



**Pyramid Brokerage
Company**



FOR SUBLEASE
30 SOUTH PEARL STREET
ALBANY, NY 12207

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ALBANY, NY 12207



PROPERTY DESCRIPTION

Penthouse Space. Long Term sublease. Two conference rooms, 17 private offices. Full kitchen, lunchroom, break room. Rooftop outdoor Mezzanine. Outdoor private patio. Turnkey Space. All FF&E included.

[CLICK TO VIEW PROPERTY VIDEO](#)

PROPERTY HIGHLIGHTS

Address: 30 South Pearl Street
Albany, NY 12207

Locale: Albany Business District

Lease Type Sublease

Total Bldg. SF: 225,860± SF

Available SF: 10,089± SF

Term: Negotiable

Ceiling Height: 9'

Stories: 14

Elevators: 5

Condition: Excellent

Year Built: 1984



CUSHMAN & WAKEFIELD | PYRAMID BROKERAGE COMPANY

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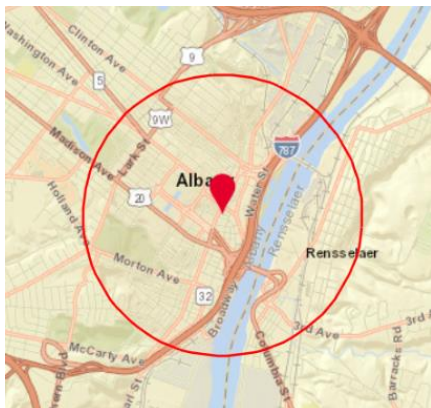
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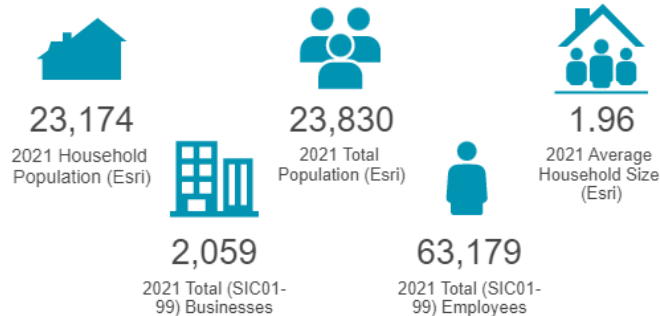
PROPERTY LOCATION MAP



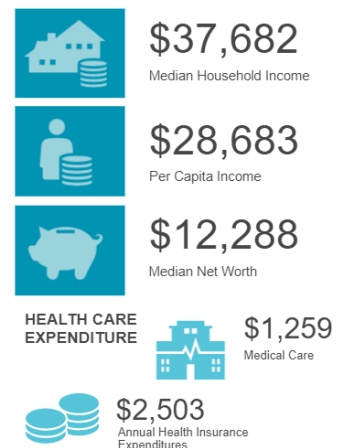
DEMOGRAPHICS (Ring of 1 Mile)



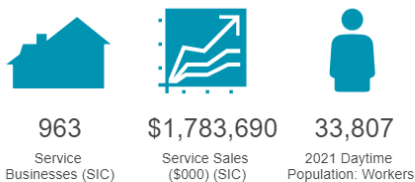
GENERAL DEMOGRAPHICS



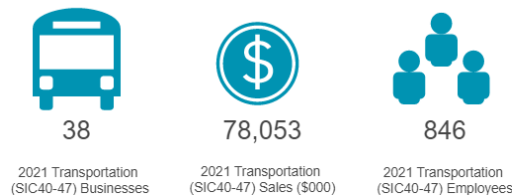
INCOME



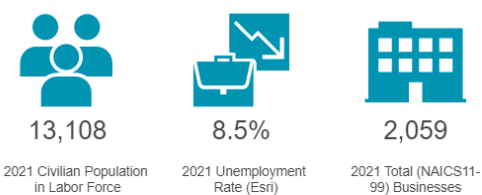
SERVICES SUMMARY



TRANSPORTATION BUSINESS



OCCUPATION



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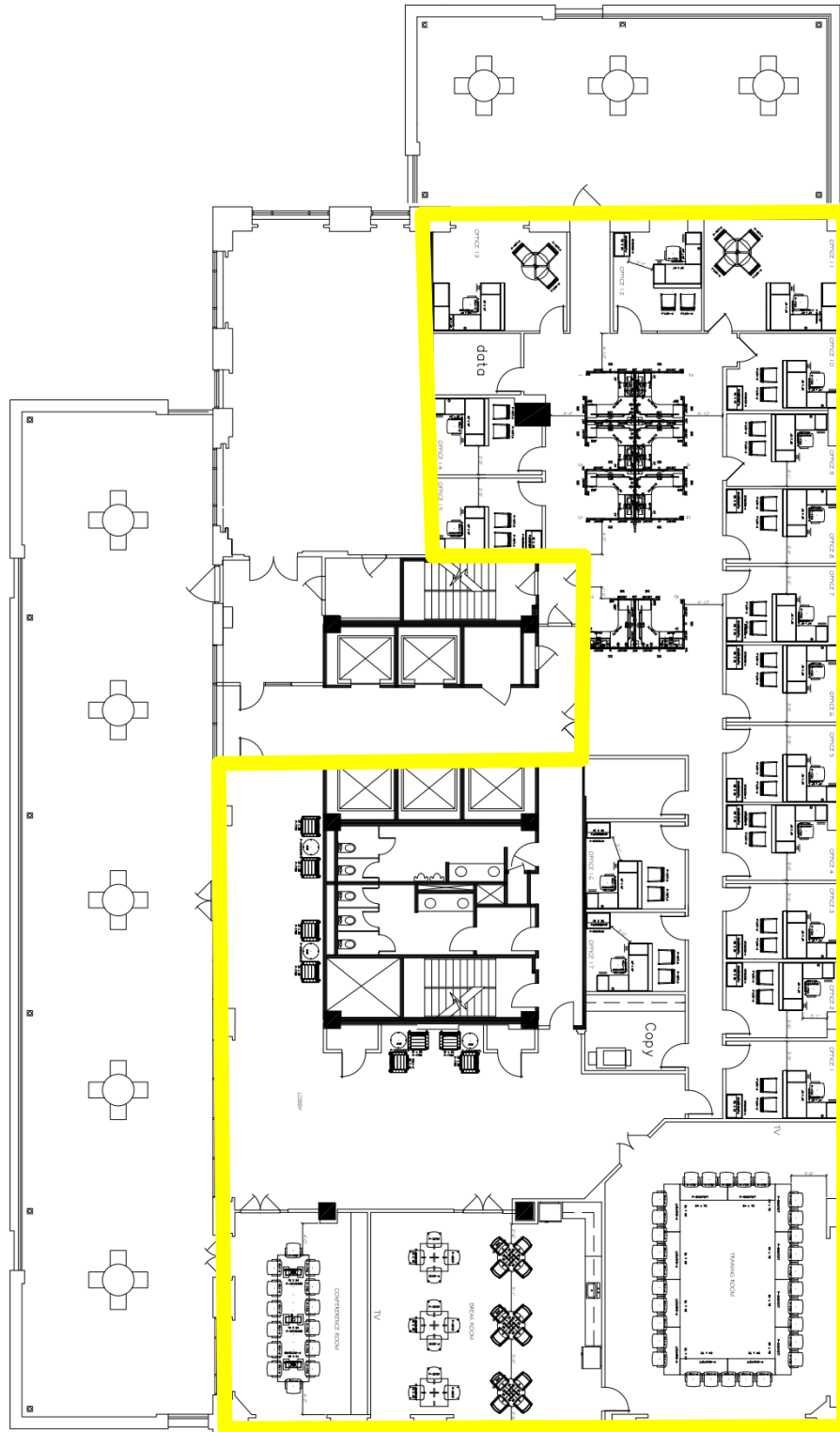
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FLOOR PLAN



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