

170 MAIDEN LANE

For More Information, Please Contact:

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PROPERTY HIGHLIGHTS

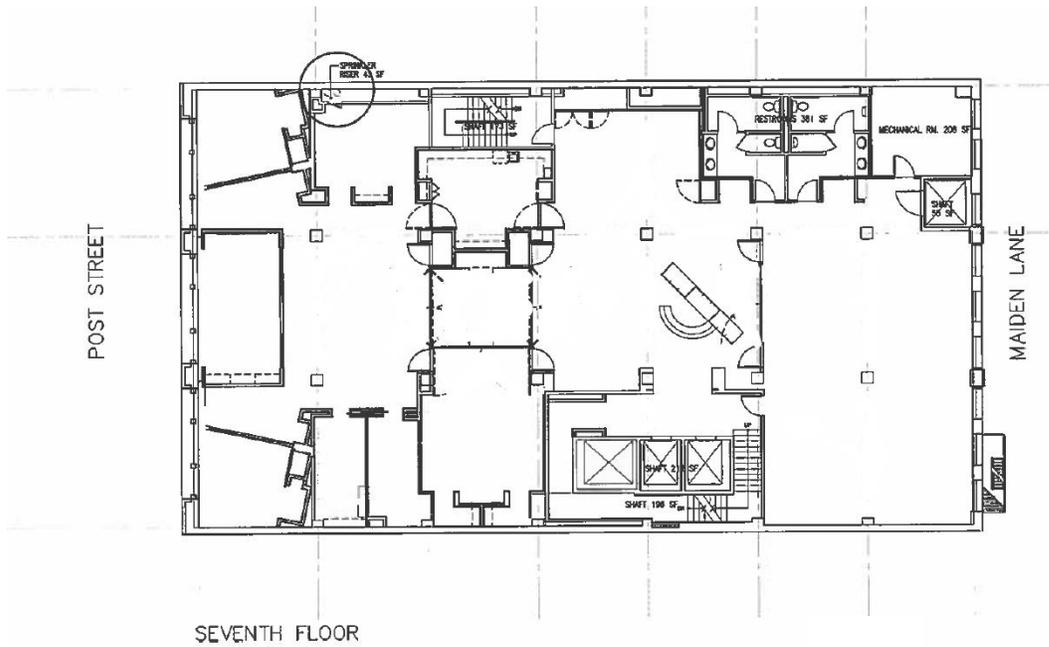
- Full Floors Available in a Prime Union Square Location
- Easy Access To Public Transportation and Multiple Amenities
- Large Operable Windows With Abundant Natural Light
- On-Site Property Management
- Direct Access to Maiden Lane
- High Ceilings
- Long-term Stable Ownership
- Convenient Parking Nearby



AVAILABILITIES

3rd Floor	±7,335	Open Plan with High Ceilings, 4 Conference Rooms & a Kitchenette
6th Floor	±7,357	Open Plan with High Ceilings, 5 Conference Rooms & a Kitchenette
7th floor	±7,329	Open plan with high ceilings, 5-6 offices or conference rooms, custom kitchenette, furniture including 20 workstations potentially available

FLOORPLANS

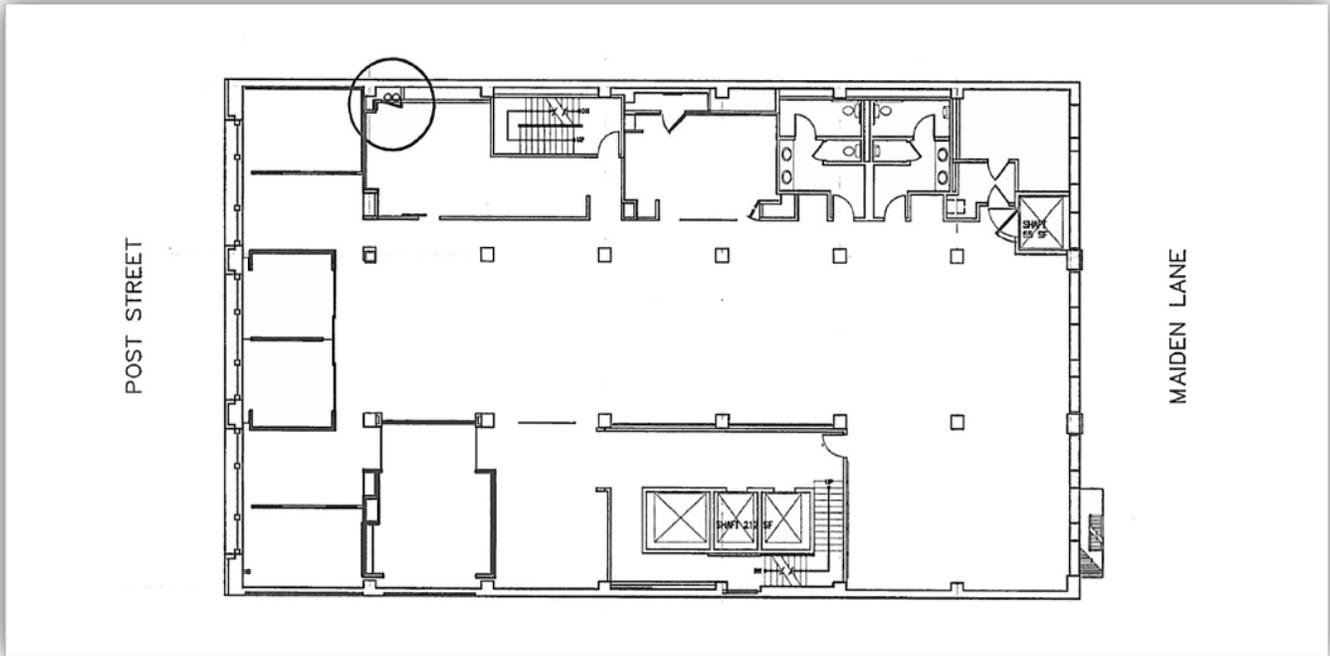


7TH FLOOR

Open plan with high ceilings, 5-6 offices or conference rooms, custom kitchenette, furniture including 20 workstations potentially available



FLOORPLANS

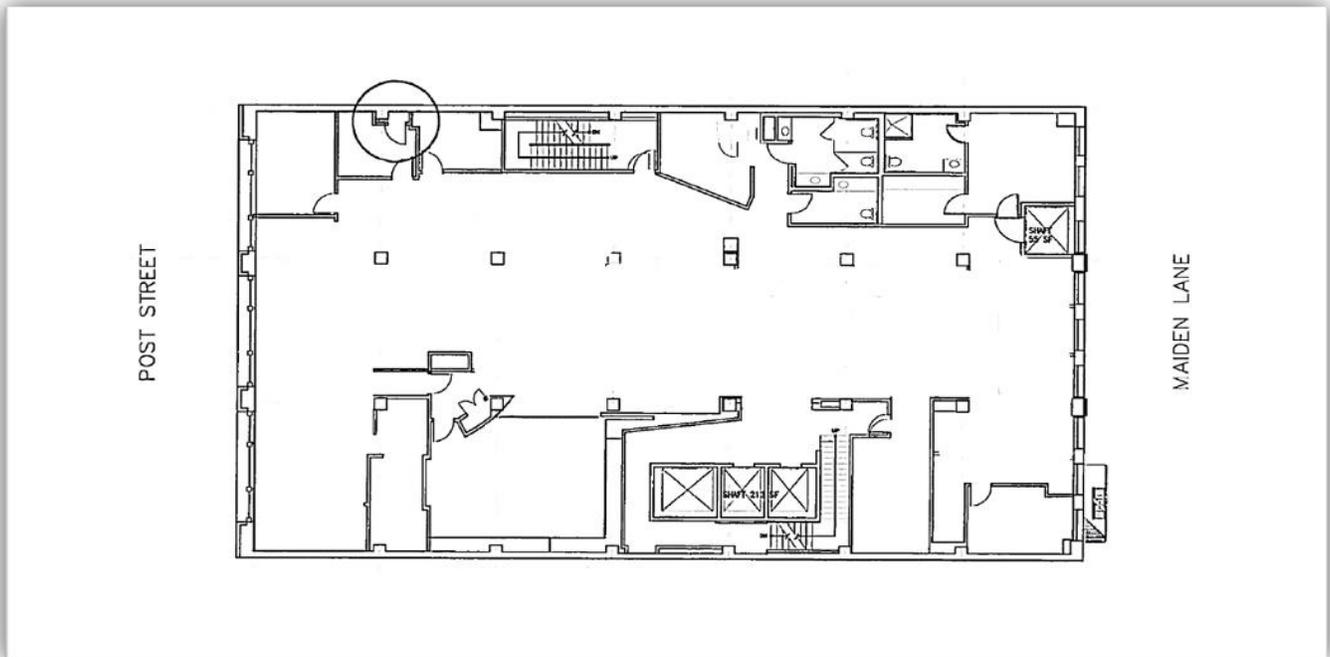


6TH FLOOR

Open Plan with High Ceilings,
5 Conference Rooms & a Kitchenette



FLOORPLANS

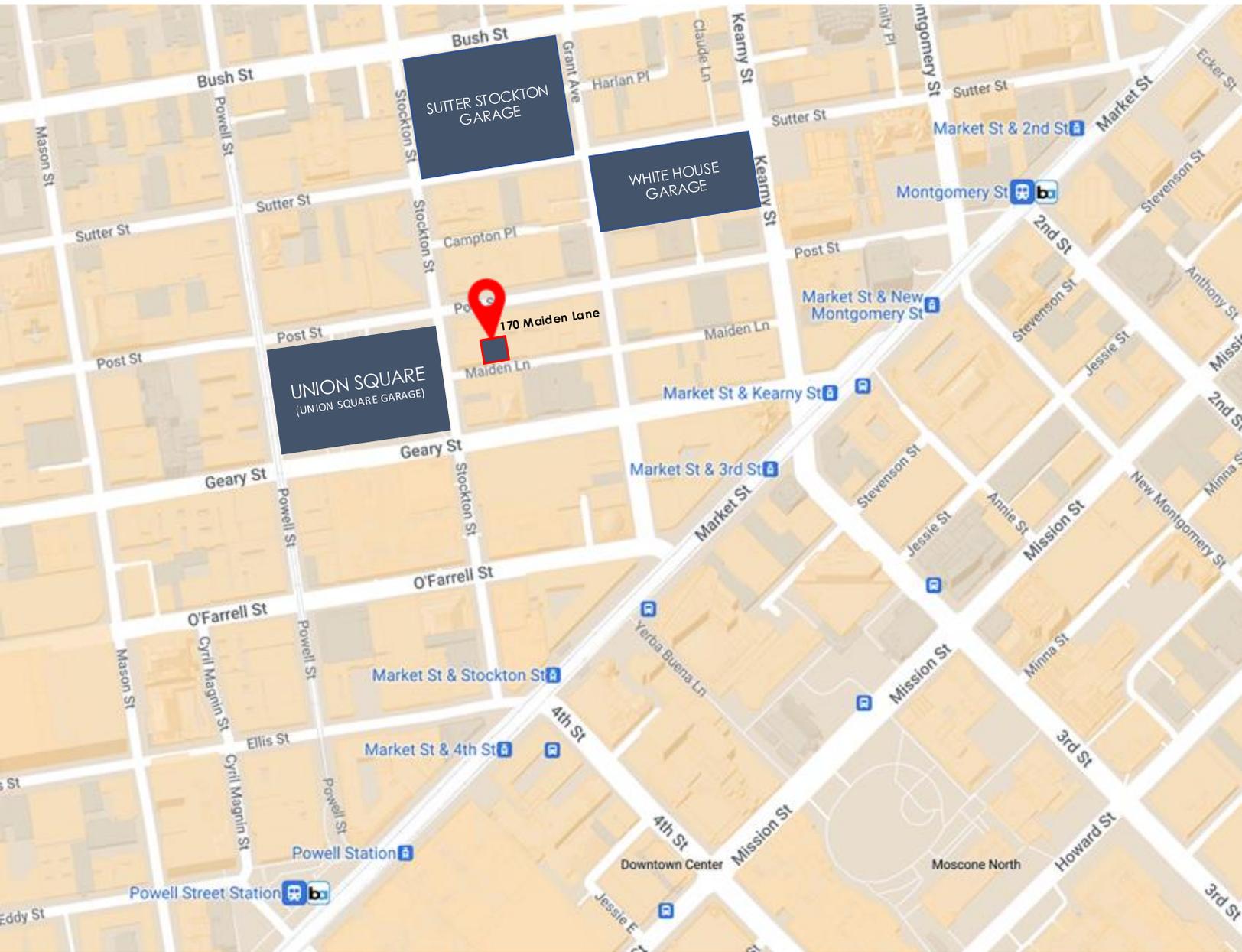


3RD FLOOR

Open Plan with High Ceilings,
4 Conference Rooms & a Kitchenette;
partial shell condition



MAP & LOCATION



Short Walk To Montgomery Station (3 mins)

Short Walk To Union Square (1 min)



Legal disclaimer: The information contained in the marketing materials herein was provided from sources deemed to be reliable. However, broker and owner make no representations or warranties, expressed or implied, regarding the physical condition, zoning, square footage, adequacy of electrical service or other utilities, compliance with building codes or government codes and regulations, structural integrity of the building or roof, environmental matters, income/expense information or any other aspect of the property or the buildings thereon. Prospective buyers or tenants shall be solely responsible for determining the suitability of the property and its condition for their intended use.