

FOR SALE

Entire 11th Floor

143 West 29th Street

*New York, NY 10001
(between 6th & 7th Avenues)*

PRIME NYC MIDTOWN COMMERCIAL (CO-OP) OFFICE FLOOR
PENN STATION/ MIDTOWN SOUTH/ HUDSON YARDS NEIGHBORHOOD



FOR SALE

Entire 11th Floor / 4,600 sf

- Located between 6th & 7th Avenues
- Commuter's delight -Walking distance from Penn Station, Path & NJ Transit Trains
- Hotels, shopping, Banks, Stores, Pharmacies Multi cuisine restaurants, Delis, coffee shops, salad bars just around the corner
- Parking Garage & Self Storage Facility on the same block

- Professionally managed building; 24x7 Access (to occupants); Attended Lobby; Intercom system; Camera Surveillance; 2 Passenger Elevators & 1 Automatic Freight

Full 11th Floor- 4,600

- Beautiful Hardwood floors; Exposed High Ceilings; Big open spaces; Large Windows Great Natural Light & Views
- Entire floor can be delivered vacant & may be used as a full floor or sub divided
- Ideal for User Owner or Investor.
- Low Maintenance

- Financials & other details available upon request
- Highly motivated Seller; Priced to fly
- Asking \$2,750,000

For further details & Site inspections PLEASE CALL:

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Gautam Nagarmat
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"All information furnished is from sources deemed reliable and is submitted subject to errors, omissions, changes in price, prior sale, or withdrawal without notice, and to any special listing conditions including the rate and manner of payment of commissions for particular offerings imposed by this company, the terms of which are available for interested principals and duly licensed brokers. Areas and dimensions shown are approximate."



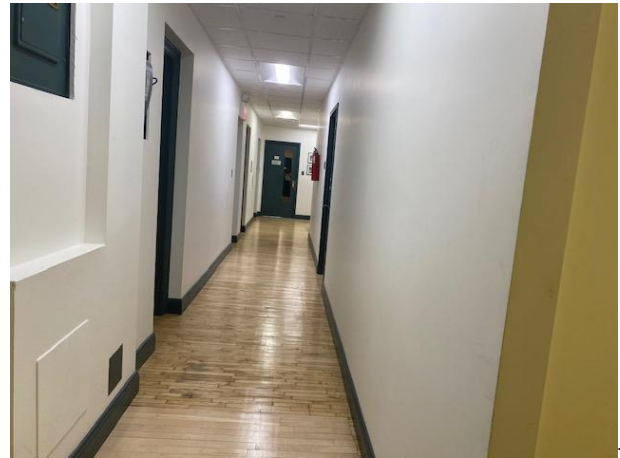
West 29th Street (between 6th & 7th Aves)



Bldg Lobby Elevator bank



Building Lobby Concierge desk



11th Floor hallway



11th Floor hallway



#1101 under renovation

Berik Management is excited to bring to market the **ENTIRE 11TH FLOOR** at **143 West 29th Street, New York, NY 10001.**

LOCATION- Located between the Avenue of the Americas (6th Ave) & Fashion Avenue (7th Ave), 143 West 29th Street is in the Chelsea/Penn Station/NoMad/Midtown South/Hudson Yards neighborhood. Just a few blocks walking distance from the newly renovated Penn Station, Herald square subway & Path train hub and Port Authority Bus Terminal, this area is a **COMMUTER'S PARADISE.**

Hotels, shopping, Banks, Convenience stores, Pharmacies, Multi cuisine restaurants, Delis, coffee shops, & salad bars etc are just around the corner.

There is a **Parking garage** on the same block (apart from several more in the next block/s) and a brand new **Storage facility** 2 buildings away. If you or your associates/employees want to take a break, there is a plaza with a massive screen on the block as well as an Escape games facility.

THE BUILDING – 143 West 29 St is a 12 story commercial (Co-op) office building of total appx 59,200 sf and typical floor plates of 4,600 sf. Professionally managed with 24x7 access (to occupants), 143 West 29th features Keyless entry, front door intercom system, an attended lobby, camera surveillance system, High speed Wi-Fi (provided by Verizon FiOS & Spectrum), 2 passenger elevators & 1 automatic freight. The friendly & helpful/handy Super is with the building for over 35 years and we at Berik have been successfully managing the building for over 30 years.

THE SPACE – The entire 11th floor is appx 4,600 sf with beautiful hardwood floors, exposed high ceilings, Big open spaces with large windows that allow great natural light & views. Separate mens & womens restrooms on the floor. The entire floor can be delivered vacant & may be used as a full floor or sub divided. Ideal for User Owner or Investor. The low maintenance fee is one of the highlights.

THE DEAL!! – Offered at a deal price of **\$2,750,000** this floor will not last. Highly energetic & motivated Seller.

Financials & other details available upon request.

Please call for details or visit/showing:

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