



Relocations to Lower Manhattan Q1 2005 - Q4 2025

| | Firms | % | Square Footage Leased | % |
|--|------------|-------------|-----------------------|-------------|
| TAMI | 335 | 34% | 11,457,345 | 31% |
| TAMI, Technology | 146 | 15% | 3,270,115 | 9% |
| TAMI, Advertising | 56 | 6% | 2,080,722 | 6% |
| TAMI, Marketing | 13 | 1% | 433,002 | 1% |
| TAMI, Media | 101 | 10% | 4,879,536 | 13% |
| TAMI, Public Relations | 19 | 2% | 208,331 | 1% |
| Professional Services | 240 | 24% | 4,550,349 | 12% |
| Professional Services, Law | 85 | 9% | 2,124,703 | 6% |
| Professional Services, Management Consulting | 35 | 4% | 593,869 | 2% |
| Professional Services, Design | 51 | 5% | 1,003,712 | 3% |
| Professional Services, Other | 69 | 7% | 786,176 | 2% |
| FIRE | 157 | 16% | 3,826,497 | 10% |
| Government | 12 | 1% | 604,794 | 2% |
| Healthcare | 25 | 3% | 341,701 | 1% |
| Nonprofit | 122 | 12% | 1,953,630 | 5% |
| Education | 29 | 3% | 11,061,561 | 30% |
| Other | 77 | 8% | 2,846,303 | 8% |
| TOTAL | 997 | 100% | 36,642,180 | 100% |

| Relocations to Lower Manhattan by Industry | | | | |
|--|-----------|-------------------|---------------------------|-------------------|
| TAMI | | | | |
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| Scale AI | 79,118 | 2025 | Midtown South | TAMI, Technology |
| Verra Mobility | 57,149 | 2025 | Staten Island | TAMI, Technology |
| Polimorphic | 10,131 | 2025 | Midtown South | TAMI, Technology |
| Cloudflare | 34,382 | 2025 | Midtown | TAMI, Technology |
| Atlantic Pictures | 66,012 | 2025 | Midtown | TAMI, Media |
| Imprint Technologies | 13,020 | 2025 | Midtown | TAMI, Technology |
| OneTrust | 18,688 | 2025 | Midtown | TAMI, Technology |
| Cowan, DeBaets, Abrahams & Sheppard LLP | 9,332 | 2024 | Midtown East | TAMI, Media |
| DriveWealth | 29,269 | 2024 | Jersey City, NJ | TAMI, Technology |
| Ekimetrics | 24,367 | 2024 | Midtown South | TAMI, Technology |
| Rippling | 68,680 | 2023 | Midtown East | TAMI, Technology |
| Tower Research Capital | 121,903 | 2023 | Midtown South | TAMI, Technology |
| Worldwide Tech Services | 5,467 | 2023 | Midtown South | TAMI, Technology |
| Sino Television | N/A | 2011 | Midtown South | TAMI, Media |
| Condé Nast | 1,133,000 | 2011 | Midtown | TAMI, Media |
| Meredith Corporation (new owner of Time Inc.) | 727,529 | 2014 | Midtown | TAMI, Media |
| GroupM | 688,893 | 2013 | Midtown | TAMI, Advertising |
| Spotify | 564,000 | 2017 | Midtown South | TAMI, Technology |
| Uber | 307,970 | 2019 | Midtown | TAMI, Technology |
| Justworks | 270,400 | 2019 | Midtown South | TAMI, Technology |
| Macmillan Publishers | 264,728 | 2017 | Midtown South | TAMI, Media |
| MDC Partners | 199,277 | 2020 | Midtown; Midtown South; B | TAMI, Advertising |
| Omnicom | 183,768 | 2007 | Midtown | TAMI, Advertising |
| HarperCollins Publishers | 180,748 | 2013 | Midtown | TAMI, Media |
| Macmillan Science and Education | 176,121 | 2014 | 3 Other NYC Locations | TAMI, Media |
| The Associated Press | 172,352 | 2015 | Midtown | TAMI, Media |
| Wolters Kluwer E42 | 130,000 | 2018 | Midtown | TAMI, Media |
| Nielsen Media Research | 116,258 | 2012 | Midtown South | TAMI, Marketing |
| Stripe | 114,907 | 2021 | Midtown South | TAMI, Technology |
| Refinitiv | 108,917 | 2019 | Midtown | TAMI, Information |
| Orchard Technologies | 107,443 | 2021 | Midtown South | TAMI, Technology |
| MediaMath | 103,131 | 2014 | Midtown | TAMI, Technology |
| American Media, Inc. | 99,054 | 2011 | Midtown | TAMI, Media |
| New York Daily News | 99,050 | 2010 | Midtown | TAMI, Media |
| American Lawyer Media | 91,818 | 2007 | Midtown | TAMI, Media |
| Droga5 | 91,442 | 2013 | Midtown South | TAMI, Advertising |
| Business Insider | 88,050 | 2017 | Midtown South | TAMI, Media |
| High Five Games | 87,663 | 2014 | Midtown South | TAMI, Media |
| Vox Media | 85,733 | 2015 | Midtown | TAMI, Media |
| Stagwell Group (Including: SKDKnickerbocker, PMX Agency, Code and Theory, and Harris Insights) | 83,955 | 2017 | Midtown South | TAMI, Advertising |
| SNY (SportsNet NY) | 83,546 | 2015 | Midtown | TAMI, Media |
| BounceX | 79,118 | 2018 | Midtown | TAMI, Technology |
| GfK Custom Research | 75,020 | 2013 | Midtown South | TAMI, Marketing |
| DotDash | 68,230 | 2019 | Midtown | TAMI, Media |
| Sandbox Studio | 67,706 | 2015 | Midtown South & Brooklyn | TAMI, Media |
| Engine USA | 64,298 | 2014 | Midtown South | TAMI, Marketing |
| The Knot | 63,822 | 2011 | Midtown | TAMI, Media |
| Momentum Worldwide (IPG) | 58,042 | 2017 | Midtown South | TAMI, Advertising |

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| Broadcast Music Inc. | 58,000 | 2010 | Midtown | TAMI, Media |
| New York Media (i.e. New York Magazine) | 55,470 | 2019 | Midtown South | TAMI, Media |
| The CementBloc | 55,268 | 2014 | Midtown South | TAMI, Advertising |
| Johannes Leonardo | 52,409 | 2020 | Midtown South | TAMI, Advertising |
| Mediaocean | 50,639 | 2019 | Midtown South | TAMI, Technology |
| Rauxa | 50,578 | 2017 | Midtown South | TAMI, Marketing |
| Sapient | 50,000 | 2010 | Midtown | TAMI, Advertising |
| Reddit | 47,463 | 2021 | Midtown South | TAMI, Technology |
| IQVIA (Quintiles/IMS) | 45,927 | 2018 | Midtown | TAMI, Technology |
| Cumulus Media | 45,923 | 2020 | Midtown | TAMI, Media |
| Niche Media | 45,000 | 2008 | Midtown | TAMI, Media |
| Templafy | 44,133 | 2021 | Midtown | TAMI, Technology |
| Stubhub | 44,032 | 2023 | Midtown | TAMI, Technology |
| GroundTruth (formerly xAd) | 43,849 | 2014 | Midtown South | TAMI, Advertising |
| McCall Pattern Company | 43,403 | 2007 | Midtown South | TAMI, Media |
| Index Exchange | 43,000 | 2021 | Midtown South | TAMI, Advertising |
| Virtusa Corporation | 42,705 | 2018 | Midtown | TAMI, Technology |
| Crossborder Solutions | 42,125 | 2012 | Midtown South | TAMI, Technology |
| Abrams Publishing | 41,982 | 2016 | Midtown South | TAMI, Media |
| Rocket Fuel | 41,982 | 2016 | Midtown | TAMI, Marketing |
| Getty Images | 41,982 | 2018 | Midtown | TAMI, Media |
| Namely, Inc. | 41,982 | 2015 | Midtown | TAMI, Technology |
| Code Climate | 41,878 | 2022 | Midtown South | TAMI Technology |
| True Entertainment | 40,000 | 2016 | Midtown South | TAMI, Media |
| Global Hue | 40,000 | 2007 | Midtown | TAMI, Advertising |
| Mansueto Ventures LLC | 40,000 | 2006 | Midtown | TAMI, Media |
| Arnell Group | 39,913 | 2007 | Midtown | TAMI, Advertising |
| NCR Corporation (National Cash Register Corp) | 39,900 | 2007 | Ohio | TAMI, Technology |
| Cambridge University Press | 39,872 | 2015 | Midtown South | TAMI, Media |
| Computer Generated Solutions, Inc. | 39,500 | 2007 | Midtown | TAMI, Technology |
| TMP Worldwide Advertising & Communications LLC | 37,404 | 2010 | Midtown | TAMI, Advertising |
| Carta | 36,099 | 2019 | Midtown South | TAMI, Technology |
| Mic | 36,099 | 2016 | Midtown South | TAMI, Media |
| The WeissComm Group | 35,454 | 2013 | Midtown South | TAMI, Public Relations |
| Daegis | 35,000 | 2009 | Midtown South | TAMI, Technology |
| Epsilon Data Management | 34,792 | 2013 | Midtown South | TAMI, Technology |
| Celonis | 34,775 | 2020 | Midtown | TAMI, Technology |
| Choice Logistics | 34,083 | 2007 | Midtown | TAMI, Technology |
| Cision (PR Newswire) | 33,866 | 2018 | Midtown South | TAMI, Media |
| MultiCultural Radio Broadcasting | 31,000 | 2011 | Soho | TAMI, Media |
| ParadyszMatera | 31,000 | 2004 | Midtown | TAMI, Advertising |
| Refinery 29 | 30,550 | 2012 | Midtown South | TAMI, Media |
| MakerBot Industries | 30,467 | 2023 | Brooklyn | TAMI, Technology |
| Allied Advertising Public Relations | 28,098 | 2016 | Midtown | TAMI, Public Relations |
| Sailthru | 27,320 | 2017 | Midtown South | TAMI, Marketing |
| Radio One | 26,810 | 2016 | Midtown | TAMI, Media |
| Telaria | 26,664 | 2018 | Midtown | TAMI, Technology |
| Progenics Pharmaceuticals | 26,558 | 2016 | Outside NYC | TAMI, Technology |
| Outfront Media | 26,206 | 2018 | Midtown | TAMI, Advertising |
| FUNDtech | 26,206 | 2013 | Jersey City, NJ | TAMI, Technology |
| Jax Media | 26,100 | 2019 | Midtown South | TAMI, Media |
| Resy | 25,678 | 2020 | Midtown South | TAMI, Technology |
| Undertone | 25,550 | 2018 | Midtown | TAMI, Technology |
| Sterling Infosystems | 25,434 | 2012 | Midtown | TAMI, Technology |
| Lippe Taylor | 25,391 | 2020 | Midtown South | TAMI, Public Relations |
| Eko | 24,479 | 2019 | Midtown South | TAMI, Media |
| Framestore | 24,479 | 2018 | Midtown South | TAMI, Technology |
| France Telecom | 23,961 | 2005 | Midtown | TAMI, Technology |
| Align Communications | 23,728 | 2007 | Midtown | TAMI, Technology |
| Travel Ad Network | 23,721 | 2008 | Tribeca | TAMI, Advertising |
| Procore | 23,404 | 2022 | Midtown | TAMI, Technology |
| PhotoShelter | 23,306 | 2019 | Midtown South | TAMI, Media |
| PulsePoint | 23,170 | 2013 | Midtown South | TAMI, Technology |
| Allmenus | 22,500 | 2011 | Midtown South | TAMI, Technology |
| Hello Alfred | 22,327 | 2018 | Maryland | TAMI, Technology |
| Hot Snakes Media | 22,000 | 2013 | Midtown South | TAMI, Media |
| The Deal | 21,500 | 2010 | Midtown | TAMI, Media |
| Gyro | 21,312 | 2014 | Midtown South | TAMI, Advertising |
| LiveIntent | 20,000 | 2013 | Midtown South | TAMI, Technology |
| PR Consulting Group, Inc | 19,645 | 2018 | Midtown South | TAMI, Public Relations |
| ESPN | 19,000 | 2017 | Bristol CT | TAMI, Media |
| ustwo studio Ltd. | 18,900 | 2014 | Midtown South | TAMI, Technology |
| Digital Asset Holdings | 18,688 | 2018 | Midtown South | TAMI, Technology |
| WOR Radio | 18,639 | 2005 | Midtown | TAMI, Media |
| VIBE Media Group | 18,526 | 2008 | Midtown South | TAMI, Media |
| Coverago | 18,375 | 2011 | New Jersey | TAMI, Media |
| Asapp | 18,366 | 2017 | Midtown South | TAMI, Technology |

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| Zeta Interactive | 18,033 | 2012 | Midtown | TAMI, Advertising |
| Oberon Media Inc. | 18,000 | 2008 | Midtown | TAMI, Technology |
| Olapic | 17,895 | 2015 | Midtown South | TAMI, Advertising |
| Cargo Systems | 17,625 | 2019 | Midtown South | TAMI, Advertising |
| Smartly.io | 17,497 | 2022 | Midtown South | TAMI, Technology |
| Empire Media Group | 17,460 | 2021 | Midtown South | TAMI, Media |
| Contently Inc. | 17,339 | 2019 | Midtown South | TAMI, Technology |
| CLO Virtual Fashion | 17,258 | 2022 | Midtown | TAMI, Technology |
| Giant Spoon | 17,024 | 2018 | Midtown South | TAMI, Advertising |
| Asana | 17,000 | 2019 | Midtown South | TAMI, Technology |
| Aaptiv | 16,962 | 2018 | Midtown | TAMI, Technology |
| Fluent, Inc. | 16,889 | 2013 | Midtown | TAMI, Advertising |
| Cogent Communication | 16,564 | 2008 | Washington, D.C. | TAMI, Technology |
| Meero | 16,365 | 2019 | Midtown South | TAMI, Media |
| Ipreeo | 16,000 | 2012 | Midtown | TAMI, Technology |
| FriendFinder Networks, Inc. | 16,000 | 2008 | Midtown | TAMI, Media |
| North South Productions | 15,644 | 2013 | Midtown South | TAMI, Media |
| Harry Fox | 15,353 | 2012 | Midtown South | TAMI, Media |
| Fuse FX | 15,072 | 2020 | Midtown South | TAMI, Media |
| Tata Consultancy Services | 15,000 | 2009 | Midtown | TAMI, Technology |
| PadillaCRT | 14,639 | 2015 | Midtown South | TAMI, Public Relations |
| HEAP | 14,526 | 2020 | Midtown South | TAMI, Technology |
| EWS | 14,120 | 2014 | Midtown South | TAMI, Technology |
| Gallegos United | 14,000 | 2023 | Midtown South | TAMI, Advertising |
| INVNT Group | 13,640 | 2020 | Midtown South | TAMI, Advertising |
| ABT SRBI | 13,607 | 2016 | Midtown South | TAMI, Marketing |
| AccuWeather | 13,341 | 2019 | Midtown | TAMI, Media |
| Paetec Communications | 13,312 | 2006 | Midtown | TAMI, Technology |
| DDCD & Partners, Inc. | 13,100 | 2011 | Midtown | TAMI, Advertising |
| IP Software | 13,100 | 2005 | Midtown South | TAMI, Technology |
| The Levin Group | 13,000 | 2023 | Midtown | TAMI, Technology |
| XenoPsi Media LLC | 12,820 | 2014 | Midtown | TAMI, Technology |
| Tupelo-Honey Raycom | 12,758 | 2014 | Midtown | TAMI, Media |
| Half Yard Productions | 12,730 | 2012 | Midtown South | TAMI, Media |
| Roubini Global Economics | 12,679 | 2013 | Midtown South | TAMI, Marketing |
| SumAll | 12,658 | 2014 | Midtown South | TAMI, Technology |
| Paperless Post | 12,530 | 2013 | Midtown South | TAMI, Technology |
| Zola | 12,500 | 2016 | Midtown South | TAMI, Technology |
| Guardian Media Group | 12,450 | 2019 | Midtown | TAMI, Media |
| Application Security | 12,444 | 2012 | Midtown | TAMI, Technology |
| No Fraud | 12,370 | 2021 | Midtown | TAMI, Technology |
| SS&C | 12,068 | 2011 | Midtown | TAMI, Technology |
| Zeno Group | 12,000 | 2015 | Midtown South | TAMI, Public Relations |
| Little Airplane Productions | 11,901 | 2006 | Tribeca | TAMI, Media |
| Village Voice Media | 11,879 | 2013 | Midtown South | TAMI, Media |
| Joan Creative | 11,734 | 2018 | Midtown South | TAMI, Advertising |
| Library Journal | 11,660 | 2014 | Midtown South | TAMI, Media |
| Unite US | 11,487 | 2019 | Tribeca | TAMI, Technology |
| Digiday | 11,456 | 2018 | Midtown South | TAMI, Media |
| Selligent | 11,323 | 2016 | Midtown South | TAMI, Marketing |
| Imaginary Forces | 11,250 | 2014 | Midtown South | TAMI, Media |
| PowerFlex | 11,163 | 2023 | Midtown | TAMI, Technology |
| Nike Communications | 11,027 | 2006 | Midtown South | TAMI, Public Relations |
| Starry Internet | 10,933 | 2018 | Midtown | TAMI, Technology |
| Holiday House Publishing | 10,817 | 2017 | Midtown | TAMI, Media |
| Cineflix Entertainment | 10,770 | 2017 | Midtown South | TAMI, Media |
| Man Made Music | 10,533 | 2014 | Midtown | TAMI, Media |
| Jesta Digital | 10,500 | 2011 | Midtown | TAMI, Technology |
| Simmons-Boardman Publishing Corporation | 10,499 | 2012 | Midtown South | TAMI, Media |
| News Broadcast Network | 10,408 | 2006 | Midtown South | TAMI, Media |
| Ricochet Public Relations Inc | 10,370 | 2008 | Midtown South | TAMI, Public Relations |
| Jigsaw Productions Inc. | 10,204 | 2019 | Midtown South | TAMI, Media |
| OrderGroove, Inc. | 10,136 | 2013 | Midtown South | TAMI, Technology |
| Mekanism | 10,100 | 2014 | Midtown South | TAMI, Advertising |
| Interactive Direct Marketing | 10,000 | 2006 | Midtown South | TAMI, Advertising |
| Yard | 9,857 | 2014 | Midtown South | TAMI, Advertising |
| Digital First Media | 9,850 | 2012 | Midtown | TAMI, Media |
| Observer Media | 9,807 | 2015 | Midtown | TAMI, Media |
| Barker DZP | 9,800 | 2013 | Midtown South | TAMI, Advertising |
| Trollback+Company | 9,800 | 2020 | Midtown South | TAMI, Media |
| Rock Shrimp, Inc. | 9,639 | 2012 | Midtown South | TAMI, Media |
| Simon Data | 9,623 | 2020 | Midtown South | TAMI, Information |
| Undertone | 9,499 | 2022 | Midtown | TAMI, Advertising |
| I D Public Relations | 9,248 | 2014 | Midtown South | TAMI, Public Relations |
| KDDI America, Inc. | 9,237 | 2019 | Midtown | TAMI, Technology |
| Door3 | 9,200 | 2012 | Midtown South | TAMI, Technology |
| BluePrint NYC | 9,102 | 2019 | Midtown South | TAMI, Advertising |

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| Engine Room Audio | 9,000 | 2008 | Soho | TAMI, Media |
| TriTek Solutions | 8,700 | 2012 | Midtown | TAMI, Technology |
| Perform Group | 8,599 | 2016 | Midtown South | TAMI, Media |
| Symphony Communications Services LLC | 8,590 | 2015 | Midtown | TAMI, Technology |
| Radix Trading | 8,590 | 2022 | Midtown | TAMI, Technology |
| Open Road Integrated Media | 8,563 | 2015 | Midtown South | TAMI, Media |
| Terri & Sandy | 8,233 | 2021 | Midtown South | TAMI, Advertising |
| Bollare | 8,211 | 2016 | Midtown South | TAMI, Public Relations |
| Modern Luxury Media | 8,210 | 2016 | Midtown | TAMI, Media |
| The New Press | 8,149 | 2013 | Midtown South | TAMI, Media |
| Latina Magazine | 8,044 | 2014 | Midtown | TAMI, Media |
| Control Group | 8,000 | 2006 | Tribeca | TAMI, Technology |
| Mobotix | 7,840 | 2013 | Midtown | TAMI, Technology |
| Fractal Analytics | 7,822 | 2018 | Jersey City | TAMI, Technology |
| Sequence LLC | 7,687 | 2016 | Midtown South | TAMI, Marketing |
| Prolifics | 7,620 | 2014 | Midtown | TAMI, Technology |
| Ten Thousand | 7,615 | 2022 | Midtown South | TAMI, Media |
| Resnicow and Associates | 7,603 | 2019 | Midtown | TAMI, Media |
| Ebiquity PLC | 7,564 | 2015 | Midtown South | TAMI, Advertising |
| TargetSpot | 7,530 | 2021 | Midtown | TAMI, Advertising |
| Softomotive US | 7,530 | 2019 | Midtown | TAMI, Technology |
| Endeavor Studios | 7,529 | 2013 | Midtown South | TAMI, Media |
| De Novo Legal | 7,500 | 2007 | Midtown | TAMI, Technology |
| Teletech | 7,349 | 2015 | Outside NYC | TAMI, Advertising |
| Kaleidoscope Consulting | 7,302 | 2015 | Midtown South | TAMI, Public Relations |
| The 88 | 7,240 | 2015 | Midtown South | TAMI, Advertising |
| Gallery Systems, Inc. | 7,225 | 2012 | Midtown | TAMI, Technology |
| JSM Music | 7,176 | 2018 | Midtown South | TAMI, Media |
| New World Records | 7,000 | 2005 | Midtown | TAMI, Media |
| Potion | 6,987 | 2017 | Midtown South | TAMI, Technology |
| Global Risk Advisors | 6,955 | 2016 | Midtown | TAMI, Technology |
| Sun & Moon Marketing Communications, Inc. | 6,877 | 2014 | Midtown | TAMI, Advertising |
| Pixable | 6,836 | 2014 | Midtown South | TAMI, Technology |
| American Reprographics Company | 6,791 | 2012 | Midtown South | TAMI, Technology |
| Gamechanger | 6,716 | 2013 | Midtown South | TAMI, Technology |
| Studio 71 | 6,560 | 2019 | Midtown South | TAMI, Advertising |
| InRythm | 6,451 | 2017 | Midtown | TAMI, Technology |
| Options Information Tech | 6,327 | 2021 | Midtown | TAMI, Information |
| DeSola Group | 6,300 | 2011 | Midtown | TAMI, Advertising |
| OTR Media | 6,300 | 2008 | Midtown South | TAMI, Advertising |
| Elite Brands | 6,243 | 2015 | Midtown | TAMI, Advertising |
| Underscore Marketing | 6,149 | 2014 | Midtown South | TAMI, Advertising |
| Ideal Media | 6,146 | 2005 | Midtown South | TAMI, Advertising |
| AppSense Incorporated | 6,140 | 2010 | Midtown | TAMI, Technology |
| Botify Corporation | 6,110 | 2019 | Midtown South | TAMI, Technology |
| Artspace | 6,100 | 2013 | Midtown South | TAMI, Technology |
| IT Convergence | 6,000 | 2006 | Outside NYC | TAMI, Technology |
| Mobilo | 6,000 | 2022 | Midtown South | TAMI, Technology |
| Carl Fischer Music | 5,930 | 2013 | Midtown South | TAMI, Media |
| Healthify | 5,832 | 2020 | Midtown South | TAMI, Technology |
| WorkFusion | 5,803 | 2016 | Midtown South | TAMI, Technology |
| DG Treehouse | 5,534 | 2013 | Midtown | TAMI, Media |
| Zazoom | 5,521 | 2014 | Midtown South | TAMI, Technology |
| STELLAService | 5,505 | 2013 | Midtown South | TAMI, Technology |
| UPSTACK | 5,400 | 2022 | Midtown | TAMI, Technology |
| Downtown Holdings | 5,397 | 2022 | Soho | TAMI, Media |
| Graphnet | 5,335 | 2016 | Midtown South | TAMI, Technology |
| Think Passenger | 5,335 | 2013 | Midtown South | TAMI, Technology |
| Lucky 8 TV, LLC | 5,300 | 2014 | Midtown South | TAMI, Media |
| Riproad | 5,290 | 2018 | Midtown South | TAMI, Technology |
| Dom & Tom | 5,289 | 2013 | Midtown South | TAMI, Technology |
| Easy Soft | 5,262 | 2016 | New Jersey | TAMI, Technology |
| smartTrade | 5,152 | 2019 | Midtown South | TAMI, Technology |
| The Horn Group Inc | 5,000 | 2005 | Midtown | TAMI, Public Relations |
| GHD Partners | 5,000 | 2023 | Midtown South | TAMI, Advertising |
| Eidos Media | 4,979 | 2008 | Italy | TAMI, Technology |
| Oxford Economics | 4,970 | 2012 | Midtown South | TAMI, Marketing |
| Spreemo, LLC | 4,885 | 2016 | New Jersey | TAMI, Technology |
| Micros-To-Mainframes Advanced Technology Group | 4,806 | 2006 | Midtown | TAMI, Technology |
| RealMatch | 4,780 | 2012 | New Jersey | TAMI, Technology |
| Eye Mail Media | 4,770 | 2012 | Midtown | TAMI, Advertising |
| Mercury Media | 4,730 | 2014 | Midtown | TAMI, Technology |
| Luxoft USA | 4,717 | 2013 | Midtown | TAMI, Technology |
| Stringr | 4,677 | 2020 | Midtown South | TAMI, Media |
| Don Congdon Associates | 4,570 | 2011 | Flatiron | TAMI, Media |
| Alpha Flight Guru | 4,463 | 2015 | Brooklyn | TAMI, Technology |
| Chelo Publishing | 4,370 | 2008 | Midtown | TAMI, Media |

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|---|-------|-------------------|-------------------|------------------------|
| OpenMarket | 4,366 | 2013 | Midtown South | TAMI, Technology |
| Labelium | 4,365 | 2013 | Midtown South | TAMI, Technology |
| AR Traffic Consultants, Inc. | 4,345 | 2007 | Midtown | TAMI, Technology |
| Decoded Advertising LLC | 4,216 | 2017 | Midtown South | TAMI, Advertising |
| Relavis | 4,132 | 2006 | Midtown South | TAMI, Technology |
| Articulate Communications | 4,065 | 2013 | Midtown | TAMI, Public Relations |
| The Chambers Group | 3,910 | 2013 | Midtown South | TAMI, Public Relations |
| Appco Group US, Inc | 3,808 | 2014 | Midtown South | TAMI, Marketing |
| Australian Consolidated Press US, Inc. | 3,800 | 2004 | Midtown South | TAMI, Media |
| External iT | 3,785 | 2007 | Midtown | TAMI, Technology |
| Park Literary & Media | 3,704 | 2018 | Midtown South | TAMI, Media |
| Union Design LLC | 3,692 | 2015 | Midtown South | TAMI, Media |
| Wasabi Rabbit | 3,685 | 2013 | Midtown South | TAMI, Advertising |
| Wolf-Kasteler PR | 3,600 | 2018 | Midtown | TAMI, Public Relations |
| Unifi Communications | 3,564 | 2009 | Midtown South | TAMI, Technology |
| Augustus Intelligence | 3,510 | 2019 | Midtown South | TAMI, Technology |
| Princeton Brand Econometrics | 3,472 | 2007 | Princeton, NJ | TAMI, Marketing |
| KraftWorks | 3,209 | 2016 | Midtown South | TAMI, Advertising |
| Insight out of Chaos | 3,200 | 2012 | Midtown South | TAMI, Technology |
| Terry Hines & Associates | 3,155 | 2013 | Midtown South | TAMI, Advertising |
| RosettaBooks | 3,019 | 2013 | Midtown | TAMI, Media |
| SmartAsset | 2,932 | 2013 | Outside U.S. | TAMI, Technology |
| Hellerman Baretz Communications | 2,927 | 2013 | Midtown | TAMI, Public Relations |
| Style House Public Relations | 2,916 | 2013 | Midtown South | TAMI, Public Relations |
| Telco Experts | 2,900 | 2011 | Midtown | TAMI, Technology |
| Promisec | 2,894 | 2008 | Midtown | TAMI, Technology |
| Myers-Holum | 2,831 | 2020 | Midtown | TAMI, Technology |
| SoftChoice Corporation | 2,792 | 2014 | Midtown South | TAMI, Technology |
| Computer Merchant LTD | 2,748 | 2006 | Midtown | TAMI, Technology |
| Capital Legal Solutions | 2,510 | 2011 | N/A | TAMI, Technology |
| Sacks | 2,497 | 2017 | Midtown | TAMI, Public Relations |
| The Paris Review | 2,342 | 2005 | Upper East Side | TAMI, Media |
| Redux Pictures | 2,327 | 2010 | Midtown East | TAMI, Media |
| VHM Network | 2,294 | 2010 | Midtown South | TAMI, Advertising |
| City & State | 2,200 | 2012 | Midtown South | TAMI, Media |
| Winner Communications | 2,200 | 2008 | Midtown | TAMI, Media |
| Royal Media Group | 2,165 | 2007 | Midtown | TAMI, Media |
| Your Majesty Co. | 2,145 | 2007 | Tribeca | TAMI, Advertising |
| Hart Energy Publishing, LLLP | 2,143 | 2009 | Outside NYC | TAMI, Media |
| Geoffrey Weill Associates | 2,031 | 2016 | Midtown South | TAMI, Public Relations |
| Muratek Tech Group | 2,016 | 2013 | Midtown South | TAMI, Technology |
| Garic, Inc. | 2,000 | 2012 | Midtown | TAMI, Technology |
| Supplygystics | 2,000 | 2007 | N/A | TAMI, Technology |
| Push Creative | 2,000 | 2006 | Midtown | TAMI, Advertising |
| Legal Solutions Group | 1,990 | 2009 | Outside NYC | TAMI, Technology |
| The Next Level | 1,720 | 2006 | Outside NYC | TAMI, Technology |
| West Highland Support LLC | 1,712 | 2015 | Midtown | TAMI, Technology |
| Synergy & Integration | 1,670 | 2006 | Midtown South | TAMI, Technology |
| Ad Pepper Media | 1,600 | 2015 | Midtown | TAMI, Media |
| ILO Info Systems | 1,500 | 2007 | New Jersey | TAMI, Technology |
| BAMKO | 1,467 | 2011 | Expansion from LA | TAMI, Advertising |
| Evisors | 1,451 | 2013 | Midtown South | TAMI, Technology |
| Downtown Magazine | 1,332 | 2011 | Midtown South | TAMI, Media |
| Zazou Productions Inc | 1,300 | 2008 | Midtown South | TAMI, Media |
| Third Mind | 1,300 | 2007 | Tribeca | TAMI, Technology |
| The Jerusalem Post | 1,140 | 2005 | Tribeca | TAMI, Media |
| Omni Markets | 1,057 | 2011 | Chinatown | TAMI, Technology |
| Glacier Communications | 929 | 2007 | Midtown | TAMI, Technology |
| Impact Marketing | 785 | 2007 | Midtown | TAMI, Advertising |
| Argent Software | 400 | 2012 | Midtown | TAMI, Technology |
| Total Square Footage of Leasing Activity | | 11,457,345 | | |
| Total Firms | | 337 | | |

| Education | | | | |
|--------------------------------------|-----------|-------------------|-------------------|-----------|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| Prometric | 2025 | 6,577 | Midtown | Education |
| College Board | 168,629 | 2013 | Midtown | Education |
| Nyack College | 166,385 | 2013 | Midtown South | Education |
| Institute of Culinary Education | 67,239 | 2013 | Midtown South | Education |
| Ideal School of Manhattan | 62,969 | 2022 | Upper West Side | Education |
| Success Academy Charter Schools | 53,908 | 2013 | Harlem | Education |
| King's College | 51,750 | 2012 | Midtown | Education |
| Center for Worker Education | 43,785 | 2007 | Hudson Sq | Education |
| Kaplan K12 Learning Services | 43,194 | 2007 | Midtown | Education |
| Mildred Elley School | 42,000 | 2010 | Outside Manhattan | Education |
| Pacific College of Oriental Medicine | 41,900 | 2013 | Midtown South | Education |
| Uncommon Schools | 41,884 | 2020 | Midtown South | Education |

| | | | | |
|---|-------------------|------|-----------------------|-----------|
| Learning Tree | 41,724 | 2006 | Midtown | Education |
| Relay Graduate School of Education | 33,780 | 2018 | Midtown South | Education |
| Stella Adler Studio of Acting | 30,000 | 2019 | Midtown South | Education |
| The New York City Charter School for the Arts | 26,208 | 2018 | Midtown South | Education |
| Global Knowledge | 25,526 | 2008 | Midtown | Education |
| Make-up Designory | 17,244 | 2014 | Midtown South | Education |
| Molloy College | 16,540 | 2017 | Midtown South | Education |
| Icahn School of Medicine at Mount Sinai | 14,600 | 2015 | Upper East Side | Education |
| Educators 4 Excellence | 13,427 | 2014 | Midtown | Education |
| Flatiron School | 11,165 | 2013 | Midtown South | Education |
| Cornell University | 11,000 | 2014 | Midtown South | Education |
| Manhattan Language Training, Inc. | 8,866 | 2016 | Midtown South | Education |
| American University of Antigua | 8,500 | 2007 | Midtown | Education |
| New York English Academy | 6,350 | 2014 | Midtown | Education |
| Student Achievement Partners | 5,226 | 2016 | Midtown South | Education |
| Language Bean | 3,500 | 2022 | Midtown South | Education |
| Kumon Learning | 3,000 | 2009 | Various NYC Locations | Education |
| Total Square Footage of Leasing Activity | 11,061,561 | | | |
| Total Firms | 28 | | | |

| FIRE | | | | |
|--|-----------|-------------------|--------------------|----------|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| Arch Labs | 2025 | 73,548 | Midtown | FIRE |
| Optifino | 5,183 | 2025 | Midtown South | FIRE |
| VettaFi | 20,721 | 2025 | Midtown | FIRE |
| American Transit Insurance Company | 43,410 | 2024 | Midtown | FIRE |
| Rushmont Capital | 4,473 | 2024 | Midtown South | FIRE |
| Payoneer | 41,878 | 2023 | Midtown South | FIRE |
| Noble Capital | 9,767 | 2023 | Midtown East | FIRE |
| Kain Capital LLC | 4,700 | 2023 | Midtown | FIRE |
| Freshfields Bruckhaus Deringer | 179,724 | 2022 | Midtown | FIRE |
| Kennedy Lewis Investment Management | 22,600 | 2022 | Midtown | FIRE |
| Nitra Inc | 9,986 | 2022 | Midtown | FIRE |
| Striped Lease | 1,714 | 2022 | Brooklyn | FIRE |
| Galaxy Digital | 45,927 | 2021 | Midtown South | FIRE |
| Masterworks.io | 43,377 | 2021 | Midtown South | FIRE |
| Aegis Capital | 5,657 | 2021 | Midtown | FIRE |
| PolicyGenius | 85,526 | 2020 | Midtown South | FIRE |
| Fred Alger | 50,040 | 2020 | Midtown South | FIRE |
| Maven Group | 40,868 | 2020 | Midtown | FIRE |
| Investors Savings Bank | 11,000 | 2020 | Midtown & Brooklyn | FIRE |
| RAL Companies | 10,986 | 2020 | Midtown South | FIRE |
| CastleOak Securities | 9,766 | 2020 | Midtown South | FIRE |
| Payability | 7,574 | 2020 | Midtown South | FIRE |
| Northwestern Mutual | 92,139 | 2019 | Midtown South | FIRE |
| Acrisure | 30,057 | 2019 | Midtown | FIRE |
| Command Financial | 18,702 | 2019 | Midtown South | FIRE |
| EquityZen | 15,167 | 2019 | Midtown South | FIRE |
| Solstice Residential Group | 11,047 | 2019 | Midtown South | FIRE |
| T-REX Group | 5,022 | 2019 | Midtown South | FIRE |
| Aries Capital Management | 4,318 | 2019 | Tribeca | FIRE |
| Atlas Realty Group Partners | 3,772 | 2019 | Midtown South | FIRE |
| London Stock Exchange | 74,822 | 2018 | Midtown | FIRE |
| Friedman LLP | 44,767 | 2018 | Midtown | FIRE |
| OTC Markets Group | 33,183 | 2018 | Midtown South | FIRE |
| FundKite | 8,235 | 2018 | Midtown South | FIRE |
| RMC Corp | 6,584 | 2018 | Long Island | FIRE |
| National Holdings Corporation | 15,988 | 2017 | Midtown | FIRE |
| Rouse Properties | 14,320 | 2017 | Midtown | FIRE |
| Security Mutual Life Insurance Company of New York | 7,946 | 2017 | Midtown | FIRE |
| Corry Capital Advisors | 7,945 | 2017 | Midtown | FIRE |
| Worden Capital Management | 7,878 | 2017 | Long Island, NY | FIRE |
| Domini Impact Investments | 6,040 | 2017 | Midtown South | FIRE |
| Prestige Investments | 5,000 | 2017 | Midtown | FIRE |
| YorkBridge Financial | 2,350 | 2017 | Midtown | FIRE |
| Stern Agency | 2,125 | 2017 | Midtown South | FIRE |
| City National Bank | 13,097 | 2016 | Midtown | FIRE |
| Maximus Funding | 2,526 | 2016 | Midtown | FIRE |
| Group RMC | 1,954 | 2016 | Midtown | FIRE |
| Knight Capital Group | 168,873 | 2015 | New Jersey | FIRE |
| Banco Santander | 42,128 | 2015 | Multiple | FIRE |
| FMS Wertmanagement Service GMHH | 21,760 | 2015 | Midtown | FIRE |
| The Nonprofit Finance Fund | 14,126 | 2015 | Midtown | FIRE |
| Taiwan Cooperative Bank | 9,658 | 2015 | Outside of NYC | FIRE |
| Prime Trading Group LLC | 4,850 | 2015 | Midtown | FIRE |
| Two River Holding | 3,103 | 2015 | Midtown | FIRE |
| ValueWorks Llc | 2,995 | 2015 | Midtown | FIRE |
| The Pegasus Group | 2,767 | 2015 | Midtown | FIRE |

| | | | | |
|---|---------|------|-----------------|------|
| Casablanca Capital LLC | 2,390 | 2015 | Midtown | FIRE |
| Landlord Guard | 1,200 | 2015 | Midtown | FIRE |
| WellCare Health Plans | 68,325 | 2014 | Midtown South | FIRE |
| Banco Popular de Puerto Rico | 38,359 | 2014 | Midtown | FIRE |
| Morningstar | 30,000 | 2014 | Midtown | FIRE |
| Clearinghouse | 28,668 | 2014 | Midtown | FIRE |
| Harvard Maintenance | 17,937 | 2014 | Midtown | FIRE |
| WTS Proprietary Trading Group, LLC | 13,030 | 2014 | Midtown South | FIRE |
| Smith Affiliated Capital | 4,774 | 2014 | Midtown | FIRE |
| Redi Technologies | 13,427 | 2013 | Jersey City, NJ | FIRE |
| World Trade Centers Association | 11,911 | 2013 | Midtown | FIRE |
| Paulson Investment Company | 5,488 | 2013 | Midtown | FIRE |
| Covala Group | 5,081 | 2013 | Midtown | FIRE |
| Hale Capital Management | 3,989 | 2013 | Midtown | FIRE |
| Fundera | 3,425 | 2013 | Midtown South | FIRE |
| Azimuth Development Group | 2,476 | 2013 | Upper East Side | FIRE |
| Charlestown Capital Advisors | 1,998 | 2013 | Midtown | FIRE |
| Amerigroup | 165,029 | 2012 | Midtown | FIRE |
| Investment Technology Group, Inc. | 132,092 | 2012 | Midtown | FIRE |
| Build America Mutual | 15,173 | 2012 | Midtown | FIRE |
| Servcorp | 14,486 | 2012 | Midtown | FIRE |
| Frank Hirth LLC | 13,910 | 2012 | Midtown | FIRE |
| Weatherlane Capital | 6,800 | 2012 | Long Island | FIRE |
| Demetriou General Agency | 4,948 | 2012 | Midtown | FIRE |
| Engle Martin & Associates, Inc. | 4,805 | 2012 | Midtown | FIRE |
| First Manhattan Abstract Corp | 4,400 | 2012 | Midtown South | FIRE |
| Professional Group Plans, Inc. | 4,281 | 2012 | Midtown | FIRE |
| Skygroup Realty | 2,340 | 2012 | Midtown South | FIRE |
| Gotham Holdings | 1,702 | 2012 | Midtown | FIRE |
| Personal Capital Management | 1,187 | 2012 | Midtown | FIRE |
| Centerline Capital Group | 58,945 | 2011 | Midtown | FIRE |
| New York Marine and General Insurance Company | 19,315 | 2011 | Midtown | FIRE |
| Patriarch Partners | 17,945 | 2011 | Midtown South | FIRE |
| Shampan Lamport LLC | 12,492 | 2011 | Midtown South | FIRE |
| Hartford Insurance | 12,181 | 2011 | Outside NYC | FIRE |
| Investor Analytics | 10,105 | 2011 | Midtown | FIRE |
| American Stock Trust & Transfer Company | 8,656 | 2011 | Midtown | FIRE |
| Merus Capital | 8,200 | 2011 | Outside NYC | FIRE |
| ALaS Consulting | 8,000 | 2011 | Midtown | FIRE |
| IBISWorld | 6,765 | 2011 | Outside NYC | FIRE |
| Rockwell Global Capital | 6,260 | 2011 | Midtown | FIRE |
| Trans Fast | 5,685 | 2011 | Midtown | FIRE |
| Guaranteed Home Mortgage | 5,300 | 2011 | Midtown | FIRE |
| Toll Brothers | 4,734 | 2011 | Brooklyn | FIRE |
| CTC Americas | 3,750 | 2011 | Florida | FIRE |
| Lane McVicker, LLC | 3,728 | 2011 | Midtown | FIRE |
| Prodigy Network NYC | 3,616 | 2011 | Soho | FIRE |
| Avalon Risk Management | 3,120 | 2011 | Outside NYC | FIRE |
| Merchants Solutions Group | 3,095 | 2011 | Midtown South | FIRE |
| Eris Exchange | 3,043 | 2011 | Outside NYC | FIRE |
| Magna Group | 2,910 | 2011 | Outside NYC | FIRE |
| TS Capital | 2,820 | 2011 | Soho | FIRE |
| Leeds and Leeds | 1,126 | 2011 | Outside NYC | FIRE |
| Manhattan Residential Group | 543 | 2011 | Soho | FIRE |
| Topeka Capital Markets | 4,905 | 2010 | Albany | FIRE |
| MIB Group | 3,306 | 2010 | Boston | FIRE |
| Almanac Capital | 2,773 | 2010 | Midtown South | FIRE |
| New York Kaida Capital Holdings, LLC | 2,718 | 2010 | China | FIRE |
| Beijing Vantone Real Estate Company | 189,910 | 2009 | Outside NYC | FIRE |
| United Healthcare | 37,500 | 2009 | Midtown | FIRE |
| Crawford & Co | 10,370 | 2009 | Outside NYC | FIRE |
| Hawkeye Capital | 7,585 | 2009 | Midtown | FIRE |
| Smith Graham and Company | 6,102 | 2009 | Outside NYC | FIRE |
| Advisors Asset Management | 4,971 | 2009 | Outside NYC | FIRE |
| Validus Services, Inc. | 3,775 | 2009 | Outside NYC | FIRE |
| West LB Bank | 129,024 | 2008 | Outside NYC | FIRE |
| Fulcrum Holdings | 6,053 | 2008 | Outside NYC | FIRE |
| Laurel Hill Advisory Group | 4,394 | 2008 | Long Island | FIRE |
| Spotlight Capital Management, LLC | 2,087 | 2008 | Midtown | FIRE |
| Waypoint Capital | 1,872 | 2008 | Long Island | FIRE |
| Vintage Partners | 1,580 | 2008 | Brooklyn | FIRE |
| Arch Capital Group, Ltd. | 15,093 | 2007 | Midtown | FIRE |
| Quanta US Holdings | 13,650 | 2007 | Midtown | FIRE |
| R.J. O'Brien & Associates | 10,000 | 2007 | Chicago | FIRE |
| First Mercury Financial | 6,940 | 2007 | Midtown South | FIRE |
| Sweet Construction Corporation | 6,576 | 2007 | Chelsea | FIRE |
| State Farm Insurance | 6,051 | 2007 | Tribeca | FIRE |
| Hoffman AFA | 4,905 | 2007 | Midtown | FIRE |
| Amba Research | 1,650 | 2007 | Midtown | FIRE |
| Newmark | 500 | 2007 | Midtown | FIRE |
| Aon | 221,314 | 2006 | Midtown | FIRE |

| | | | | |
|---|------------------|------|-----------------|------|
| Royal Alliance Associates, Inc. | 82,156 | 2006 | Midtown | FIRE |
| Empire Blue Cross Blue Shield | 53,208 | 2006 | Midtown | FIRE |
| Progressive Asset Mgt | 18,000 | 2006 | Midtown | FIRE |
| TitleVest | 16,100 | 2006 | Midtown | FIRE |
| KTR Capital | 12,407 | 2006 | Midtown | FIRE |
| Savasta | 12,200 | 2006 | Midtown | FIRE |
| Reliance Insurance | 11,956 | 2006 | Midtown | FIRE |
| Lacrosse Global Funds | 4,070 | 2006 | Midtown | FIRE |
| CMC Interactive | 3,900 | 2006 | Midtown | FIRE |
| Maxum Appraisals | 1,500 | 2006 | Long Island | FIRE |
| Morgan Stanley | 659,742 | 2005 | MT,MTS,HS,BK | FIRE |
| The BISYS Group, Inc. | 35,000 | 2005 | Midtown | FIRE |
| Eagle Advisors | 16,000 | 2005 | Midtown | FIRE |
| AM Investments | 9,000 | 2005 | Midtown | FIRE |
| Icahn & Associates | 5,790 | 2005 | Midtown | FIRE |
| Delma Properties, Inc. | 5,461 | 2005 | Midtown | FIRE |
| Atomic Risk Management of New York, Inc | 4,221 | 2005 | Midtown South | FIRE |
| Strategic Global Capital, LLC | 3,874 | 2005 | New Jersey | FIRE |
| Bank of Nova Scotia | 500 | 2005 | Midtown | FIRE |
| CMC Markets | 5,265 | 2004 | Upper East Side | FIRE |
| Total Square Footage of Leasing Activity | 3,862,040 | | | |
| Total Firms | 156 | | | |

| Government | | | | |
|---|----------------|-------------------|------------------|------------|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| City of New York (Department of Aging) | 110,156 | 2025 | Midtown South | Government |
| Empire State Development Corp | 164,000 | 2006 | Midtown | Government |
| NYC Department of Sanitation | 72,180 | 2017 | Midtown South | Government |
| DEA Strike Force | 56,859 | 2014 | Midtown South | Government |
| Dept. of Juvenile Justice | 47,500 | 2006 | Tribeca | Government |
| U.S. Bureau of the Census | 39,406 | 2013 | Midtown South | Government |
| New York City School Construction Authority | 24,343 | 2015 | Long Island City | Government |
| Human Resources Administration | 20,877 | 2014 | Midtown | Government |
| FDNY Pension Fund | 20,679 | 2018 | Midtown | Government |
| Consulate General of Morocco | 18,294 | 2021 | Midtown | Government |
| Pricing and Classification Center | 17,500 | 2005 | Midtown | Government |
| Dept. of Cultural Affairs | 13,000 | 2006 | Midtown | Government |
| Total Square Footage of Leasing Activity | 604,794 | | | |
| Total Firms | 12 | | | |

| Healthcare | | | | |
|--|----------------|-------------------|-------------------------|--------------------------------|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| Grow Therapy | 2025 | 18,986 | Midtown South | Professional Services, Medical |
| MJHS | 138,374 | 2022 | Many | Healthcare |
| Tomorrow Health | 15,275 | 2022 | Midtown South | Healthcare |
| Modivcare | 12,228 | 2022 | Long Island City | Healthcare |
| Huntsworth Health | 37,372 | 2019 | Midtown South | Healthcare |
| Syneos Health | 86,498 | 2018 | Midtown & Midtown South | Healthcare |
| Kofinas Fertility Clinic | 35,000 | 2017 | Brooklyn | Healthcare |
| National Institute for Reproductive Health | 14,830 | 2016 | Midtown South | Healthcare |
| Ronald Perelman and Claudia Cohen Center for Reproductive Medicine Weill Cornell | 10,547 | 2016 | Midtown South | Healthcare |
| Celmatix | 9,333 | 2015 | Midtown | Healthcare |
| Hair Club for Men | 8,487 | 2015 | Midtown | Healthcare |
| Gotham Medical | 8,247 | 2014 | Midtown | Healthcare |
| Spremo | 7,553 | 2014 | New Jersey | Healthcare |
| Accolade | 3,549 | 2014 | Midtown South | Healthcare |
| Vanguard Dermatology | 2,850 | 2014 | Midtown South | Healthcare |
| Progressive Home Health Services | 18,033 | 2013 | Midtown | Healthcare |
| VillageCare | 17,588 | 2013 | Midtown | Healthcare |
| Inwood House | 8,523 | 2013 | Midtown South | Healthcare |
| First Chinese Presbyterian Home Attendant Corporation | 8,500 | 2013 | Midtown South | Healthcare |
| Ottenheimer Health | 4,358 | 2011 | Midtown South | Healthcare |
| Comprehensive Medical Services | 2,600 | 2011 | Midtown | Healthcare |
| Kips Bay Gynecology | 980 | 2011 | Kips Bay | Healthcare |
| Lab Corp | 2,050 | 2010 | Midtown/Midtown South | Healthcare |
| Continuum Health Care | 25,000 | 2008 | Midtown | Healthcare |
| MultiPlan, Inc | 1,800 | 2008 | Midtown South | Healthcare |
| Disaster Psychiatry | 500 | 2006 | Midtown South | Healthcare |
| Total Square Footage of Leasing Activity | 480,075 | | | |
| Total Firms | 25 | | | |

| Nonprofit | | | | |
|-----------|--|--|--|--|
|-----------|--|--|--|--|

| Company | SF Leased | Year Lease Signed | Former Location | Industry |
|---|-----------|-------------------|-----------------|-----------|
| Rockefeller Philanthropy Advisors | 13,990 | 2022 | Midtown | Nonprofit |
| Riders Alliance | 1,463 | 2022 | Midtown | Nonprofit |
| The National Center for Law and Economic Justice | 6,048 | 2021 | Midtown South | Nonprofit |
| Legal Services NYC | 29,460 | 2020 | Tribeca | Nonprofit |
| Nathan Cummings Foundation | 13,751 | 2020 | Midtown | Nonprofit |
| Squash and Education Alliance | 1,612 | 2020 | Midtown | Nonprofit |
| Women in Need, Inc. | 26,580 | 2019 | Midtown | Nonprofit |
| New York eHealth Collaborative | 14,014 | 2019 | Tribeca | Nonprofit |
| YWCA Retirement Fund | 10,557 | 2019 | Midtown | Nonprofit |
| LISC | 60,709 | 2018 | Midtown | Nonprofit |
| MDRC | 54,735 | 2018 | Midtown | Nonprofit |
| The Wallace Foundation | 26,206 | 2018 | Midtown | Nonprofit |
| Crime Victims Treatment Center | 8,630 | 2018 | Midtown | Nonprofit |
| Classroom Inc | 7,090 | 2018 | Midtown South | Nonprofit |
| Sierra Club | 2,977 | 2018 | Midtown | Nonprofit |
| MFY Legal Services | 20,882 | 2017 | Midtown South | Nonprofit |
| Eye to Eye | 5,963 | 2017 | Midtown South | Nonprofit |
| Guggenheim Foundation | 45,558 | 2016 | Midtown South | Nonprofit |
| The Quad Preparatory School | 36,756 | 2016 | Midtown South | Nonprofit |
| Brennan Center for Justice at NYU School of Law | 25,476 | 2016 | Midtown South | Nonprofit |
| Public Health Solutions (PHS) | 18,550 | 2016 | Midtown South | Nonprofit |
| Demos: A Network For Ideas And Action | 16,500 | 2016 | Midtown South | Nonprofit |
| National Development Council | 11,741 | 2016 | Midtown | Nonprofit |
| Regional Plan Association | 9,135 | 2016 | Midtown South | Nonprofit |
| Robert F. Kennedy Center for Justice and Human Rights | 5,077 | 2016 | Midtown | Nonprofit |
| Murmuration Inc | 3,681 | 2016 | Midtown South | Nonprofit |
| Treatment Action Group | 3,410 | 2016 | Midtown South | Nonprofit |
| WaterAid America | 3,249 | 2016 | Midtown | Nonprofit |
| Presbyterian Senior Services | 2,300 | 2016 | Upper West Side | Nonprofit |
| Center for Economic and Social Rights | 2,281 | 2016 | Brooklyn | Nonprofit |
| Planned Parenthood | 65,000 | 2015 | Midtown | Nonprofit |
| Girl Scouts of Greater New York | 17,500 | 2015 | Midtown | Nonprofit |
| The United Synagogue of Conservative Judaism | 16,331 | 2015 | Midtown | Nonprofit |
| Action Against Hunger | 15,641 | 2015 | Midtown | Nonprofit |
| InterExchange | 14,513 | 2015 | Midtown South | Nonprofit |
| Catholic Medical Mission Board | 11,406 | 2015 | Midtown South | Nonprofit |
| Hebrew Free Burial Association | 3,850 | 2015 | Midtown | Nonprofit |
| Teach for America | 172,774 | 2014 | Midtown | Nonprofit |
| Hadassah, The Women's Zionist Org of America, Inc | 46,175 | 2014 | Midtown | Nonprofit |
| The Foundation Center | 38,723 | 2014 | Midtown South | Nonprofit |
| Grace Institute | 31,171 | 2014 | Upper East Side | Nonprofit |
| Consortium for Worker Education | 26,416 | 2014 | Midtown South | Nonprofit |
| Seedco | 18,300 | 2014 | Midtown South | Nonprofit |
| Human Rights First | 17,899 | 2014 | Midtown | Nonprofit |
| Revenue Watch Institute | 7,255 | 2014 | Midtown South | Nonprofit |
| The CityKids Foundation | 7,000 | 2014 | Midtown South | Nonprofit |
| HealthCorps, Inc. | 4,350 | 2014 | Midtown | Nonprofit |
| The Spain-U.S. Chamber of Commerce | 3,540 | 2014 | Midtown | Nonprofit |
| American Society of the University of Haifa | 2,305 | 2014 | Midtown South | Nonprofit |
| Institute for Career Development | 26,459 | 2013 | Midtown South | Nonprofit |
| Catholic Charities of the Archdiocese of New York | 26,438 | 2013 | Midtown | Nonprofit |
| Exponents | 23,343 | 2013 | Midtown South | Nonprofit |
| DKMS Americas | 18,375 | 2013 | Midtown South | Nonprofit |
| HealthCare Chaplaincy | 16,000 | 2013 | Midtown | Nonprofit |
| Guideposts Magazine | 10,800 | 2013 | Midtown South | Nonprofit |
| Behavioral Ideas Lab | 9,155 | 2013 | Midtown | Nonprofit |
| Community Health Care Association of New York State | 7,391 | 2013 | Midtown | Nonprofit |
| Foundation Fighting Blindness | 3,345 | 2013 | Midtown South | Nonprofit |
| Cities for Financial Empowerment Fund | 2,493 | 2013 | Midtown | Nonprofit |
| DebRA of America | 2,264 | 2013 | Midtown | Nonprofit |
| Rainforest Alliance | 27,713 | 2012 | Midtown South | Nonprofit |
| Leukemia and Lymphoma Society | 23,750 | 2012 | Midtown | Nonprofit |
| The Century Foundation | 10,735 | 2012 | Upper East Side | Nonprofit |
| BRAC USA | 3,154 | 2012 | Midtown | Nonprofit |
| New York Legal Assistance Group | 36,223 | 2011 | Midtown | Nonprofit |
| Ithaka | 25,462 | 2011 | Midtown | Nonprofit |
| William J. Clinton Foundation | 25,227 | 2011 | Harlem | Nonprofit |
| Lifespire | 20,803 | 2011 | Midtown | Nonprofit |
| New York Cares | 18,000 | 2011 | Midtown South | Nonprofit |
| InMotion, Inc. | 17,460 | 2011 | Midtown | Nonprofit |
| College Art Association | 9,785 | 2011 | Midtown South | Nonprofit |
| American Geriatrics Society | 8,200 | 2011 | Midtown South | Nonprofit |
| AIIESEC | 3,500 | 2011 | Midtown | Nonprofit |
| Change to Win | 3,255 | 2011 | Midtown South | Nonprofit |
| Anne Frank Center USA | 2,500 | 2011 | Soho | Nonprofit |
| New Yorkers for Parks | 2,285 | 2011 | Midtown | Nonprofit |
| Jewish Labor Council | 2,000 | 2011 | Gramercy Park | Nonprofit |
| Community Housing Improvement Program, Inc. | 1,730 | 2011 | Outside NYC | Nonprofit |

| | | | | |
|---|------------------|------|-----------------|-----------|
| Alembic Development Group | 1,636 | 2011 | Midtown South | Nonprofit |
| Brain Trauma Foundation | 4,022 | 2010 | Midtown | Nonprofit |
| Waterkeeper Alliance | 3,380 | 2010 | Westchester | Nonprofit |
| Hunger Action Network of NY State | 685 | 2010 | Soho | Nonprofit |
| Hawthorne Foundation | 10,830 | 2009 | Harlem | Nonprofit |
| Stella K. Abraham Beit Midrash for Women | 666 | 2009 | Outside NYC | Nonprofit |
| ICMA-RC | 10,324 | 2008 | Washington, D.C | Nonprofit |
| The Human Adventure Corp | 5,792 | 2008 | Upper East Side | Nonprofit |
| Engineering Conferences International | 2,000 | 2008 | Brooklyn | Nonprofit |
| Asian Women In Business | 1,490 | 2008 | Midtown | Nonprofit |
| Unicef | 69,535 | 2007 | Midtown | Nonprofit |
| YWCA | 22,645 | 2007 | Midtown | Nonprofit |
| Enterprise Community Fund | 20,208 | 2007 | Midtown | Nonprofit |
| Poets & Writers | 7,549 | 2007 | Soho | Nonprofit |
| Thomas J. Watson Foundation | 3,442 | 2007 | Midtown | Nonprofit |
| Citizens Housing and Planning Council | 2,702 | 2007 | Midtown | Nonprofit |
| CASE Inc. | 2,111 | 2007 | Washington, D.C | Nonprofit |
| ALPFA (Assoc. of Latino Prof. in Finance & Acntng | 1,772 | 2007 | Midtown | Nonprofit |
| AHRC | 146,614 | 2006 | Midtown South | Nonprofit |
| American Field Services | 20,000 | 2006 | Midtown South | Nonprofit |
| Urban Justice Center | 18,293 | 2006 | Midtown South | Nonprofit |
| Vocational Foundation | 16,672 | 2006 | Brooklyn | Nonprofit |
| American ORT | 13,600 | 2006 | Midtown South | Nonprofit |
| Junior League | 10,525 | 2006 | Upper East Side | Nonprofit |
| New York Landmarks Conservancy | 8,000 | 2006 | Midtown South | Nonprofit |
| Habitat for Humanity | 6,688 | 2006 | Brooklyn | Nonprofit |
| Net Aid | 4,700 | 2006 | Midtown South | Nonprofit |
| Neighborhood Restore HDfC | 4,400 | 2006 | Midtown South | Nonprofit |
| Math for America | 3,710 | 2006 | Midtown South | Nonprofit |
| Lower East Side Service Center, Inc. | 3,260 | 2006 | Lower East Side | Nonprofit |
| Summer Search | 3,123 | 2006 | Brooklyn | Nonprofit |
| Campaign for Fiscal Equity | 3,100 | 2006 | Midtown | Nonprofit |
| Immigration Equality | 2,556 | 2006 | Midtown South | Nonprofit |
| Fertile Hope | 2,191 | 2006 | Midtown South | Nonprofit |
| Safe Horizon | 1,500 | 2006 | Hudson Sq. | Nonprofit |
| New York Academy of Sciences | 40,000 | 2005 | Midtown | Nonprofit |
| Learning Leaders | 18,444 | 2005 | Midtown South | Nonprofit |
| Teamsters Local Union 210 | 15,283 | 2005 | Midtown | Nonprofit |
| GLSEN: Gay, Lesbian & Straight Education Network | 14,250 | 2005 | Midtown South | Nonprofit |
| German American Chamber of Commerce | 7,905 | 2005 | Midtown | Nonprofit |
| Center For Family Representation, Inc | 3,818 | 2005 | Brooklyn | Nonprofit |
| Near East Foundation | 2,516 | 2005 | Midtown | Nonprofit |
| Office of the Appellate Defender | 10,000 | 2004 | Midtown | Nonprofit |
| Nonprofit Connection | 5,318 | 2004 | Brooklyn | Nonprofit |
| Total Square Footage of Leasing Activity | 1,953,630 | | | |
| Total Firms | 122 | | | |

| Other | | | | |
|-----------------------|-----------|-------------------|-------------------------|----------|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| KIKO Cosmetics | 6,506 | 2025 | Midtown | Other |
| Naadam | 10,783 | 2025 | Midtown | Other |
| Alexander Wang | 46,000 | 2022 | Tribeca | Other |
| Ten Thousand | 8,435 | 2022 | Midtown South | Other |
| BarkBox | 51,220 | 2021 | Midtown South | Other |
| Recycle Track Systems | 21,312 | 2021 | Midtown | Other |
| Golden Goose | 13,566 | 2021 | Midtown South | Other |
| Thinx | 17,625 | 2020 | Midtown South | Other |
| SpeakerBus | 3,379 | 2020 | Midtown South | Other |
| L Brands, Inc | 219,564 | 2019 | Midtown | Other |
| Moda Operandi | 83,685 | 2019 | Midtown South | Other |
| Moët Hennessy USA | 83,486 | 2019 | Midtown South | Other |
| HelloFresh | 43,000 | 2019 | Midtown South | Other |
| Maesa Group | 34,119 | 2019 | Downtown | Other |
| Blue Apron | 25,907 | 2019 | Midtown South | Other |
| 3.1 Phillip Lim | 21,000 | 2019 | Midtown South | Other |
| Harper + Scott | 17,456 | 2019 | Midtown South | Other |
| SMCP | 17,337 | 2019 | Midtown South | Other |
| Faherty Brand | 16,500 | 2019 | Tribeca | Other |
| J. Crew Group Inc. | 325,000 | 2018 | Midtown South | Other |
| Diageo | 86,375 | 2018 | Midtown | Other |
| Casper | 69,279 | 2018 | Midtown South | Other |
| TerraForm | 42,291 | 2018 | Midtown South | Other |
| Nike | 25,236 | 2018 | Expansion into Downtown | Other |

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|--|------------------|------|-----------------------|-------|
| Atlantic Energy | 3,754 | 2018 | Long Island City | Other |
| New Avon | 91,116 | 2017 | Midtown | Other |
| Jigsaw Productions | 26,961 | 2017 | Midtown South | Other |
| MM.LaFleur | 19,198 | 2017 | Midtown South | Other |
| Tibi | 17,088 | 2017 | Midtown South | Other |
| City Year | 13,074 | 2017 | Midtown South | Other |
| Project Healthy Living (Aloha, Inc.) | 2,576 | 2017 | Midtown South | Other |
| Paradigm, A Talent and Literary Agency | 50,604 | 2016 | Midtown South | Other |
| Tommy John | 17,460 | 2016 | Midtown South | Other |
| Bottega Veneta | 16,889 | 2016 | Midtown | Other |
| Altuzarra | 11,516 | 2016 | Midtown South | Other |
| Brioni | 8,514 | 2016 | Midtown | Other |
| Indaba Wines | 2,450 | 2016 | Midtown | Other |
| Gucci | 83,964 | 2015 | Midtown | Other |
| Chloe + Isabel | 29,880 | 2015 | Midtown South | Other |
| Regency International Designs | 16,981 | 2015 | Midtown South | Other |
| Bliss | 15,900 | 2015 | Midtown South | Other |
| Le Pain Quotidien | 12,667 | 2015 | Midtown South | Other |
| Physique57 | 6,992 | 2015 | Midtown | Other |
| SunEdison | 6,929 | 2015 | Outside NYC | Other |
| JWE, Inc. | 6,424 | 2015 | Midtown South | Other |
| Elite Brands Inc. | 6,243 | 2015 | Midtown | Other |
| Egypt Air | 6,023 | 2015 | Midtown | Other |
| Olam Americas | 5,451 | 2015 | Outside of NYC | Other |
| Innovative Medicine, LLC | 1,200 | 2015 | Midtown | Other |
| German Book | 681 | 2015 | Midtown | Other |
| Hudson's Bay Company | 398,712 | 2014 | Midtown | Other |
| FULLBEAUTY Brands | 157,210 | 2014 | Midtown | Other |
| Revlon | 90,194 | 2014 | Midtown | Other |
| HUGO BOSS Fashions, Inc. | 73,690 | 2014 | Midtown South | Other |
| The Robert Allen Group | 25,726 | 2014 | Midtown | Other |
| Boss Enterprises | 3,500 | 2014 | Midtown | Other |
| Alac International | 2,000 | 2014 | Midtown | Other |
| Zady | 1,924 | 2014 | Midtown South | Other |
| New York State Society of Certified Public Accountants | 34,577 | 2013 | Midtown | Other |
| American Institute of Chemical Engineers | 16,506 | 2013 | Midtown South | Other |
| El Al Airlines | 14,918 | 2013 | Midtown South | Other |
| Television Bureau of Advertising | 9,276 | 2013 | Midtown | Other |
| Florence Paper | 100 | 2013 | Edison, NJ | Other |
| Lactalis American Group | 16,400 | 2012 | Midtown | Other |
| New York City Opera | 14,049 | 2012 | Midtown | Other |
| Lavazza Premium Coffees | 11,747 | 2012 | Midtown South | Other |
| National Association of Pediatric Nurse Practitioners | 5,094 | 2012 | Cherry Hill, NJ | Other |
| Duane Reade Inc | 54,500 | 2011 | Midtown | Other |
| ArteMiss, LLC | 35,100 | 2011 | Midtown | Other |
| Le Bunny Bleu (retail and office space) | 16,350 | 2011 | Outside NYC | Other |
| Five Star Electric | 17,945 | 2010 | Queens | Other |
| Kable Distribution Services | 12,486 | 2008 | Midtown | Other |
| Arbor New York | 13,300 | 2007 | Midtown | Other |
| Ligne Roset USA (corporate office space) | 5,403 | 2007 | SoHo, Upper East Side | Other |
| Levitz Furniture | 30,000 | 2006 | Long Island | Other |
| The Source Enterprises | 12,500 | 2005 | Midtown South | Other |
| EOS | 3,500 | 2005 | Midtown South | Other |
| Total Square Footage of Leasing Activity | 2,846,303 | | | |
| Total Firms | 77 | | | |

| Professional Services | | | | |
|---|-----------|-------------------|---------------------------|--|
| Company | SF Leased | Year Lease Signed | Former Location | Industry |
| Harris Trzaskoma | 2025 | 16,051 | Midtown | Professional Services, Law |
| SIKP Law Firm LLP | 2025 | 12,340 | Brooklyn | Professional Services, Law |
| Bloch & White | 2025 | 5,827 | Midtown | Professional Services, Law |
| Legal Action Center | 8,280 | 2025 | Midtown South | Professional Services, Law |
| Urban Arts Project (UAP) | 4,468 | 2025 | Brooklyn | Professional Services, Other |
| Specialist Staffing Solutions | 13,715 | 2025 | Midtown South | Professional Services, Management Consulting |
| Ichor Strategies | 10,108 | 2024 | Industry City | Professional Services, Management Consulting |
| Jones Day | 330,210 | 2013 | Midtown | Professional Services, Law |
| Wilmer Cutler Pickering Hale and Dorr LLP | 210,841 | 2011 | Midtown | Professional Services, Law |
| Bowne & Co., Inc. | 203,668 | 2005 | Hudson Square | Professional Services, Other |
| McKinsey & Company | 184,389 | 2018 | Midtown | Professional Services, Management Consulting |
| Freshfields Bruckhaus Deringer | 179,724 | 2022 | Midtown | Professional Services, Law |
| Sonnenschen, Nath and Rosenthal | 135,000 | 2009 | Midtown | Professional Services, Law |
| Fragomen, DelRay & Bernsen | 103,653 | 2007 | Midtown | Professional Services, Law |
| Kelly Drye & Warren | 103,082 | 2019 | Midtown | Professional Services, Law |
| Thorton Tomasetti | 102,440 | 2019 | Midtown South | Professional Services, Design |
| ARUP | 97,412 | 2011 | Midtown | Professional Services, Design |
| Darby & Darby | 81,734 | 2006 | Midtown | Professional Services, Law |
| Cozen O'Connor | 77,187 | 2019 | Midtown & Lower Manhattan | Professional Services, Law |
| McKee Nelson LLP | 73,613 | 2004 | Midtown | Professional Services, Law |

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|--|--------|------|-------------------|--|
| Labaton Sucharow | 70,480 | 2006 | Midtown | Professional Services, Law |
| IDC | 64,529 | 2008 | Midtown South | Professional Services, Management Consulting |
| Weidinger Associates | 61,082 | 2011 | Soho | Professional Services, Design |
| Frankfurt Kurnit Klein & Selz PC | 57,221 | 2018 | Midtown | Professional Services, Law |
| AKF Engineers | 57,018 | 2014 | Midtown | Professional Services, Design |
| Handel Architects LLP | 57,018 | 2014 | Midtown South | Professional Services, Design |
| BearingPoint | 53,611 | 2006 | Midtown | Professional Services, Management Consulting |
| Beyer Blinder Belle Architects & Planners, LLP | 52,125 | 2012 | Midtown South | Professional Services, Design |
| Monitor | 51,062 | 2007 | Midtown | Professional Services, Management Consulting |
| Kaufman Borgeest & Ryan LLP | 48,161 | 2008 | Midtown South | Professional Services, Law |
| Ennead Architects | 47,252 | 2019 | Midtown South | Professional Services, Design |
| Harris Beach | 46,171 | 2006 | Midtown | Professional Services, Law |
| ABM | 44,025 | 2016 | Midtown | Professional Services, Other |
| Wilson, Elser, Moskowitz, Edelman & Dicker LLP | 37,404 | 2011 | Midtown | Professional Services, Law |
| Robert Silman Associates | 37,032 | 2014 | Midtown South | Professional Services, Design |
| Rafeal Vinoly | 36,550 | 2018 | Midtown South | Professional Services, Design |
| Holwell Shuster & Goldberg LLP. | 35,681 | 2012 | Midtown | Professional Services, Law |
| IT Holdings USA | 35,000 | 2007 | Midtown, Italy | Professional Services, Other |
| Morgan & Morgan | 34,792 | 2023 | Midtown South | Professional Services, Law |
| Superstructures Engineers & Architects | 33,561 | 2019 | Tribeca | Professional Services, Design |
| The Ladders.com | 30,911 | 2015 | Midtown South | Professional Services, Other |
| Huron Consulting | 29,000 | 2011 | Midtown | Professional Services, Management Consulting |
| Fitapelli and Schaffer LLP | 28,329 | 2016 | Midtown South | Professional Services, Law |
| CallisonRTKL | 28,098 | 2018 | Midtown South | Professional Services, Design |
| Axiom Legal | 27,992 | 2020 | Midtown South | Professional Services, Law |
| Davis Brody Bond | 26,354 | 2013 | Midtown South | Professional Services, Design |
| P.J. Mechanical Corporation | 25,695 | 2015 | Midtown South | Professional Services, Other |
| DeSimone Consulting Engineers | 25,444 | 2015 | Midtown South | Professional Services, Design |
| Quislex | 22,826 | 2015 | Midtown | Professional Services, Law |
| HQ Global Workplaces | 22,370 | 2008 | Midtown | Professional Services, Other |
| BIG - Bjarkes Ingels Group | 22,327 | 2014 | Midtown South | Professional Services, Design |
| CetraRuddy | 21,431 | 2017 | Midtown South | Professional Services, Design |
| The RBA Group | 21,286 | 2014 | Midtown South | Professional Services, Design |
| Sichenzia Ross Friedman Ference LLP | 20,750 | 2007 | Midtown | Professional Services, Law |
| Slalom | 20,668 | 2018 | Midtown South | Professional Services, Management Consulting |
| cfX Incorporated | 18,983 | 2014 | Midtown South | Professional Services, Management Consulting |
| Morris Adjimi Architects | 18,646 | 2014 | Midtown South | Professional Services, Design |
| Polaris Management Partners | 18,375 | 2012 | Midtown | Professional Services, Management Consulting |
| Furman, Kornfeld & Brennan | 18,214 | 2010 | Midtown | Professional Services, Law |
| Judlau | 18,000 | 2015 | Midtown South | Professional Services, Other |
| IA Interior Architects | 17,625 | 2017 | Midtown South | Professional Services, Design |
| Padell Nadell Fine & Weinberger | 17,625 | 2006 | Midtown | Professional Services, Other |
| UnitedLex Corporation | 17,392 | 2013 | Midtown | Professional Services, Other |
| Corporate Suites LLC | 17,250 | 2007 | Midtown | Professional Services, Other |
| Kreisler Borg Florman | 17,162 | 2008 | Outside NYC | Professional Services, Other |
| Corporate Express | 16,890 | 2007 | Midtown | Professional Services, Other |
| Swanke Hayden Connell Architects | 16,103 | 2013 | Midtown South | Professional Services, Design |
| Jay Suites | 16,000 | 2010 | Midtown | Professional Services, Other |
| NBBJ Architecture | 15,917 | 2007 | Union Square | Professional Services, Design |
| Shulman & Hill | 15,752 | 2019 | Downtown Brooklyn | Professional Services, Law |
| Carfora Klar Gallo Vitucci Pinter & Cogan | 15,212 | 2007 | Midtown | Professional Services, Law |
| Loyalkaspar | 15,170 | 2013 | Midtown South | Professional Services, Design |
| Yerman & Associates | 15,030 | 2012 | Midtown South | Professional Services, Law |
| Lucas & Mercanti, LP | 14,880 | 2014 | Midtown South | Professional Services, Law |
| Informa | 14,311 | 2006 | Midtown | Professional Services, Other |
| Systra Consulting | 14,295 | 2019 | Midtown South | Professional Services, Design |
| Pitta & Giblin, LLP | 14,180 | 2009 | Midtown South | Professional Services, Law |
| CSA Group | 14,120 | 2008 | West Village | Professional Services, Design |
| Kostelanetz and Fink | 14,000 | 2007 | Midtown | Professional Services, Law |
| Communispond, Inc. | 13,913 | 2006 | Midtown | Professional Services, Management Consulting |
| Permasteelisa Group | 13,341 | 2015 | Midtown South | Professional Services, Other |
| Argyle Executive Forum | 13,130 | 2016 | Midtown South | Professional Services, Other |
| Update Inc. | 12,964 | 2007 | Midtown | Professional Services, Other |
| U.S. Legal Support | 12,800 | 2014 | Midtown | Professional Services, Law |
| Cooper Robertson & Partners | 12,679 | 2014 | Midtown | Professional Services, Design |
| Ambrosino, DePinto & Schneider | 12,660 | 2014 | Midtown | Professional Services, Design |
| Boddewyn Gaynor Architects, | 12,658 | 2014 | Midtown South | Professional Services, Design |
| Superbolt | 12,658 | 2021 | Midtown South | Professional Services, Management Consulting |
| Cohen, Milstein, Hausfeld & Toll, P.L.L.C. | 12,582 | 2010 | Midtown | Professional Services, Law |
| ICF Consulting | 12,562 | 2011 | Outside NYC | Professional Services, Management Consulting |
| Legends | 12,400 | 2016 | Midtown | Professional Services, Management Consulting |
| Halperin Battaglia Raicht, LLP | 12,134 | 2012 | Midtown | Professional Services, Law |
| Medical Knowledge Group | 12,063 | 2021 | Midtown | Professional Services, Management Consulting |
| Lexolution | 12,000 | 2014 | Midtown | Professional Services, Other |
| Shaub, Ahmuty, Citrin & Spratt | 11,949 | 2011 | Midtown | Professional Services, Law |
| Caesar and Napoli | 11,775 | 2014 | Midtown South | Professional Services, Law |
| Happy Family Brands | 11,673 | 2018 | Midtown South | Professional Services, Other |
| Partnership for Children's Rights, Inc. | 11,671 | 2016 | Midtown | Professional Services, Law |
| Rubin Sheeley Paterniti Gonzalez LLP | 11,540 | 2019 | Midtown | Professional Services, Law |
| Kaiserer | 11,035 | 2022 | Tribeca | Professional Services, Other |
| Woods Bagot | 10,978 | 2017 | Midtown | Professional Services, Design |

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|---|--------|------|-----------------------|--|
| Ichnos Science | 10,847 | 2019 | Paramus, NJ | Professional Services, Other |
| H3 Hardy Collaboration Architecture LLC | 10,779 | 2014 | Midtown South | Professional Services, Design |
| Endeavor Global | 10,600 | 2021 | Midtown South | Professional Services, Management Consulting |
| Special Counsel Inc | 10,560 | 2006 | Midtown | Professional Services, Other |
| CFRA Research | 10,380 | 2016 | Midtown South | Professional Services, Other |
| Cooper Carry | 9,936 | 2014 | Midtown South | Professional Services, Design |
| DNA Model Management | 9,746 | 2020 | Midtown South | Professional Services, Other |
| Foran Glennon Palandech Ponzi & Rudloff PC | 9,345 | 2011 | Outside NYC | Professional Services, Law |
| AIGA | 9,054 | 2014 | Midtown | Professional Services, Other |
| E2 Consulting Group | 9,030 | 2007 | Midtown | Professional Services, Other |
| Peak Discovery | 9,000 | 2011 | Midtown | Professional Services, Law |
| Garwin, Gerstein & Fisher LLP | 8,992 | 2013 | Midtown | Professional Services, Law |
| Camauchio Mauro Mulholland LLP | 8,941 | 2015 | Midtown | Professional Services, Law |
| IBI Group | 8,709 | 2015 | Midtown South | Professional Services, Design |
| Randstad | 8,695 | 2022 | Midtown | Professional Services, Other |
| Goldstein Hill & West Architects | 8,500 | 2012 | Midtown South | Professional Services, Design |
| Friedman Vartolo LLP | 8,082 | 2016 | Midtown | Professional Services, Law |
| Havkins Rosenfeld Ritzert & Varriale, LLP. | 8,068 | 2017 | Midtown | Professional Services, Law |
| ALU | 7,615 | 2017 | Midtown South | Professional Services, Design |
| Ebiquity Inc. | 7,564 | 2015 | Midtown South | Professional Services, Management Consulting |
| Empire Lawyers | 7,500 | 2010 | Outside NYC | Professional Services, Law |
| Insperty | 7,403 | 2017 | Midtown | Professional Services, Other |
| Eckersley O'Callaghan | 7,157 | 2017 | Midtown South | Professional Services, Design |
| The Standard Register Co. | 7,000 | 2007 | Midtown | Professional Services, Management Consulting |
| Terrapinn | 6,995 | 2016 | Midtown South | Professional Services, Management Consulting |
| DeCorato Cohen Sheehan & Federico | 6,993 | 2014 | Midtown | Professional Services, Law |
| Garvey Schubert | 6,817 | 2006 | Midtown South | Professional Services, Law |
| Skyline Engineering, LLC | 6,770 | 2015 | Midtown South | Professional Services, Other |
| Foley & Mansfield | 6,716 | 2018 | Midtown | Professional Services, Law |
| Direct Energy | 6,327 | 2019 | Midtown | Professional Services, Other |
| Carpenter Group, Inc | 6,100 | 2015 | Midtown South | Professional Services, Design |
| Geringer & Dolan | 6,050 | 2007 | Midtown | Professional Services, Law |
| YAR | 6,040 | 2007 | Midtown | Professional Services, Other |
| Governance Metrics Intl | 6,000 | 2006 | Midtown | Professional Services, Other |
| Unibet Interactive | 5,940 | 2019 | Midtown South | Professional Services, Other |
| Hargreaves Jones | 5,851 | 2020 | Midtown South | Professional Services, Design |
| Mathews Nielson | 5,839 | 2007 | Tribeca | Professional Services, Design |
| Fitapelli & Schafer LLP | 5,700 | 2016 | Midtown South | Professional Services, Law |
| Americon Construction | 5,602 | 2014 | Midtown South | Professional Services, Other |
| Tompkins & Davidson | 5,482 | 2006 | Midtown | Professional Services, Law |
| Stulberg & Walsh LLP | 5,432 | 2021 | Midtown | Professional Services, Law |
| Luminary Labs | 5,374 | 2019 | Midtown South | Professional Services, Management Consulting |
| Inovia | 5,335 | 2012 | Midtown South | Professional Services, Other |
| Hoffman Mulligan CPA's | 5,329 | 2020 | Midtown | Professional Services, Other |
| Law Office of Russo Clark Pedranghelu LLP | 5,225 | 2008 | Midtown South | Professional Services, Law |
| Stantec | 5,209 | 2010 | Midtown/Midtown South | Professional Services, Design |
| Danois Architects | 5,200 | 2006 | Midtown | Professional Services, Design |
| KVB Partners | 5,123 | 2006 | Midtown | Professional Services, Other |
| Linium LLC | 5,077 | 2012 | Midtown | Professional Services, Other |
| Jones & Jones LLP | 5,000 | 2011 | Brooklyn | Professional Services, Law |
| Rabinowitz, Boudin, Standard, Krinsky & Lieberman | 4,954 | 2005 | Midtown South | Professional Services, Law |
| Brand Learning | 4,765 | 2014 | Jersey City, NJ | Professional Services, Management Consulting |
| UMT Consulting | 4,734 | 2007 | Midtown | Professional Services, Management Consulting |
| CEIS Review, Inc. | 4,732 | 2013 | Midtown | Professional Services, Management Consulting |
| Kelly & Rubin | 4,698 | 2016 | Midtown South | Professional Services, Law |
| Dalbir Singh & Associates | 4,698 | 2015 | Midtown South | Professional Services, Law |
| Feuer & Orlando, LLP | 4,686 | 2014 | Midtown | Professional Services, Other |
| Law Offices of Barry Cohen | 4,500 | 2011 | Midtown South | Professional Services, Law |
| Crenshaw Associates | 4,449 | 2015 | Midtown South | Professional Services, Management Consulting |
| Adjave Associates | 4,417 | 2017 | Midtown South | Professional Services, Design |
| Ceccarelli & Weprin, LLP | 4,400 | 2005 | Midtown | Professional Services, Law |
| The Judge Group | 4,269 | 2008 | Midtown South | Professional Services, Other |
| DY Consultants Inc | 4,236 | 2018 | Long Island City | Professional Services, Design |
| RevilMedia | 4,211 | 2016 | Midtown South | Professional Services, Other |
| Merle & Brown, PC | 4,172 | 2006 | Midtown | Professional Services, Law |
| Weiss, Buell & Bell | 4,160 | 2007 | Midtown | Professional Services, Law |
| Quantilus | 4,094 | 2012 | Midtown | Professional Services, Other |
| At-Tech | 4,079 | 2006 | Midtown | Professional Services, Other |
| Sabr Group | 4,049 | 2018 | Midtown | Professional Services, Management Consulting |
| Pcubed | 4,044 | 2015 | Midtown | Professional Services, Management Consulting |
| Metro Group, The | 4,022 | 2017 | Long Island City | Professional Services, Other |
| The Fulcrum Group Llc | 3,900 | 2013 | Midtown | Professional Services, Other |
| GJS Management | 3,857 | 2011 | Outside NYC | Professional Services, Other |
| Synpulse | 3,742 | 2016 | Midtown | Professional Services, Management Consulting |
| Li-Saltzman Architects | 3,710 | 2013 | Midtown South | Professional Services, Design |
| Hambrecht Oleson Design Associates | 3,710 | 2006 | Midtown South | Professional Services, Design |
| Rosensteel Law | 3,689 | 2011 | Midtown | Professional Services, Law |
| TTI | 3,680 | 2004 | Midtown South | Professional Services, Other |
| Bright Power, Inc | 3,646 | 2008 | Midtown South | Professional Services, Management Consulting |
| Knippers Helbig Inc. | 3,534 | 2014 | Midtown South | Professional Services, Design |
| Anderson & Ochs, LLP | 3,500 | 2007 | Midtown | Professional Services, Law |

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|---|------------------|------|---------------|--|
| Fergus Consulting | 3,486 | 2008 | Midtown | Professional Services, Other |
| C12 Capital Management LP | 3,446 | 2014 | Midtown | Professional Services, Other |
| Silversmith & Veraja LLP | 3,440 | 2007 | Midtown South | Professional Services, Law |
| Strategic Legal | 3,380 | 2010 | Midtown | Professional Services, Law |
| Stuart A. Klein Law | 3,342 | 2012 | Midtown South | Professional Services, Law |
| Sher Tremonte LLP | 3,335 | 2013 | Midtown South | Professional Services, Law |
| Kepler Cannon | 3,324 | 2014 | Midtown South | Professional Services, Management Consulting |
| Colon & Harris | 3,310 | 2013 | Midtown | Professional Services, Law |
| Medina Consultants, Inc. | 3,255 | 2007 | Midtown | Professional Services, Design |
| Nigel Frank International | 3,200 | 2010 | Midtown | Professional Services, Other |
| Westminster Kennel Club | 3,121 | 2017 | Midtown South | Professional Services, Other |
| Perez & Cedeno | 3,052 | 2013 | Midtown South | Professional Services, Law |
| Murphy Kennedy Group | 3,027 | 2015 | Brooklyn | Professional Services, Management Consulting |
| Lex Corp Abogados | 3,023 | 2005 | Midtown | Professional Services, Law |
| Pollack & Sharan | 3,000 | 2005 | Midtown | Professional Services, Law |
| Weisberg, Friedman & Klapisch, LLP | 2,987 | 2016 | Midtown South | Professional Services, Law |
| Billig Law, PC | 2,910 | 2006 | Midtown South | Professional Services, Law |
| O'Connell, Tivin, Miller & Burns, LLC | 2,896 | 2016 | Outside NYC | Professional Services, Law |
| IBA Consulting & Engineering PLLC. | 2,890 | 2008 | Tribeca | Professional Services, Other |
| Dome-Tech | 2,880 | 2006 | New Jersey | Professional Services, Other |
| Drabkin & Margulies | 2,800 | 2009 | Tribeca South | Professional Services, Law |
| TAC Worldwide Companies | 2,800 | 2007 | Outside NYC | Professional Services, Other |
| Melli Guerin & Wall | 2,781 | 2009 | Paramus, NJ | Professional Services, Law |
| Bliss Fasman, Inc. | 2,776 | 2014 | Midtown South | Professional Services, Design |
| Virage Consulting | 2,735 | 2007 | Midtown | Professional Services, Management Consulting |
| Barnes, Richardson & Colburn | 2,722 | 2014 | Midtown South | Professional Services, Law |
| Crescent Consulting | 2,695 | 2006 | Westchester | Professional Services, Management Consulting |
| Novogradac & Company LLP | 2,661 | 2008 | Outside NYC | Professional Services, Other |
| Terrence O'Neal Architect | 2,625 | 2010 | Midtown | Professional Services, Design |
| The Advance Group | 2,600 | 2011 | Midtown | Professional Services, Other |
| Eisner & Associates, P.C. | 2,600 | 2016 | Midtown South | Professional Services, Law |
| Corporate Resolutions Inc | 2,582 | 2006 | Midtown South | Professional Services, Management Consulting |
| Talent Tree, Inc. | 2,540 | 2007 | Midtown | Professional Services, Other |
| Emax Partners | 2,500 | 2007 | Midtown | Professional Services, Other |
| ParaDocs | 2,359 | 2010 | Midtown | Professional Services, Law |
| Segal & Greenberg | 2,300 | 2007 | Midtown | Professional Services, Law |
| Indus Architect | 2,240 | 2014 | Midtown | Professional Services, Design |
| Shipkevich Attorneys | 2,236 | 2015 | Midtown South | Professional Services, Law |
| Occam Global | 2,230 | 2013 | Midtown South | Professional Services, Other |
| SRS Construction Services | 2,200 | 2006 | Midtown South | Professional Services, Other |
| Thompson Bukher | 2,134 | 2015 | Midtown | Professional Services, Law |
| Design Quadrant | 2,030 | 2014 | Midtown | Professional Services, Design |
| Projects Abroad | 1,850 | 2012 | Midtown | Professional Services, Management Consulting |
| Omega World Travel | 1,841 | 2007 | Midtown South | Professional Services, Other |
| Banks and Sadler Inc. | 1,778 | 2015 | Midtown | Professional Services, Other |
| Virtcom Consulting | 1,749 | 2009 | Midtown | Professional Services, Management Consulting |
| MK Architecture | 1,695 | 2015 | Midtown South | Professional Services, Design |
| Empire Staffing | 1,471 | 2021 | Midtown South | Professional Services, Other |
| Daniel Kornblatt, Esq | 1,412 | 2006 | Midtown South | Professional Services, Law |
| G4S Services, Inc. | 1,405 | 2007 | Outside NYC | Professional Services, Other |
| Ducibella, Venter & Santore | 1,364 | 2011 | Outside NYC | Professional Services, Other |
| James Dart Architects | 1,308 | 2007 | Midtown | Professional Services, Design |
| Global Price | 1,265 | 2006 | Midtown | Professional Services, Other |
| Thom Ellis Inc. | 1,201 | 2016 | Midtown | Professional Services, Other |
| Michael Goldman Architects, P.C. | 1,100 | 2008 | Midtown South | Professional Services, Design |
| James McMillian PC | 1,017 | 2008 | Midtown | Professional Services, Law |
| Caruso Painting and Decorating Corporation | 1,000 | 2011 | Midtown | Professional Services, Other |
| Donald Lomax PC | 1,000 | 2010 | Midtown | Professional Services, Law |
| Total Square Footage of Leasing Activity | 4,550,349 | | | |
| Total Firms | 237 | | | |

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|--|-------------------|
| Total SF of Leasing Activity for All Industries | 36,816,097 |
| Total Firms | 994 |

Breakdown of Industries:

FIRE: Finance, Insurance, Real Estate

Professional Services: Law, Management Consulting, Staffing, Engineering, IT Consulting, Accounting, Administrative, Temporary Office Space, Construction, Architecture, Interior Design, Graphic Design, Industrial Design

TAMI: Technology, Media, Advertising, Public Relations, Marketing

Healthcare: Medical/Dental Care, Healthcare Offices, Mental Health

Government: City and State Agencies/Departments, Elected Officials

Nonprofit

Education

Other: Retail Trade, Fashion, Trade Associations, Manufacturing, Etc.

Sources: CBRE, Cushman & Wakefield, CoStar, CBRE, Collier's International, Downtown Alliance.