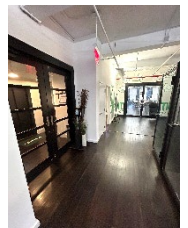
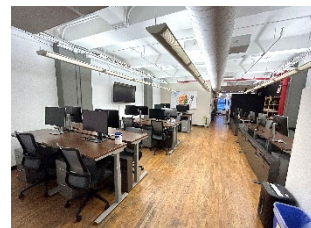
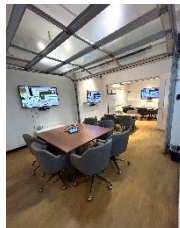
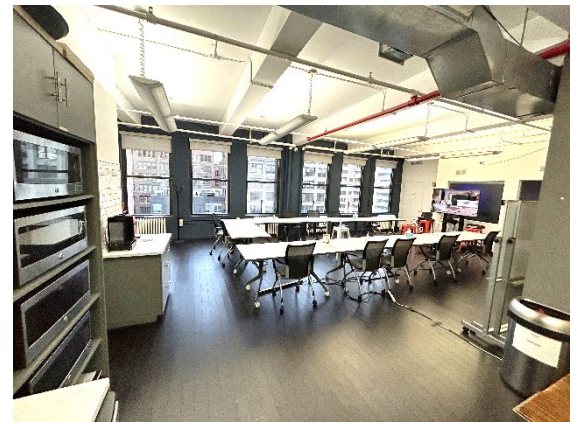
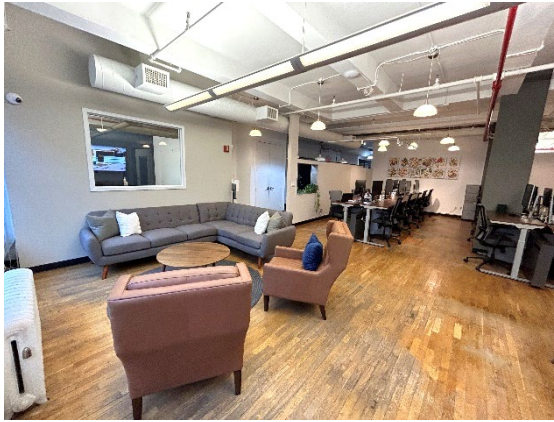


Limited Time: 150% Tenant Broker Commissions

115 EAST 23RD STREET

Fully Built, Furnished, Floors

9th, 10th and 11th – 6,140 SF EACH



EXPOSED 11 ½ FOOT CEILING
PRIVATE BATHROOMS + WET PANTRY
MODERN, ATTENDED LOBBY
2 UPDATED PASSENGER ELEVATORS + FREIGHT
24/7 ACCESS VIA KEY CARD
HIGH-SPEED INTERNET: WIREScore CERTIFIED

ENTIRE FLOORS, DIRECT ELEV. ACCESS
BUILT / FURNISHED MODERN OFFICES
NATURAL LIGHT + HIGH-END FINISHES
NEW TENANT-CONTROLLED AC
DIRECT ELECTRIC METER
HARDWOOD FLOORS

Steps from Madison Square Park, Flatiron and Union Sq.
CONVENIENT SUBWAY ACCESS: 4, 5, 6, F, L, M, N, R, V, W



11th floor



9th floor

WILLIAM BECKER
718.540.9435
bill@fpr.nyc

EXCLUSIVE AGENTS:

DAVID DYNAK
718.540.9436
david@fpr.nyc

Full Commissions Paid

Information contained herein is from sources deemed reliable but is subject to errors, omissions, change of price or term, and withdrawal without prior notice at any time.