



# FEDERAL

BOSTON, MA

**NEW LOWER PRICE**  
**— \$38-39/SF! —**



**Boston Realty Advisors** is pleased to present **1,925 - 4,304 SF for lease** at 50 Federal Street. Located in the heart of Boston's Financial District, this 70,000 square foot, 10-story building overlooks the award-winning Post Office Square Park and is only steps away from countless amenities such as retail, dining, public transportation and parking. The property is owned and managed by The Druker Company, Ltd.

## AMENITIES

- Lobby Attendant
- On-site property management/ownership
- Convenient to public transportation, including commuter rail at South Station, and the Red, Green & Orange T Lines at Downtown Crossing
- Steps to several parking garages and area amenities including the Langham and Wyndham Hotels, Equinox health club, Post Office Square Park, CVS, Dunkin Donuts, Starbucks, Pret a Manger and a wide variety of other eateries.

## SPECIFICATIONS

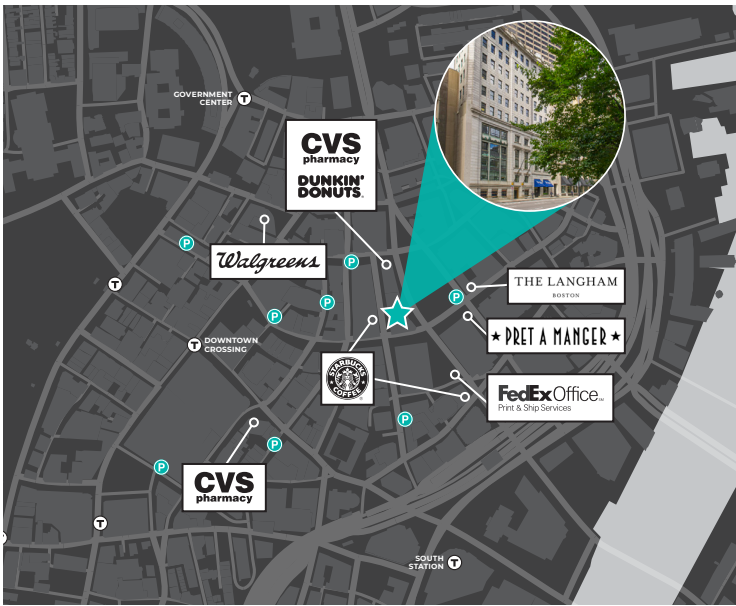
**Building Size** 66,445 SF on 10 Floors

**Available Space** 5,555 SF

<b>2nd Floor:</b>	2,315 SF
	2,461 SF
<b>3rd Floor:</b>	3,094 SF
<b>5th Floor:</b>	1,925 SF
<b>7th Floor:</b>	4,304 SF

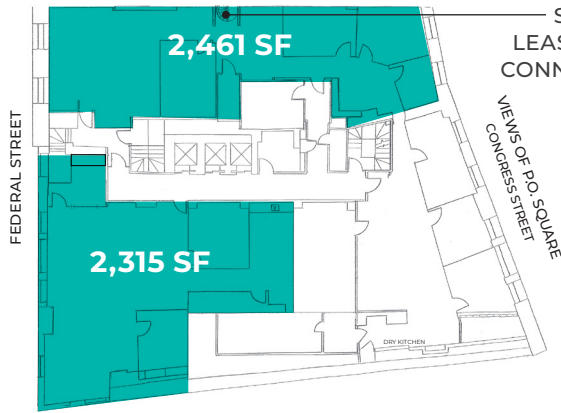
**Lease Term** 3-5 Years

**Lease Rate** \$38-39/SF

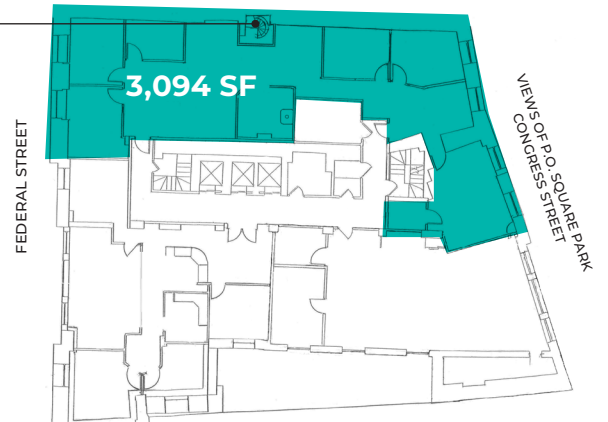


# FLOOR PLANS

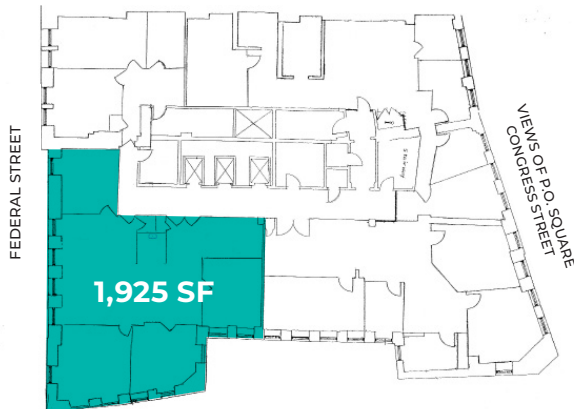
2<sup>ND</sup> FLOOR | 2,315 SF | 2,461 SF



3<sup>RD</sup> FLOOR | 3,094 SF



5<sup>TH</sup> FLOOR | 1,925 SF



7<sup>TH</sup> FLOOR | 4,304 SF

