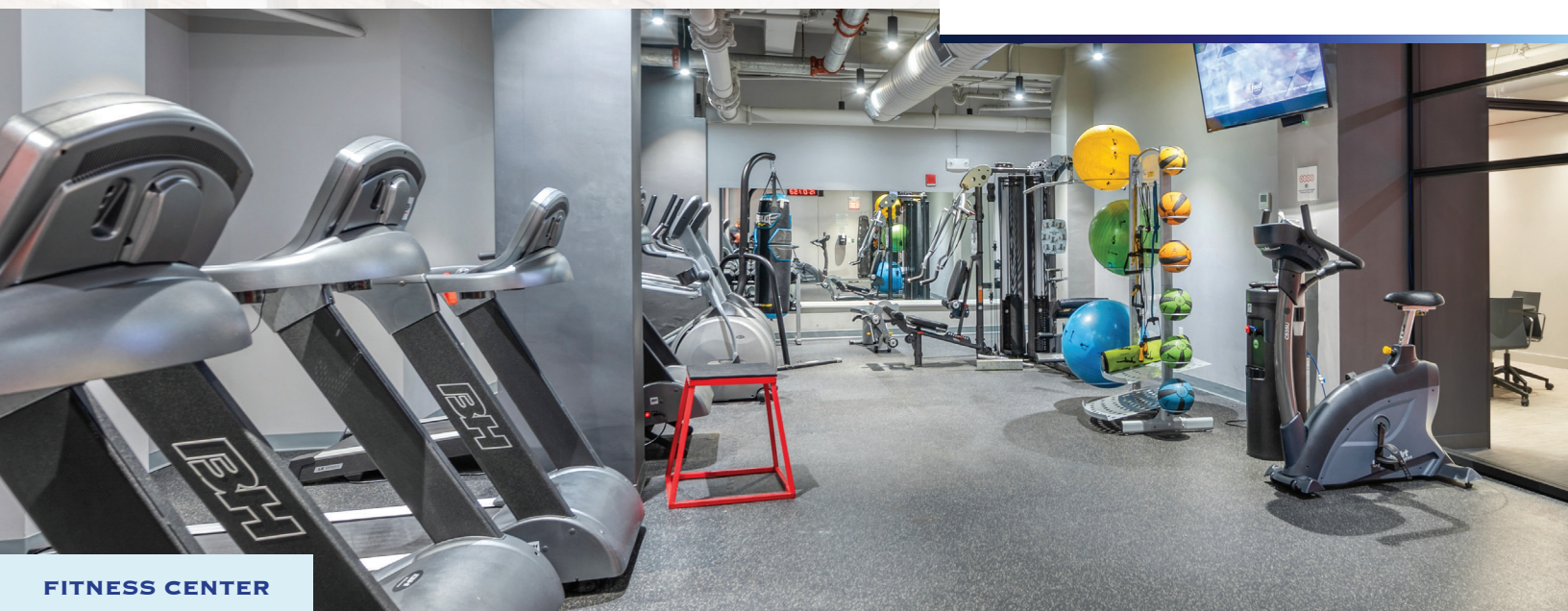
**LOBBY**



**TENANT BUILDOUT**

## Features & Amenities

- Local Ownership & Management
- Access to The Hive Amenity Center
- Newly Renovated Lobby
- Furnishes Spaced Plug Play
- Director Elevator Identity
- Abundance of Natural Light



**FITNESS CENTER**

# Map

## Restaurants

1. Starbucks
2. Tatte Bakery
3. Bostonia Public House
4. Mariel
5. Sweetgreen
6. GRECO
7. Chipotle
8. DIG
9. B.GOOD
10. Yvonne's
11. Avana Sushi
12. Caffé Nero

## Lifestyle & Entertainment

13. New England Aquarium
14. Barry's Bootcamp
15. Equinox
16. Planet Fitness

## Hotels

17. Hyatt Regency
18. The Ritz-Carlton
19. The Langham



## ABOUT SYNERGY

Synergy is one of the **largest and most active** commercial landlords in Massachusetts and the largest private owner of downtown Boston office buildings. Both **well-capitalized**, and with a **strong reputation** for execution and **flexibility**, over 600 of the most prominent companies and organizations in Boston choose to locate in Synergy buildings.

**We look forward to having you join us!**

## Contact

Tim Ferguson  
508.887.1501  
tferguson@synergyboston.com

Bonny L. Doorakian  
617.850.9655  
bdoorakian@bradvisors.com

Aleksia Bulku  
617.850.9665  
abulku@bradvisors.com

Robert F. Leclair  
617.850.9614  
rleclair@bradvisors.com

