



Rudin inks two new leases at 355 Lexington Ave. - 22,843 s/f

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Manhattan, NY Rudin completed two new leases totaling 22,843 s/f at 355 Lexington Ave., its boutique office tower in Midtown's Grand Central district.

ADCO Electrical Corp., an electrical contractor, finalized a 10-year lease renewal and expansion covering 14,446 s/f across the entire 13th floor. ADCO is relocating from its current 8,500 s/f space on the 17th floor.

In addition, B6 Real Estate Advisors, which specializes in investment sales, capital advisory and special situations for the commercial real estate industry, signed a 5-year lease for an 8,397 s/f pre-built suite located on the 3rd floor. The brokerage and consulting firm has already relocated its headquarters to 355 Lexington.

"We are thrilled to extend our long-term relationship with ADCO and to welcome B6, which was a perfect fit for our successful pre-built office suite program," said Michael Rudin, executive vice president at Rudin. "Companies at 355 Lexington benefit from the boutique environment we have fostered at the building, as well as its unrivaled access to the New York City subway system, MetroNorth and Long Island Rail Road via the MTA's newly-completed Grand Central Madison."

Bill Montana of Savills represented B6. Robert Steinman, senior vice president at Rudin, represented building ownership in both transactions.

Designed by Emery Roth & Sons and built in 1959, the 22-story, 270,000 s/f tower has benefited from multiple upgrades and improvements over the years, earning an Energy Star label for its operating efficiency, as well as WiredScore Gold certification in recognition of its connectivity.

The building also utilizes Nantum OS, the world's most advanced building operating system. Nantum OS is the flagship product of Prescriptive Data, a privately held smart building automation company focused on using artificial intelligence to improve efficiency, decrease carbon emissions and optimize tenant comfort.