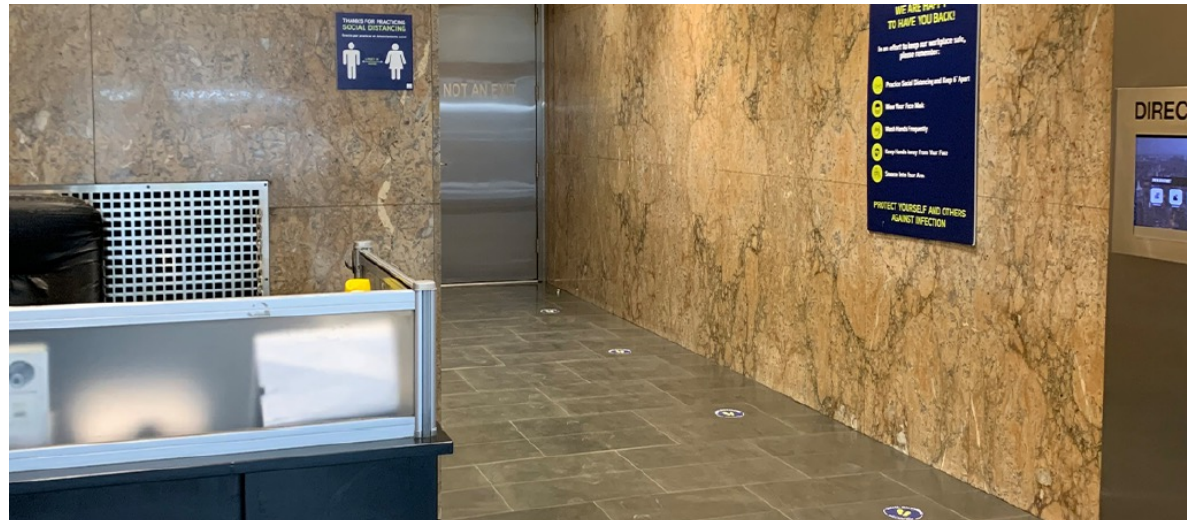


# 246 WEST 38<sup>TH</sup> STREET

Seventh and Eighth Avenues

**RESOLUTION**  
REAL ESTATE PARTNERS



Space	SF	PSF	Space Features
P 2	1,300	NA	White box, large show windows on 2nd floor, Landlord will build
P 2	900	NA	Move in Condition, plug and play space
P 3	2,950	NA	Move in condition, plug and play
E 3	7,950	NA	Space is divisible, white box, Landlord will build to suit
P 4	700	\$29.00	Move in condition, bright space
P 4	1,500	\$29.00	NA
P 7	950	\$29.00	Move in condition, polished concrete floors, high ceilings
P 7	1,300	\$29.00	Creative space, high ceilings, move in condition
P 9	1,550	\$29.00	Bright space, New Led lighting, brand new move in condition space, polished concrete floors, high ceilings

**Rent:** Upon Request | **Term:** Flexible | **Possession:** Immediate

## HIGHLIGHTS

- Landlord will provide new build-out
- Branding/Advertising Opportunity
- Big Picture window
- Recently renovated bathrooms and common areas
- Central A/C
- Pre-built spaces
- 24/7 Access
- Transit Triangle
- Move in condition

Evan Lieberman  
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# 246 WEST 38<sup>TH</sup> STREET

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**RE**SOLUTION  
REAL ESTATE PARTNERS

## PHOTOS



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## ENTIRE 3RD FLOOR PLAN

