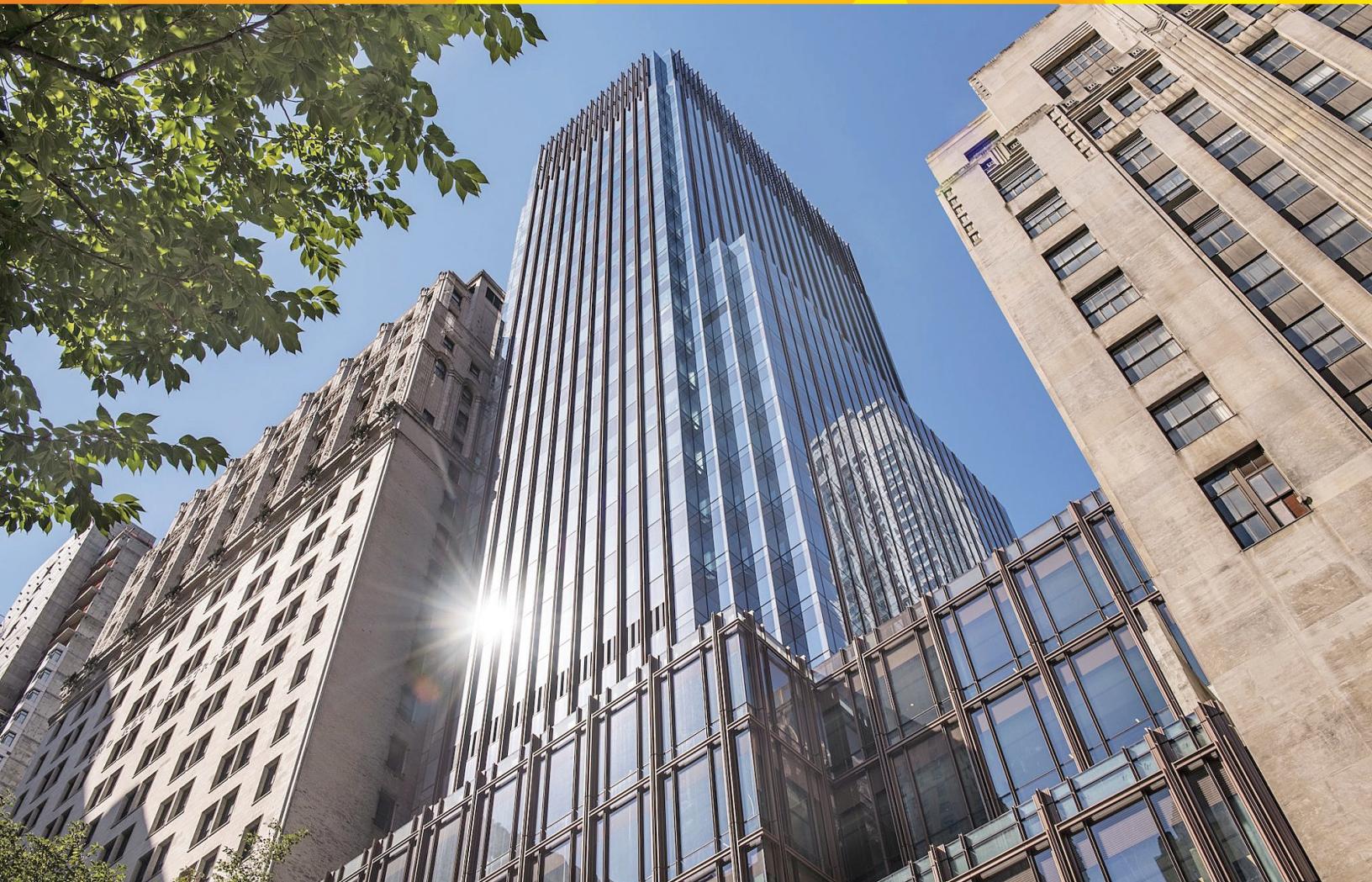




Trinity Commons Class A Office – Plug & Play Sublease

FOR SUBLEASE

107 Greenwich Street, New York, NY, 10006



SPACE PROFILE

12,267 SF
17th floor

5/30/2036
Term

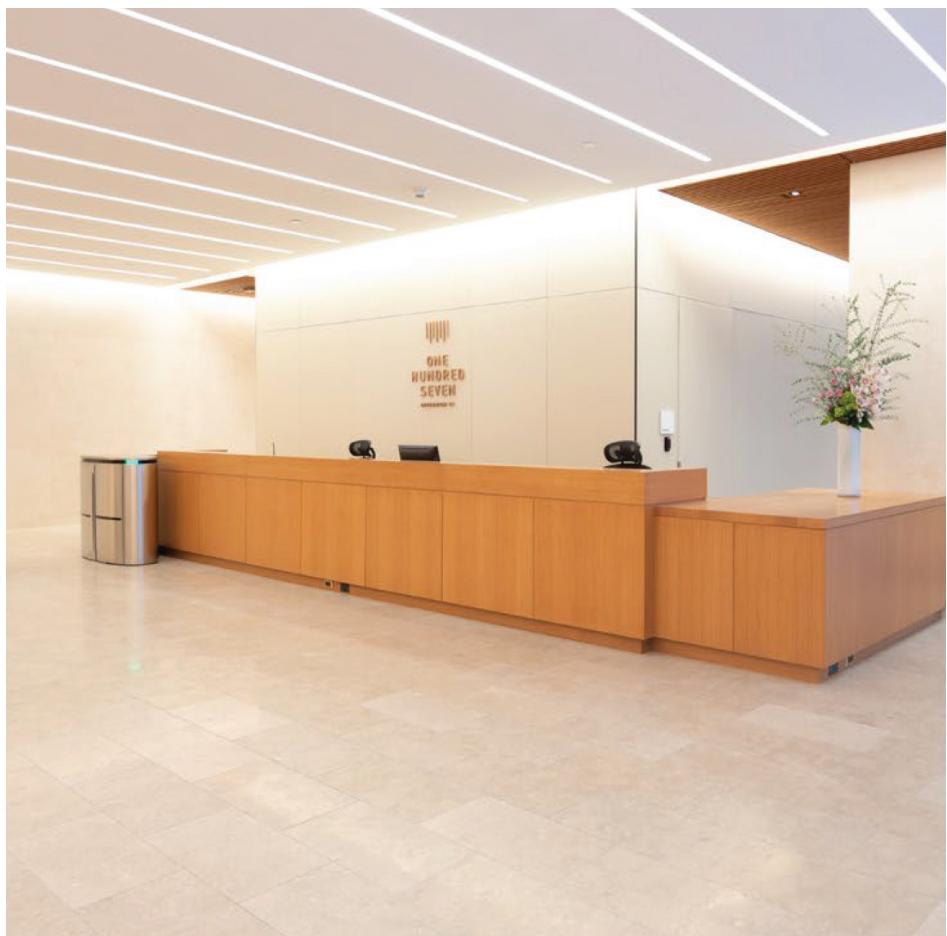
Negotiable
Rental rate

1/1/2027
Availability



KEY HIGHLIGHTS

- 12,267 RSF full-floor opportunity
- Long-term sublease through 5/30/36
- Brand new construction (built in 2019)
- High-end spec buildout with modern finishes and natural light
- Access to a dedicated amenity floor with lounge area, conference/collaboration rooms, kitchen/bar, and indoor basketball court
- 2,000 SF outdoor terrace (furnished & landscaped) overlooking the World Trade Center / Downtown NYC
- Institutional ownership; professionally managed



AMENITY SPACE



AMENITY SPACE



AMENITY SPACE



AMENITY SPACE



AMENITY FLOOR PLAN





 Subway Lines

 Bus Stops

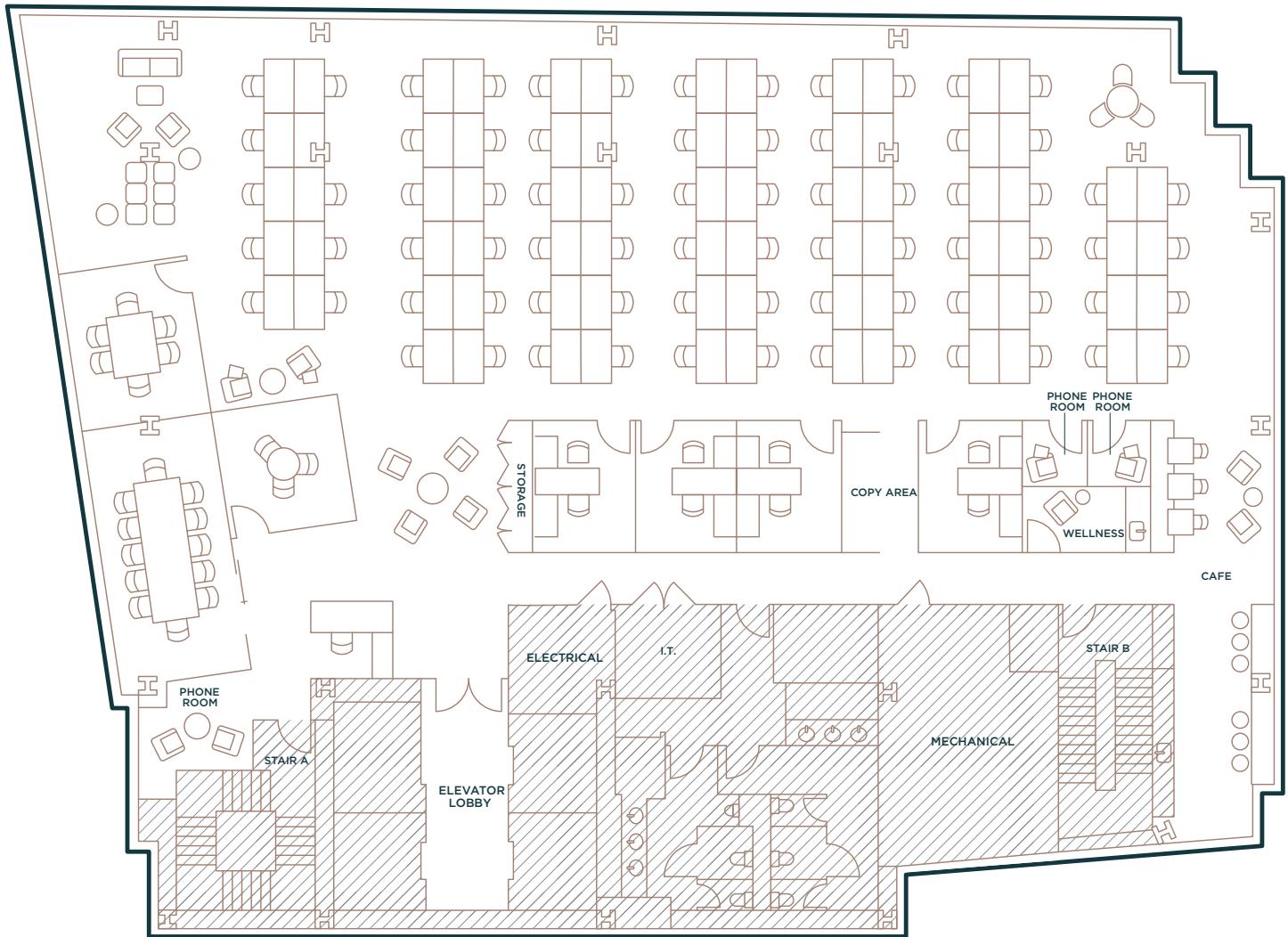
 Bike / Walking Paths

 Parks

 Ferry Terminals

17TH FLOOR

12,267 SF Total Available



SPACE OVERVIEW

- 75 workstations (benching)
- 4 private offices
- 1 conference room
- 2 meeting rooms
- 3 phone rooms
- 1 café

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