

# 52 James Street

Albany, New York

- Entire 5th Floor for Lease– 3141 SF
- 3 private offices, kitchenette, bullpen, glass conference room
- Newly Renovated
- \$12 per SF + utilities & janitorial
- Newly renovated
- Great architectural details
- Awesome Views
- Parking adjacent on Columbia Street Available at a Discount

**TRACY METZGER**  
PRINCIPAL BROKER

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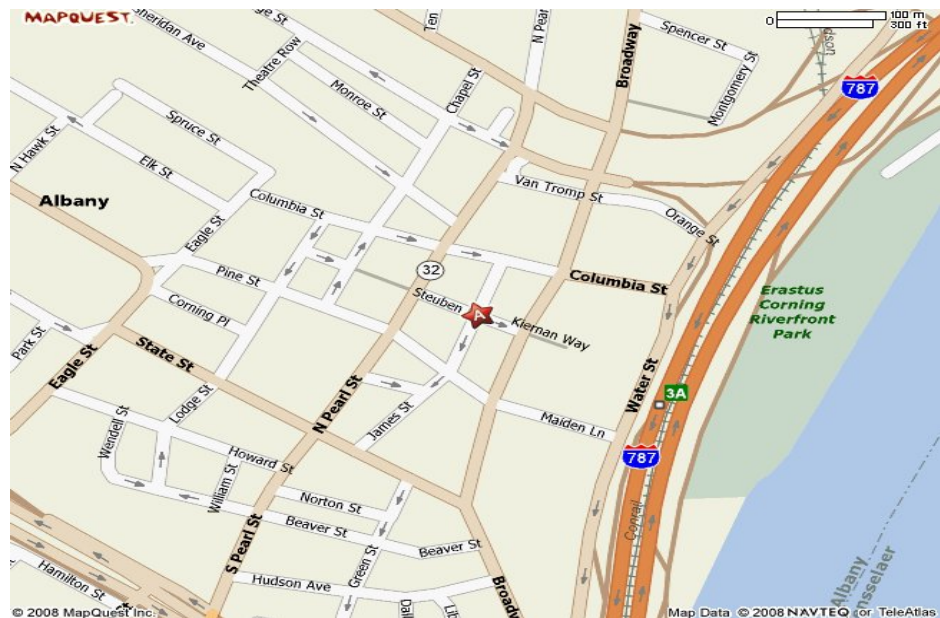
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Open Floor Plan



View From Front



## FOR LEASE

Overlooking Tricentennial Park in Downtown Albany, this 5th floor space with great views is perfect for creative businesses who need inspiring spaces.