



Tunis, Ferriello and Gazda of Colliers International arrange 13,058 s/f lease with Creative, Digital Agency

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Colliers International has arranged a long-term, 13,058 s/f lease at 469 Seventh Avenue, with leading digital agency Situation Interactive taking the entire 13th floor.

Founded in 2001, Situation Interactive is a creatively driven, full-service agency using media and technology to tell immersive brand stories, with clients including Disney, Bravo, USA Network, One World Observatory, MLS, and The Guggenheim, among many others. The firm, relocating within the Garment District, is scheduled to move into its new office at the end of the year, pending build-out of the space.

"Situation Interactive is an exciting, digital agency in growth mode who wanted to remain in the Garment District," said Bob Tunis, vice chairman with Colliers International, who along with managing director Eric Ferriello and Director Lenny Gazda represented the tenant in the transaction.

"Their new, full-floor space at 469 Seventh Avenue was the ideal location for their new offices."

"The Garment District, which has become one of the hottest destinations in New York City, continues to attract a wide range of tenants, attracted to the incredible amenities and access to transportation in this thriving 24/7 neighborhood," said Eric Meyer, a Senior Managing Director with Colliers International Tri-State, who along with Vice Chairman Marty Meyer arranged the lease on behalf of the building ownership. "We expect that the building will be fully leased up shortly. We have some exciting new tenants on the way."

The property is owned by Eric and Marty Meyer, and Dan Shavolian, of Foremost Real Estate.

The 267,000 s/f 469 Seventh Avenue is set at the southeast corner of West 36th Street, with convenient access to transportation, including Penn Station and the Port Authority Bus Terminal. Additional tenants in the building include small accounting firms, advertising agencies, and administrative offices and meeting rooms for the New York City Police Department's Manhattan South Traffic Enforcement division.

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