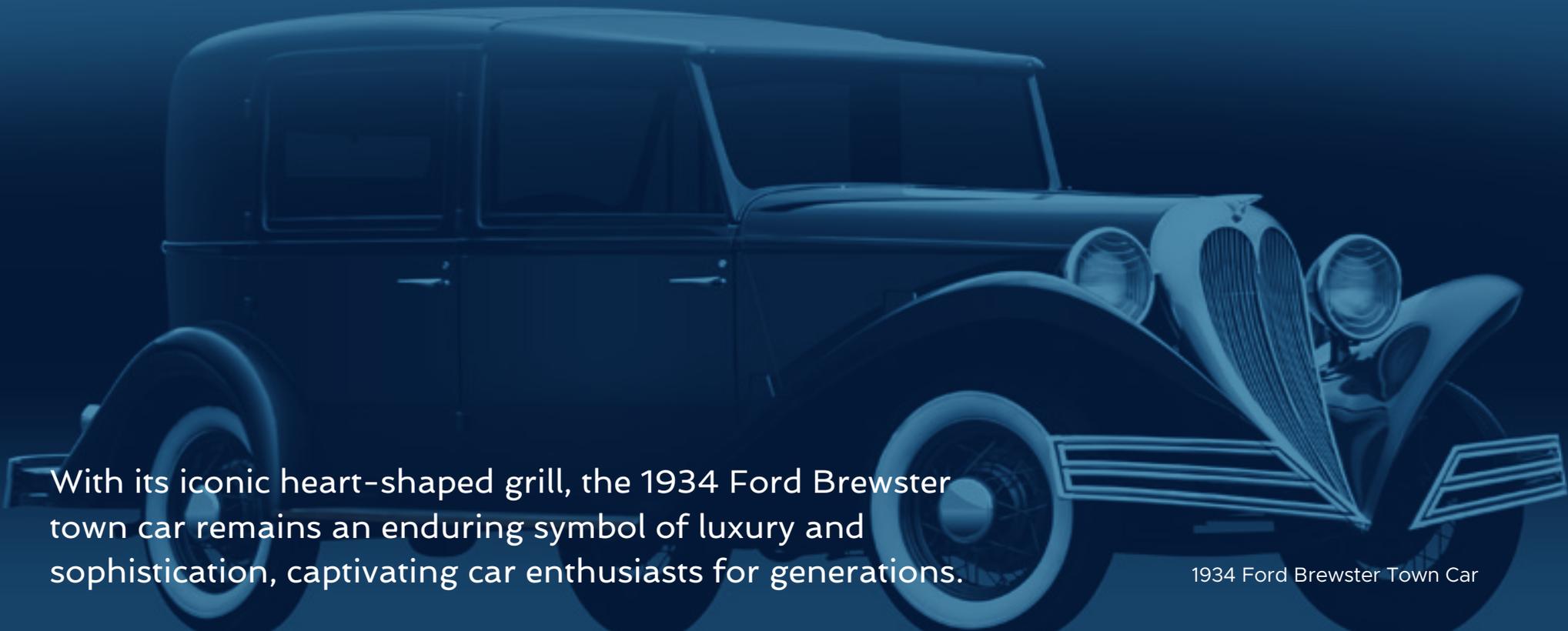




27-01 Queens Plaza North

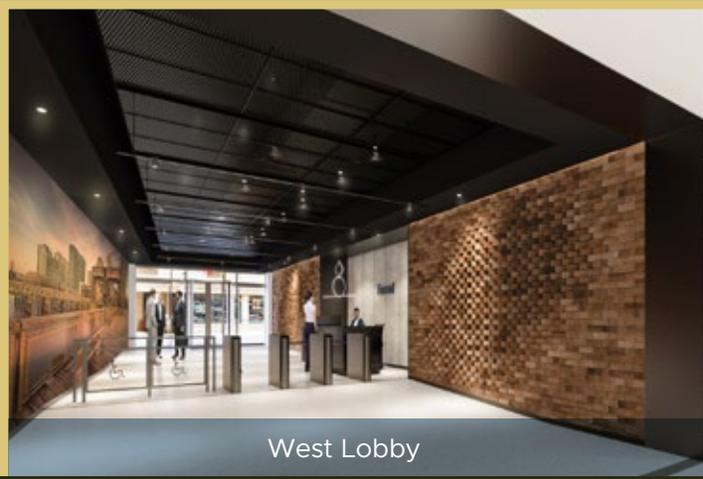


Long Island City



With its iconic heart-shaped grille, the 1934 Ford Brewster town car remains an enduring symbol of luxury and sophistication, captivating car enthusiasts for generations.

1934 Ford Brewster Town Car



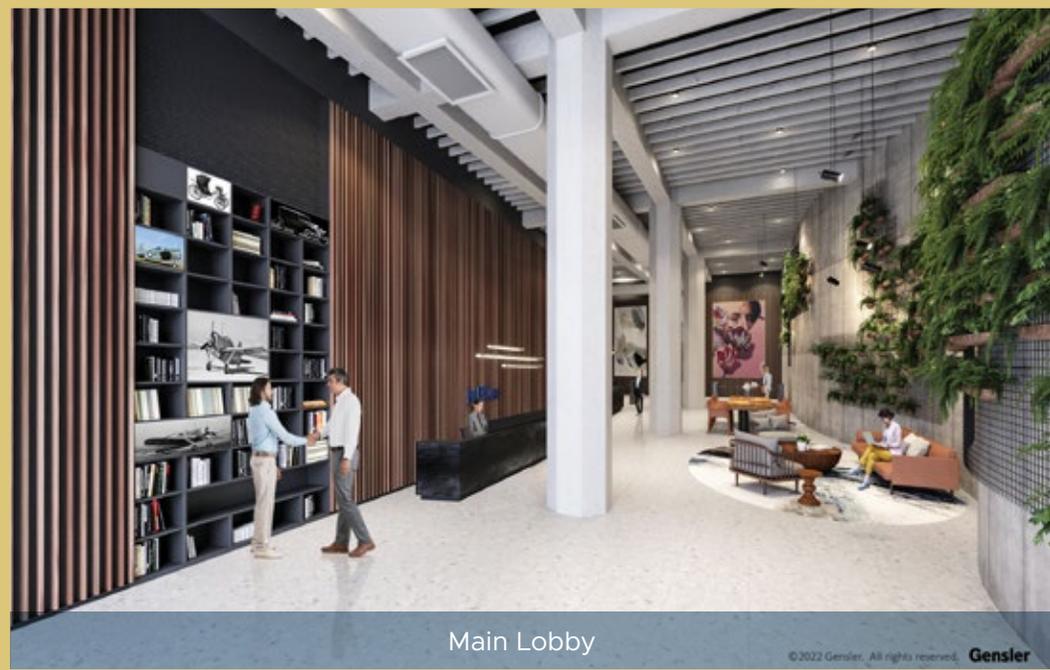
West Lobby



BREWSTER
LIC

Bridging the Past & Future

Brewster LIC delivers an unprecedented Class A workplace experience in Long Island City. Known for its industrial roots and unmatched views, LIC is a thriving epicenter for art, food, technology, and business. Located just over the Queensboro Bridge, Brewster LIC presents an exclusive leasing opportunity with up to 150,000 SF available for lease including a contiguous block of 118,000 SF across floors 8-13, and 32,000 SF available on the 5th floor. The building once served as the production site for horse-drawn Brewster carriages, Rolls Royce automobiles, and WWII fighter planes. Now it is home to companies like JetBlue and Estée Lauder, redesigned and redefined for a new era of business.

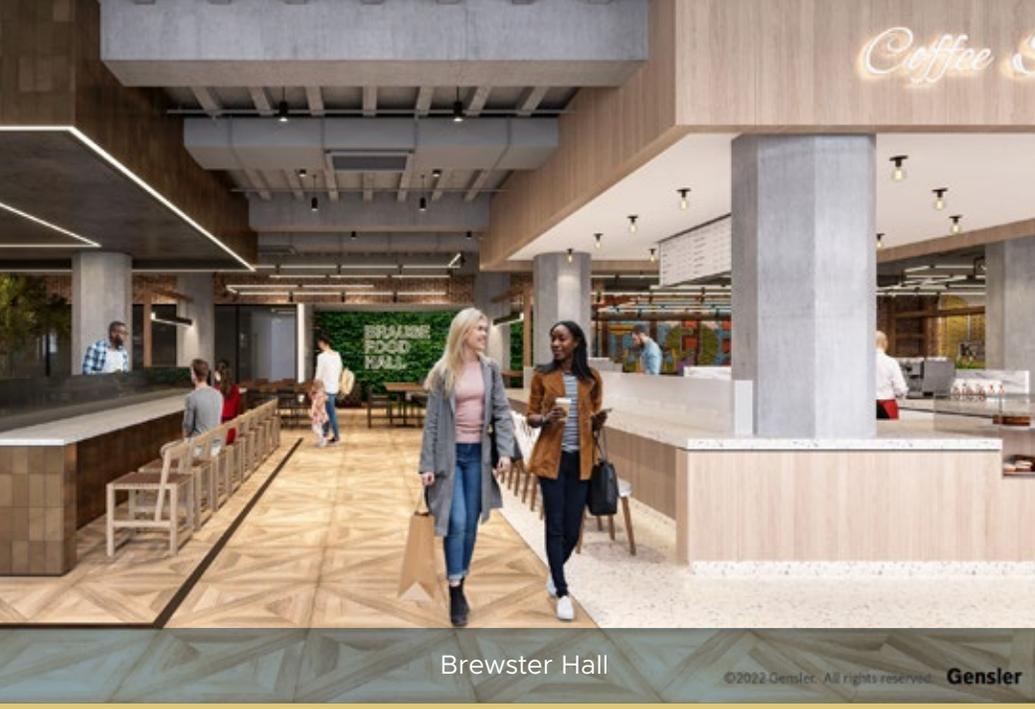


Main Lobby

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BREWSTER
LIC



Brewster Hall

©2022 Gensler. All rights reserved. Gensler

Welcome to a New Era of Business

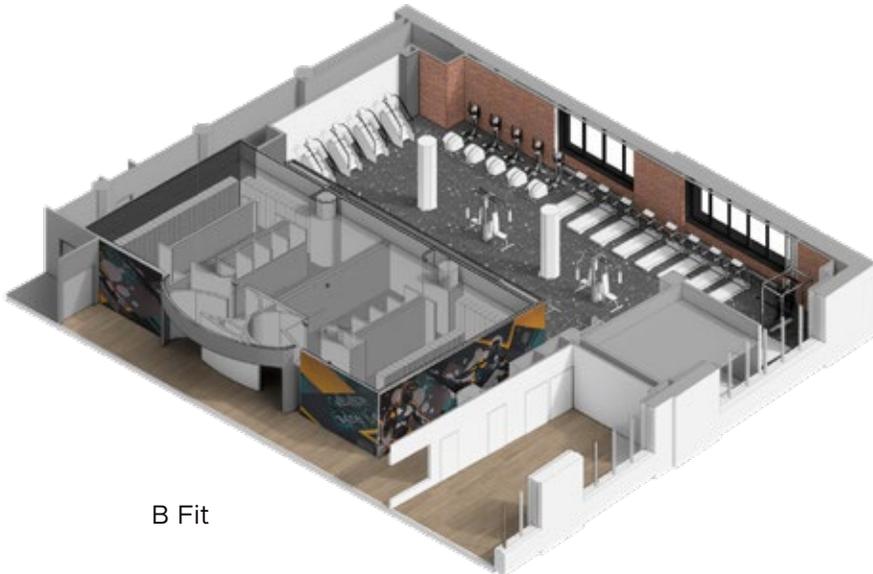
Brewster LIC honors the past while reconceptualizing a workplace for the future. A major capital improvement program slated for completion in Fall of 2024 will equip the Class A office building with:

Brewster Hall

A food hall by Compass will be open to the public, presenting the opportunity to sample diverse authentic cuisine and elevated street food.

B Fit

B Fit, the renovated fitness center will be operated by Health Fitness providing state-of-the-art equipment and boutique-style classes exclusively for tenants. There will also be a brand-new bike room onsite for eco-friendly commuters.

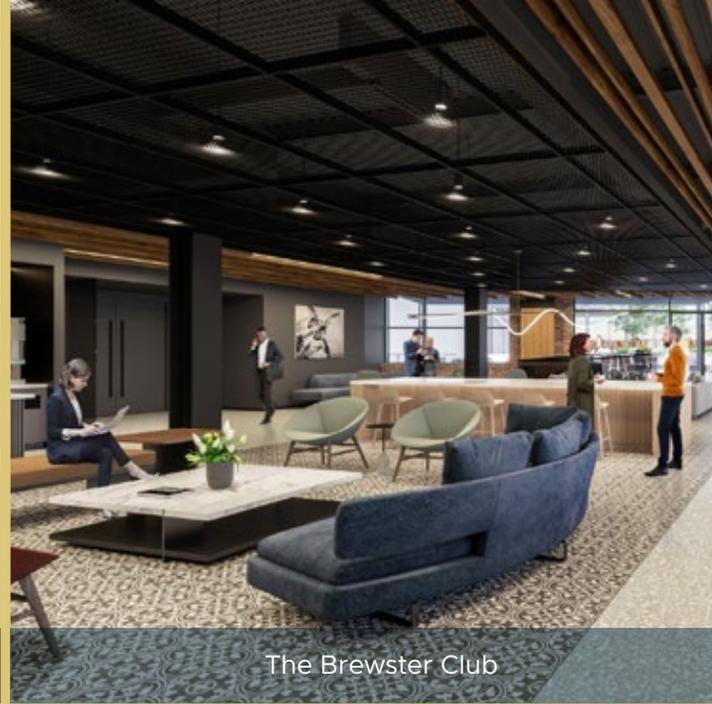


B Fit

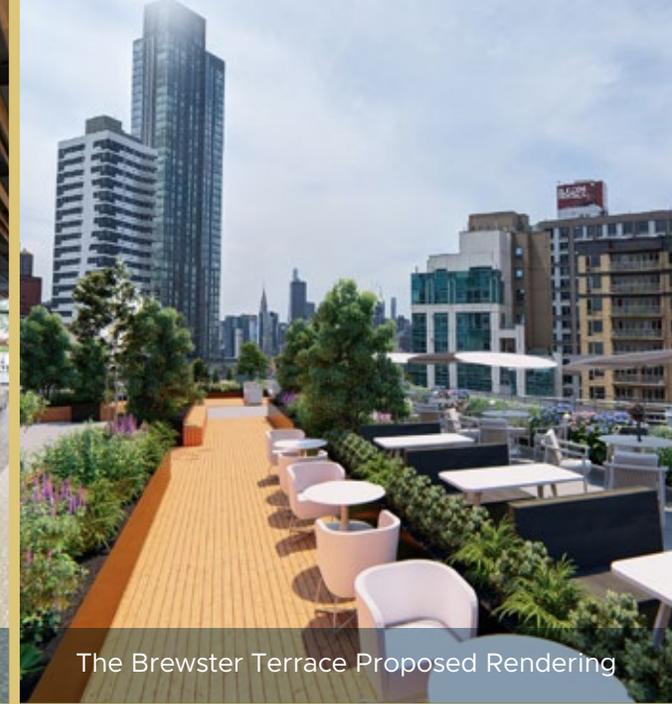




The Conference Wing



The Brewster Club



The Brewster Terrace Proposed Rendering

The Conference Wing

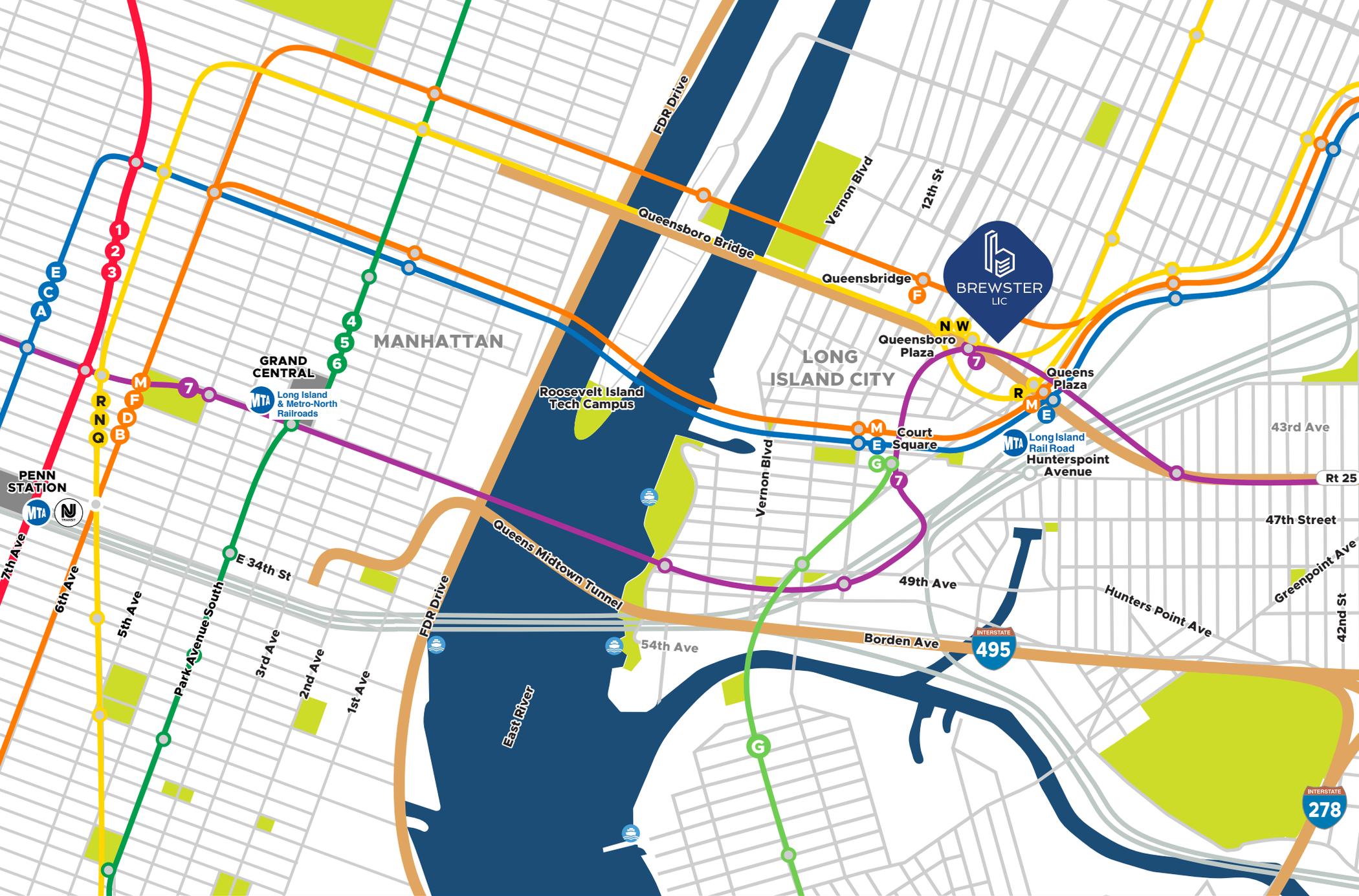
A state-of-the-art conference center complete with multi-purpose rooms, breakout spaces, and a food service counter.

The Brewster Club

The Brewster Club is a 7,500 SF lounge providing a bright and airy atmosphere where tenants can relax, grab a coffee or have a meeting while overlooking the LIC and Manhattan skyline views.

The Brewster Terrace

The Brewster Terrace is a 10,000 SF rooftop, reimagined by integrating elements of greenery, solar panels, outdoor meeting areas, and both open-air and covered lounge seating.





At the Center of Everything



5 MIN TO MANHATTAN
Nearby bike path offers a more scenic route that is both convenient and eco-friendly.



Close proximity to two major airports.
10 MIN TO LAGUARDIA
20 MIN TO JFK



10 MIN TO GRAND CENTRAL **15 MIN TO PENN STATION**
providing direct connections to LIRR, Metro North and NJ Transit.



STEPS AWAY FROM
N R W G E M F 7
with quick connection to all major subway lines.



LIC IS A THRIVING EPICENTER FOR ART, FOOD, TECHNOLOGY, AND BUSINESS.



NEARBY LONG ISLAND EXPRESSWAY provides an easy commute by car.



Availability

floor 13 21,635 RSF

floor 12 21,635 RSF

floor 11 21,635 RSF

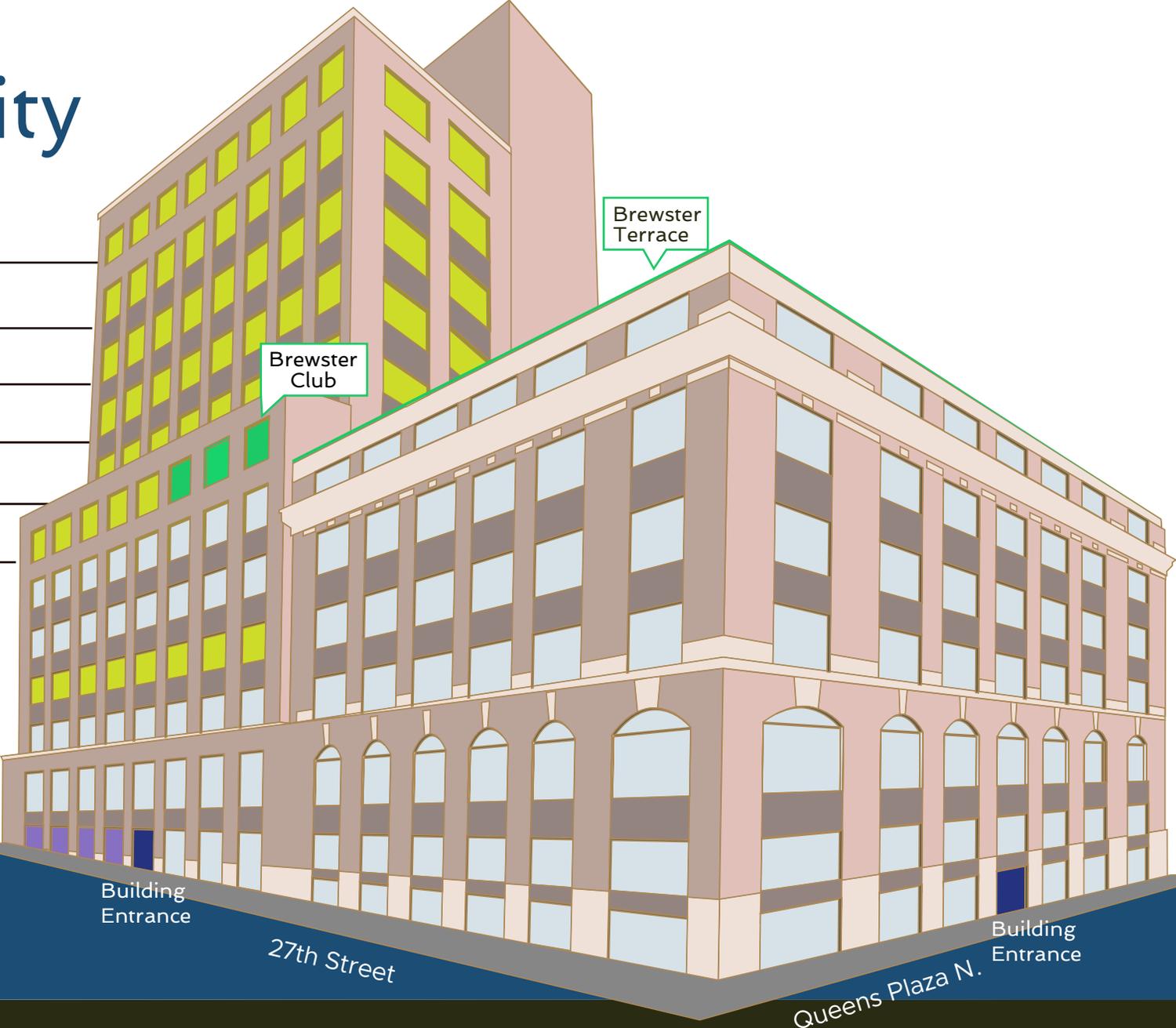
floor 10 21,635 RSF

floor 9 21,635 RSF

floor 8 10,009 RSF

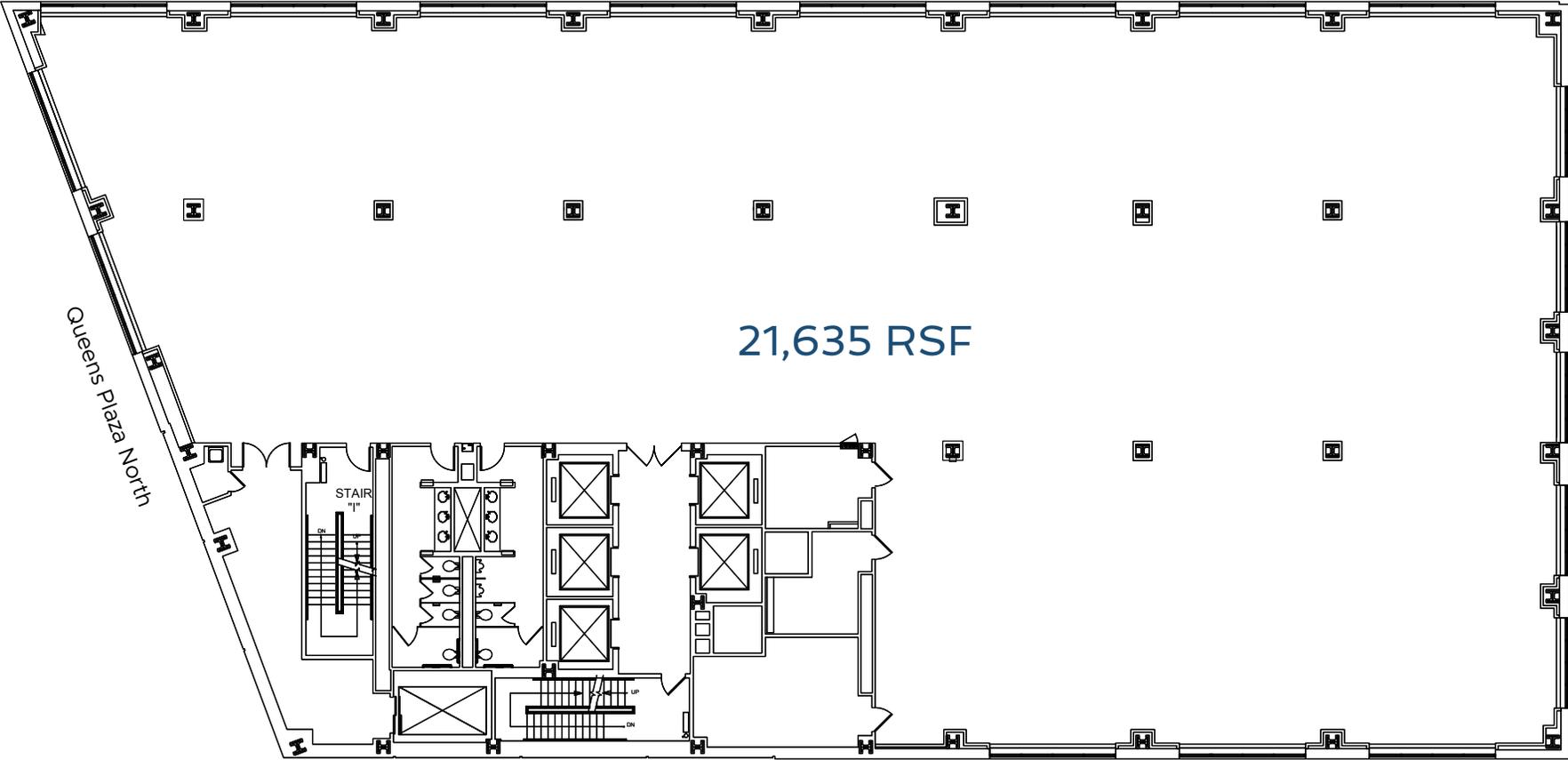
floor 5 32,284 RSF

Total: 150,468 RSF



Typical Floor 9th-13th

27th Street

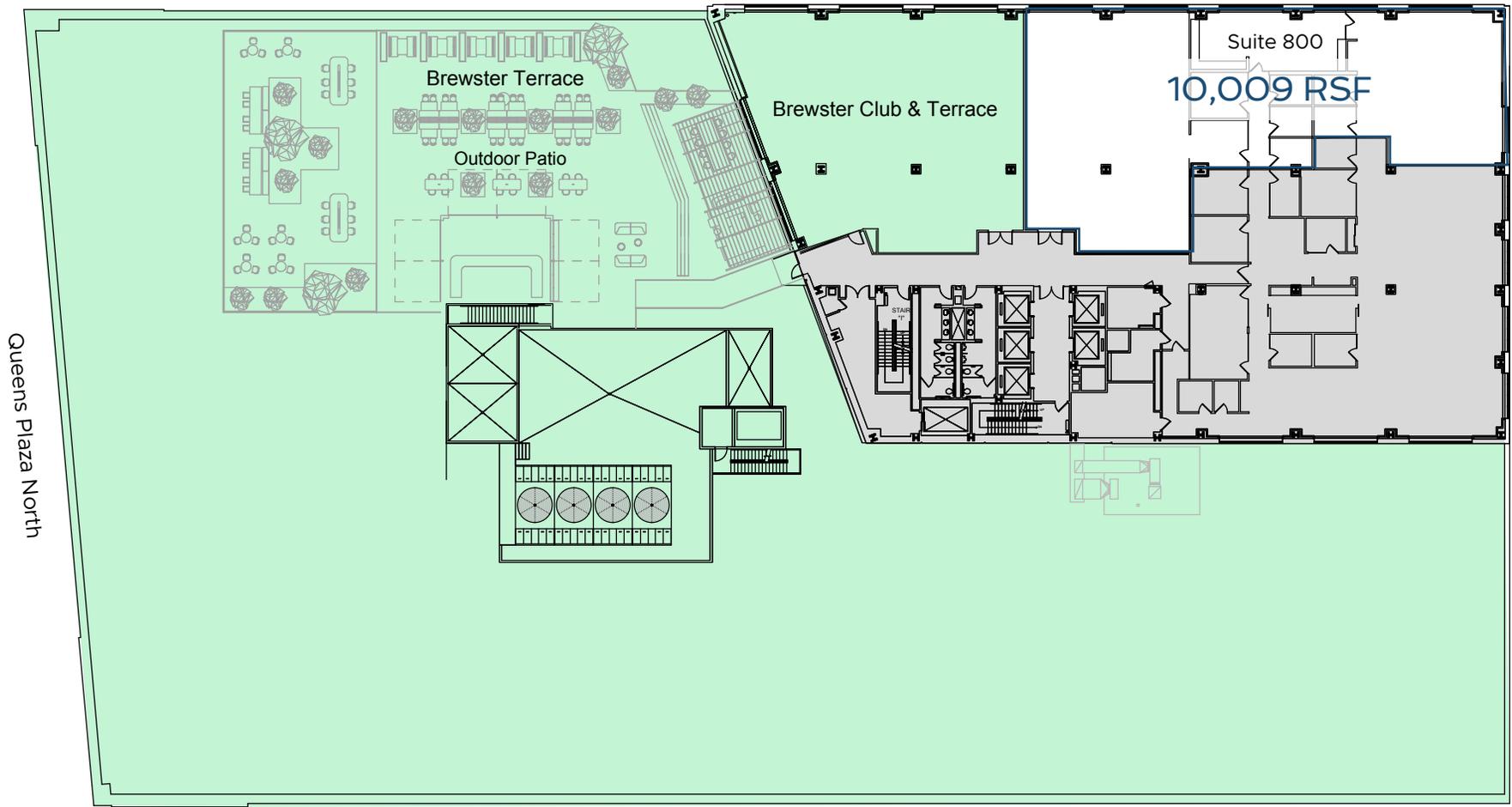


28th Street



8th Floor

27th Street



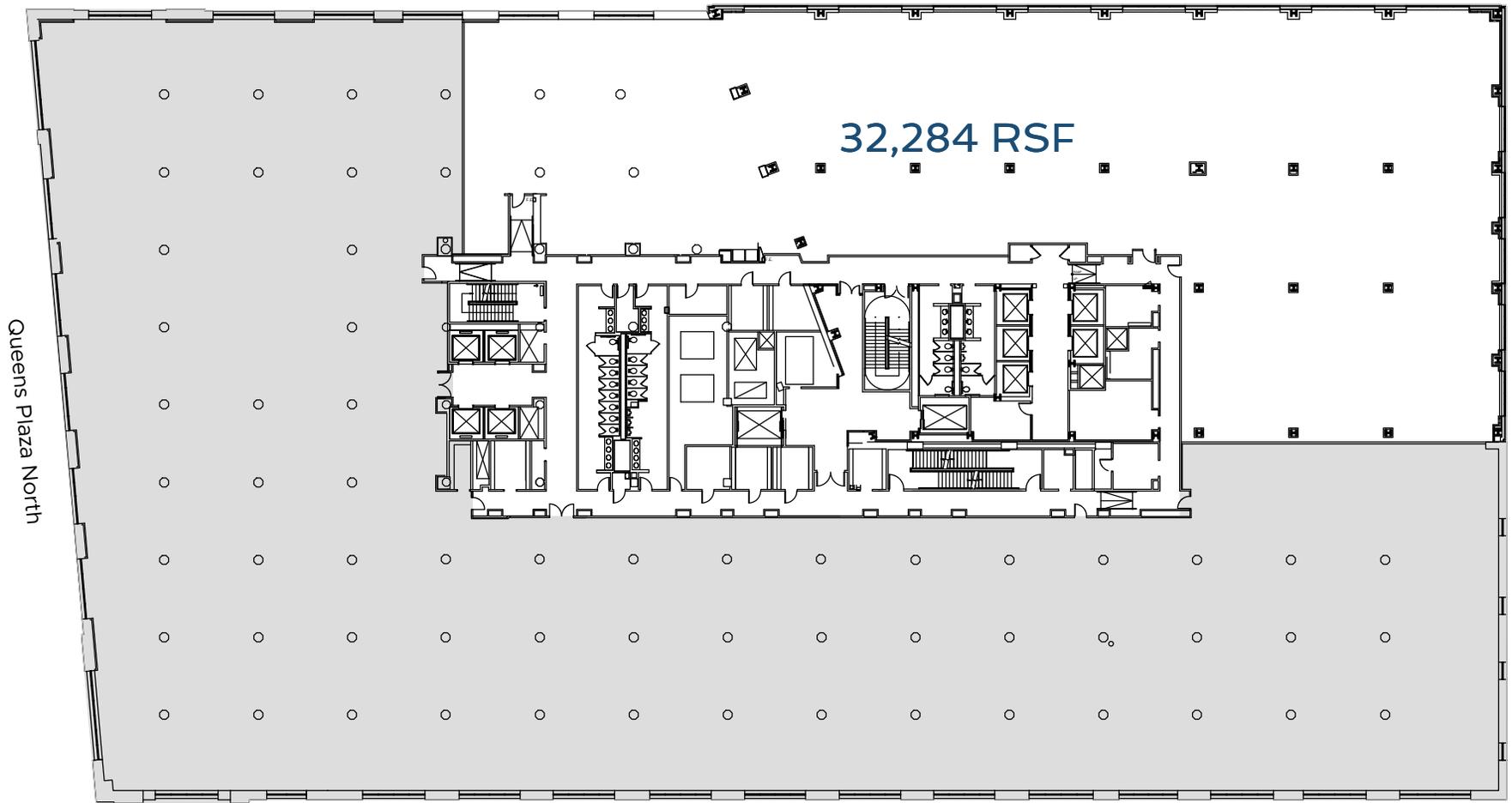
28th Street



BREWSTER
LIC

5th Floor

27th Street



Existing Conditions



BREWSTER
LIC

Contact

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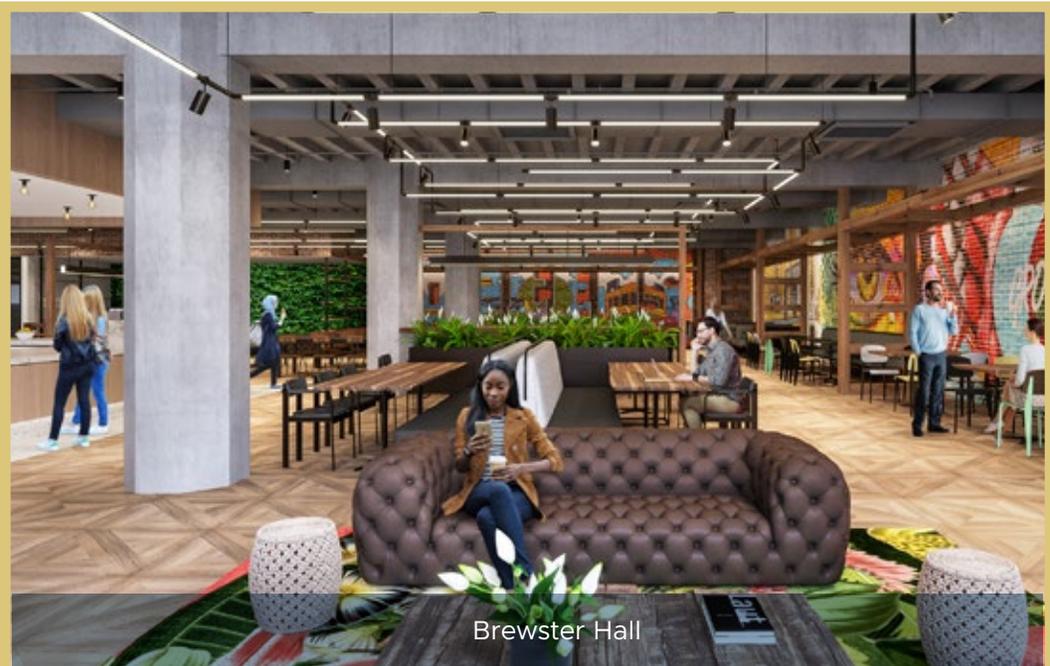
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BrewsterLIC.com



Brewster Hall