

PRIME FIFTH AVENUE SUBLET

551 Fifth Avenue (NE Corner of 45th Street)



Attractive Open-Plan Design



As exclusive sublease agents, we invite your cooperation in subleasing the following space:

Size: 5,308 sf – Partial 6th Floor

Rental Rate: Upon request

Term: Through June 29, 2012

Possession: Immediate

Space Features:

- Fifth Avenue exposure
- Move-in condition
- Financially strong sublessor

Building Features:

- New York City Landmark Building
- EnergyStar certified
- Centrally located – close to Grand Central, Times Square, and nearly all subway lines

For more information please contact:

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A commission in accordance with the rates and terms agreed to by our principal and available upon request, will be paid, when received by us from our principal, to the procuring broker who consummates a sale or lease which has been executed by both the Seller/Landlord and Buyer/Tenant and duly consented to by the Owner in the event of sublease or assignment. This writing does not constitute and shall not be construed as binding or an offer until our Brokerage Agreement is executed, and no commission shall be deemed to be due and payable unless and until a sale or lease is fully consummated.

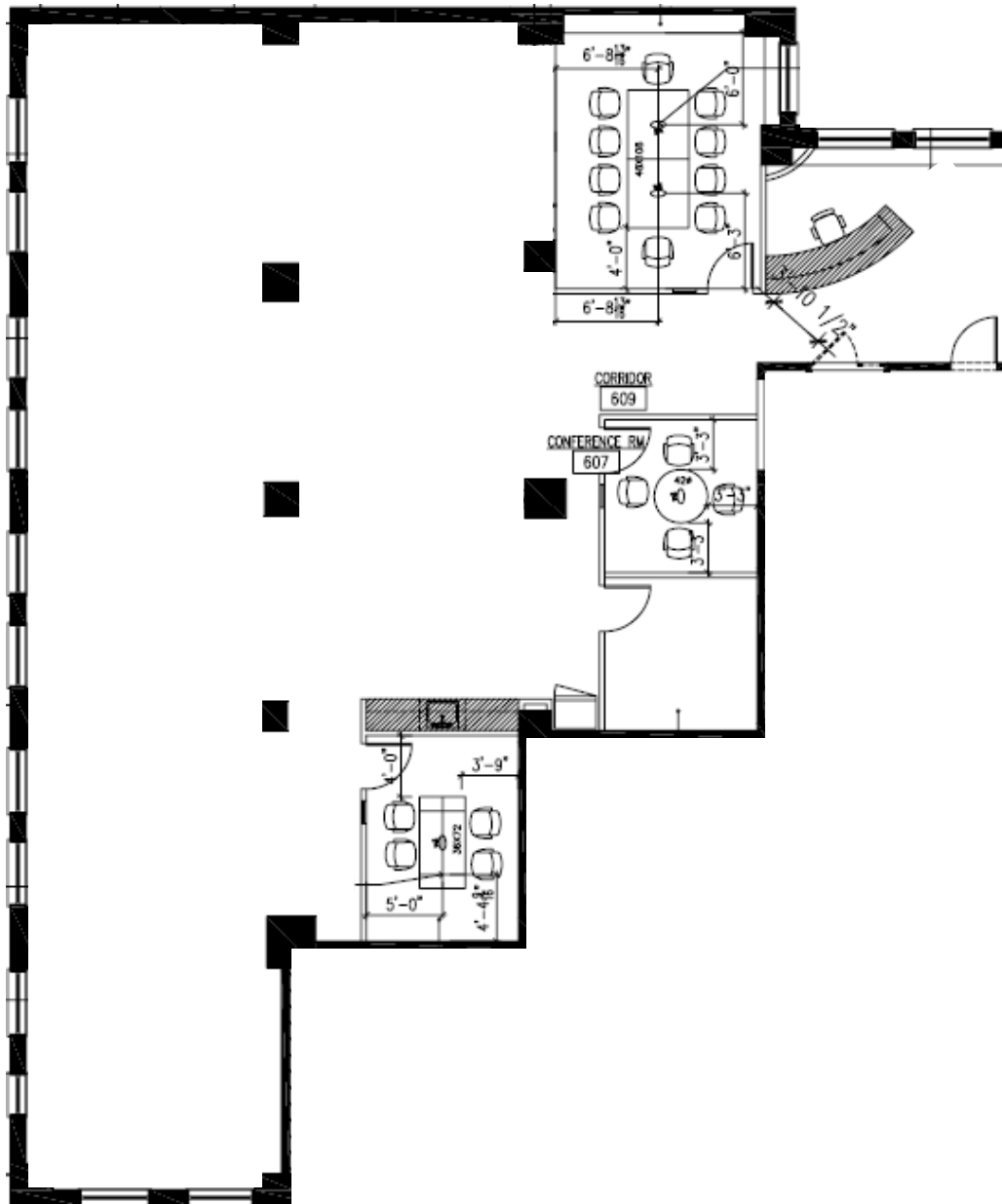


551 Fifth Avenue
New York, NY

Partial 6th Floor



Fifth Avenue



45th Street