

BUILDING SPECIFICATIONS

LOCATION

185 Broadway

YEAR BUILT

2022

ARCHITECT

FXCOLLABORATIVE

BUILDING SIZE

45,263 RSF

BUILDING CONSTRUCTION

Mini-caisson foundation; reinforced concrete structure; cavity wall with CMU backup and brick finish

FLOOR LAYOUT

Side core

FLOOR LOAD

100 LBS./ SF

FLOOR SIZES

Office:
3rd-4th Floor: 9,416 RSF
5th Floor: 9,871 RSF

TYPICAL SLAB HEIGHTS

Floors 3 & 4 - 13'
Floor 5 - 18'

COLUMN SPACING

Virtually column free

ELEVATORS

Two (2)

HVAC SUPPLEMENTAL COOLING

Air conditioning to the 3rd and 4th floors will be supplied by 17.5 ton tenant-controlled, water-cooled DX HVAC units.

Air conditioning to the 5th floor will be supplied by a 25 ton tenant-controlled, water-cooled DX HVAC unit.

Heating will be supplied via a hot water coil within the HVAC units fed from the base building hot water system with supply and return connections on each floor.

ELECTRIC

One 4000 AMP, 208/120 volt electrical services and service switchboards

LIFE/SAFETY

Fully sprinklered; fire alarm systems with general alarm evacuation

SECURITY/ ACCESS

Access control system for lobby and a closed-circuit television (CCTV) system for entrances and common areas.

TELECOM/CABLE

Voice/data horizontal cable pathways - on each floor with pathways back to the main equipment room.

TRANSPORTATION

Subway lines: 2, 3, 4, 5, A, C, J, Z, R, W