




PRE-BUILT OFFICES

Industry City is excited to offer move-in ready offices, with a robust suite of amenities and flexible terms.

 New Availability

BLDG	SUITE	RSF	OCCUPANCY	NOTES	
1	A03	3,859	IMMEDIATE	Built with 5 offices, 1 large conference room and pantry.	FLOORPLAN
2	B14	2,524	IMMEDIATE	Furnished & move-in ready, wired, LEASED conference room, open pantry and open area for 10 workstations.	FLOORPLAN
 2	B21	4,189	IMMEDIATE	Built with 1 large conference room, 2 offices, 2 call rooms and a wet pantry.	FLOORPLAN
3	B31	3,449	IMMEDIATE	1 conference room, 2 offices and LEASED workstations.	FLOORPLAN
4	A16	5,216	IMMEDIATE	Built with 1 large office/conference room with views of NY Harbor, private restrooms and pantry.	FLOORPLAN
6	B28	3,171	IMMEDIATE	Top floor with abundant light with 2 offices and 1 conference room.	FLOORPLAN
6	B35	3,147	IMMEDIATE	Column-free, open layout on the top floor with pantry, high ceilings and natural light throughout.	FLOORPLAN



SAMPLE PRE-BUILT OFFICES

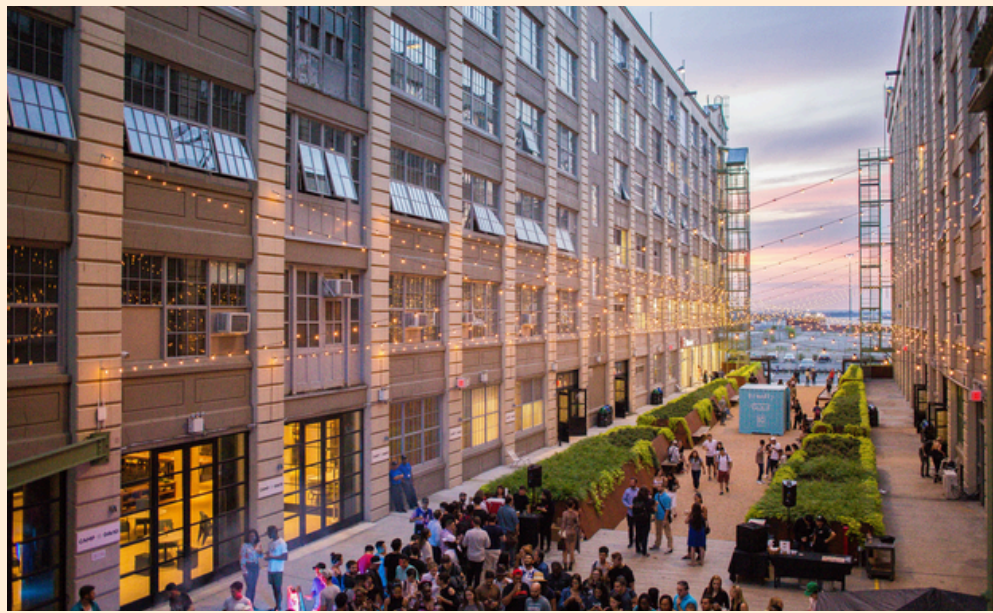


INDUSTRY CITY

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ECONOMIC INCENTIVES

THE VALUE OF MOVING TO BROOKLYN

Establishing your business presence in Brooklyn could unlock a host of financial benefits and incentives, potentially saving your company hundreds of thousands of dollars.

RELOCATION EMPLOYMENT ASSISTANCE PROGRAM (REAP)

REAP benefits companies relocating to Brooklyn from Manhattan (below 96th St), or outside of NYC, by providing up to \$3,000 in tax credits annually for each full-time employee, for up to 12 years.

For example, an eligible business relocating to Industry City with 40 full-time employees would receive a New York City income tax credit equal to \$120,000 (\$3,000 x 40) per year - effectively reducing the annual rent of a 5,000 SF office from \$175,000 to \$55,000.

Industry City will assist your business in securing benefits through the above program.

COMMERCIAL RENT TAX (CRT)

Brooklyn office tenants are exempt from the NYC Commercial Rent Tax.

INDUSTRY CITY

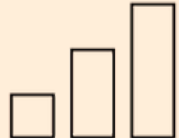
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CAMPUS AMENITIES

*  **30+ ISPS AND DARK FIBER CABLING**

*  **40+ EATERIES AND SHOPS**


*  **BIKE STORAGE + CITIBIKE DOCKS**

*  **CAR + TRUCK PARKING AVAILABLE**

* **TENANT-EXCLUSIVE**

*  **IC APP + TENANT PERKS**

*  **EXECUTIVE LOUNGE + EVENT VENUES**

*  **TENANT-EXCLUSIVE ATHLETIC CLUB**

*  **FIVE ACRES OF OUTDOOR SPACE**

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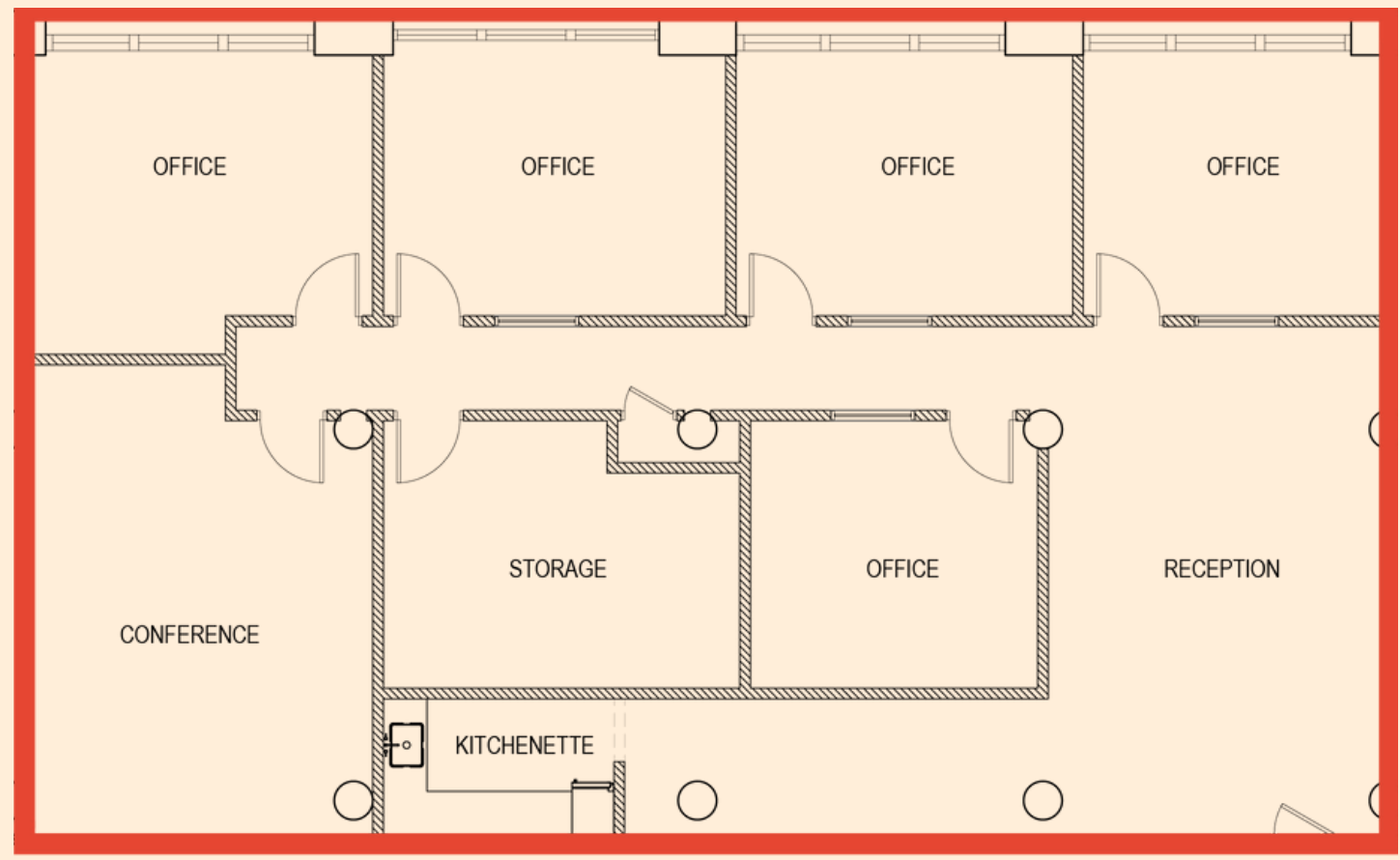
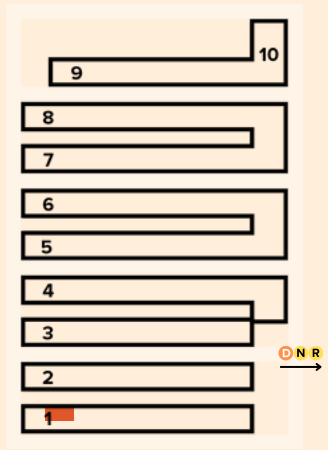
01-03-A03

Built with 5 offices, 1 large conference room and pantry.

SPACE INFO

Building 1
Floor 3
RSF 3,859

CAMPUS KEY



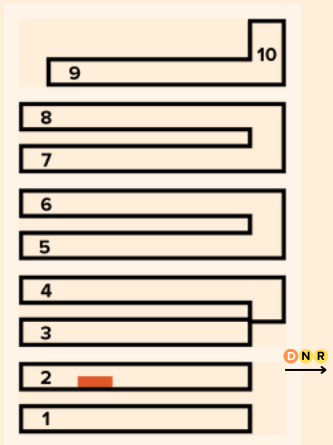
02-03-B14

Furnished & move-in ready, wired, 2 offices, 1 conference room, open pantry and open area for 10 workstations.

SPACE INFO

Building 2
Floor 3
RSF 2,524

CAMPUS KEY

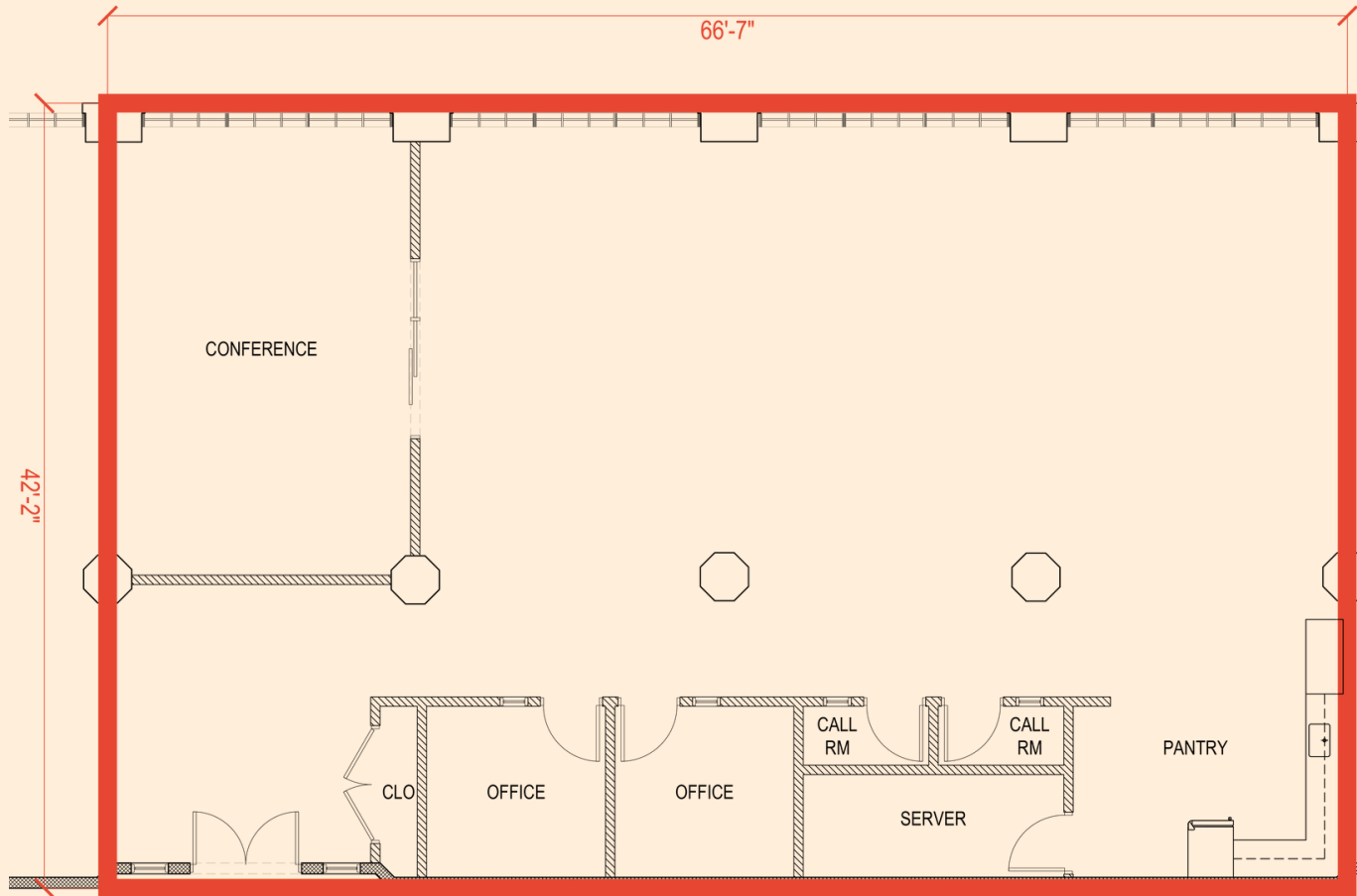
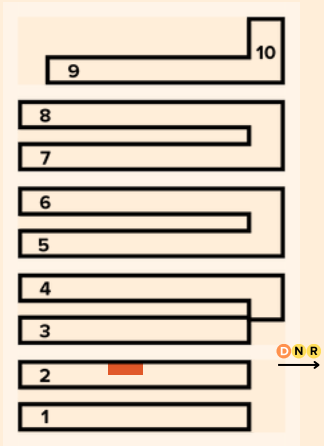


02-03-B21

Built with 1 large conference room, 2 offices, 2 call rooms and a wet pantry.

SPACE INFO

Building 2
Floor 3
RSF 4,189



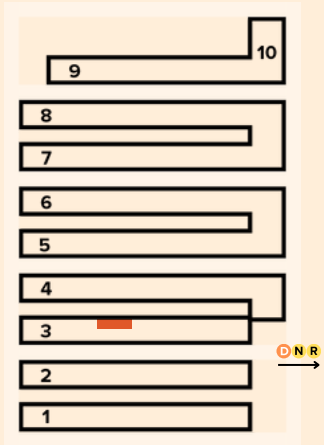
03-04-B31

1 conference room, 2 offices and open area for 20 workstations.

SPACE INFO

Building 3
 Floor 4
 RSF 3,449

CAMPUS KEY



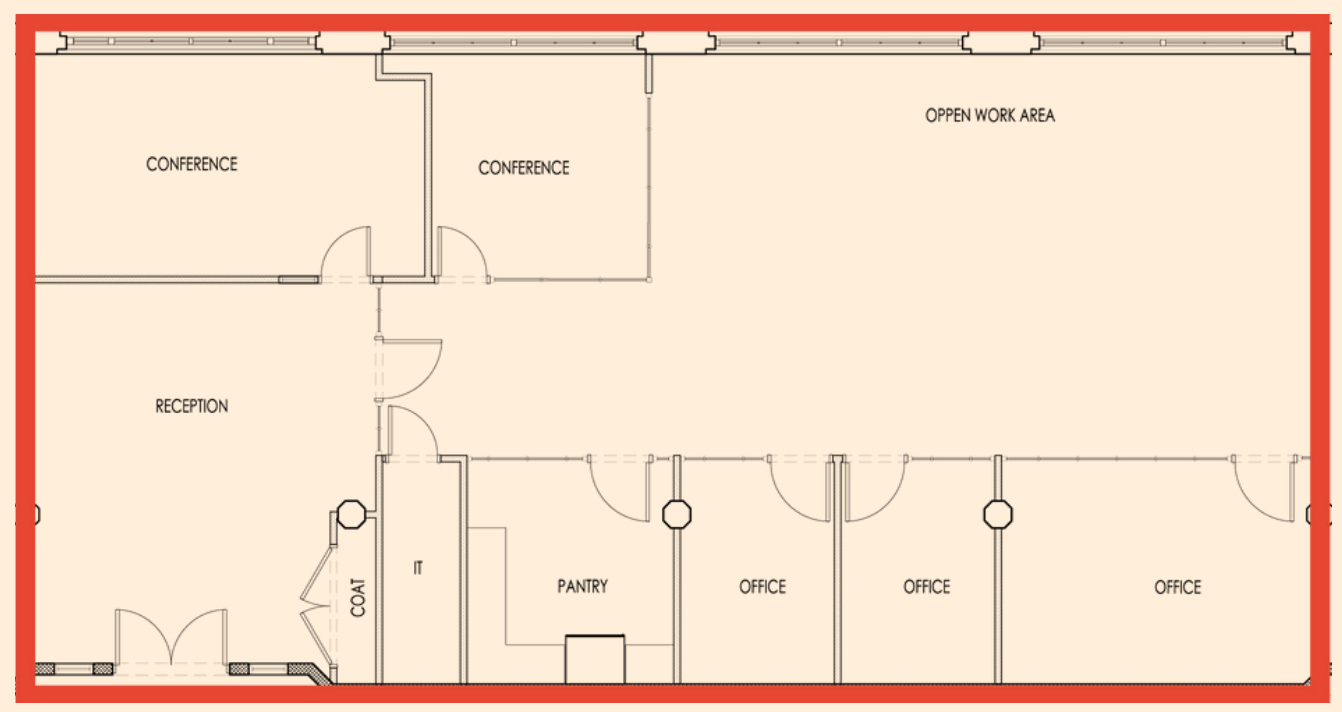
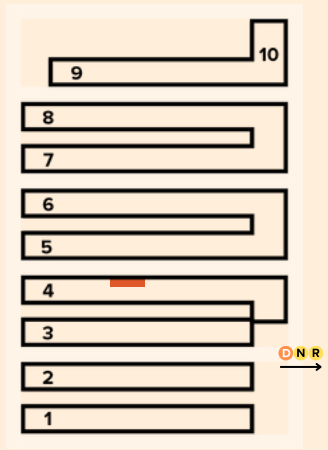
04-05-B17

Built with 2 conference rooms, 2 offices, 1 executive office, pantry, and open area for 12 workstations.

SPACE INFO

Building 4
 Floor 5
 RSF 3,416

CAMPUS KEY



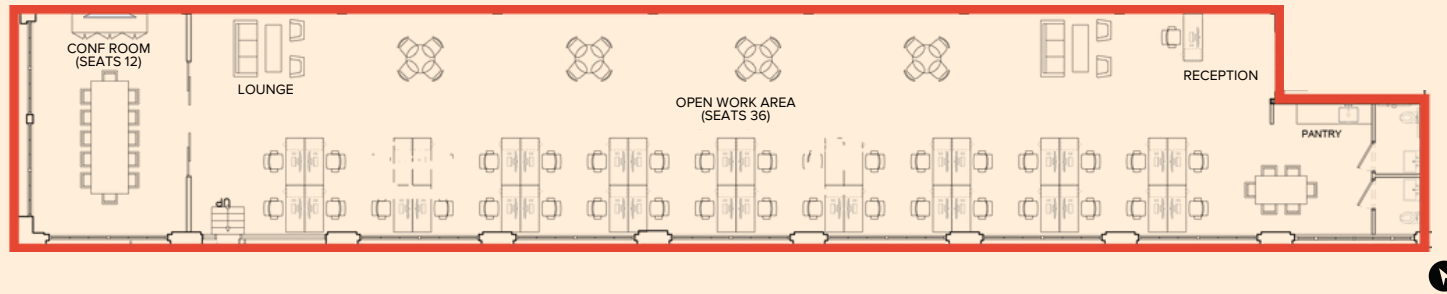
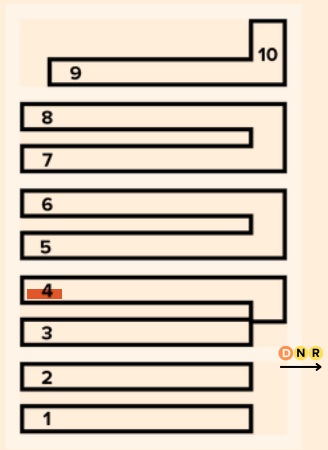
04-06-A16

Built with 1 large office/conference room with views of NY Harbor, private restrooms and pantry.

SPACE INFO

Building 4
 Floor 6
 RSF 5,216

CAMPUS KEY



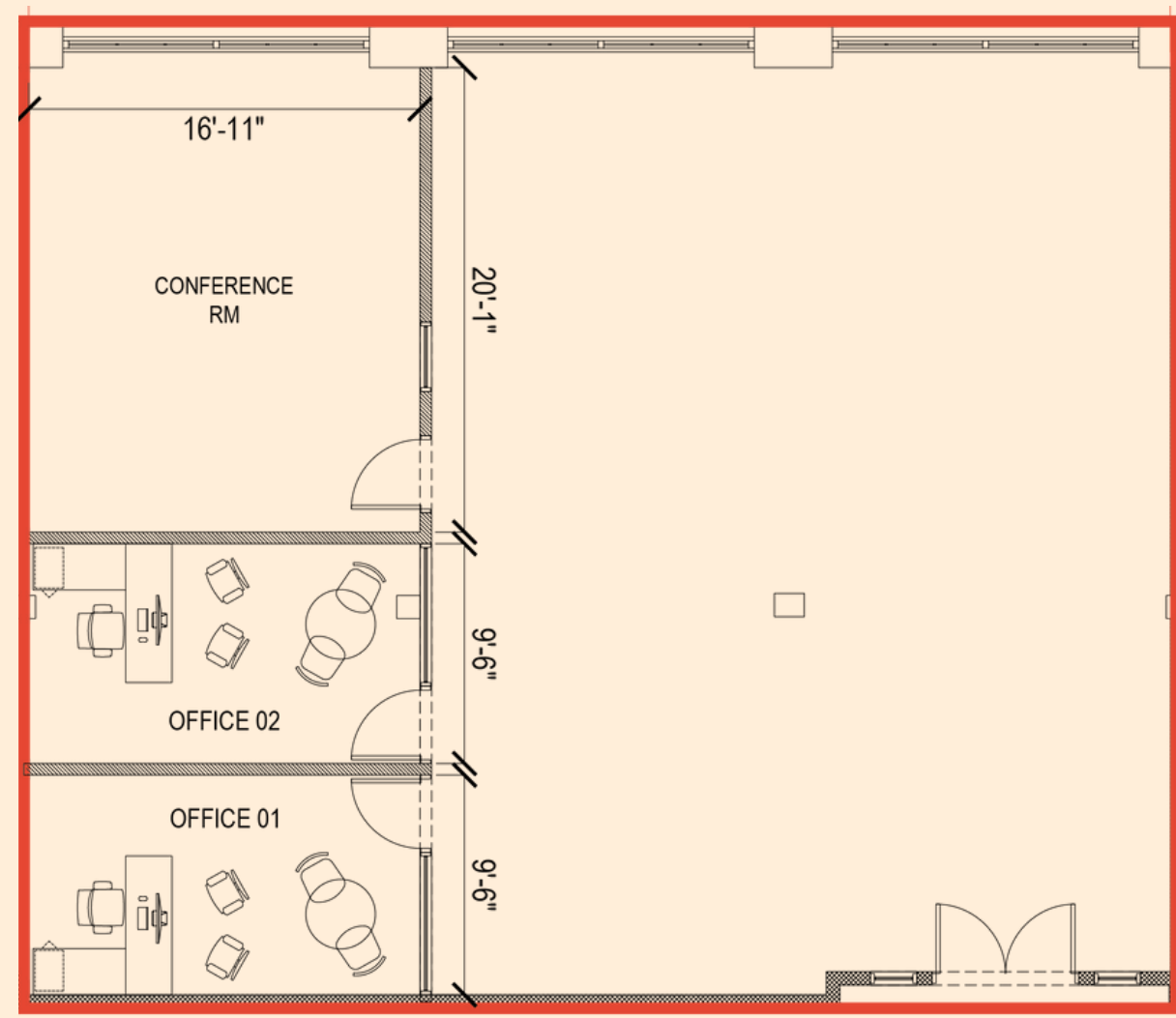
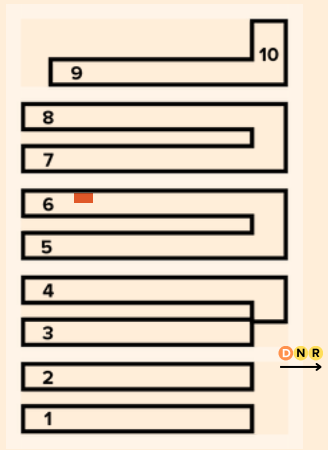
06-06-B28

Top floor with abundant light with 2 offices and 1 conference room.

SPACE INFO

Building	6
Floor	6
RSF	3,171

CAMPUS KEY



06-06-B35

Column-free, open layout on the top floor with pantry, high ceilings and natural light throughout.

SPACE INFO

Building 6
Floor 6
RSF 3,147

CAMPUS KEY

