

75 STATE

75 STATE STREET BOSTON, MA 02109 75STATE.COM





75 STATE CONNECTED NEIGHBORHOOD



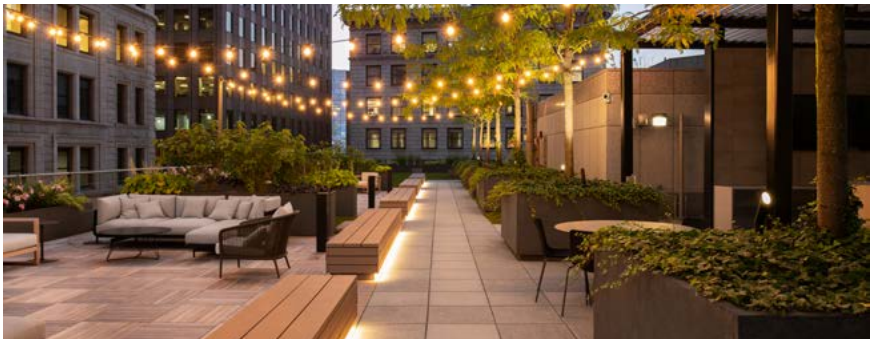
TRANSPORTATION HUB:

- Located in the heart of Boston's Financial District
- Close proximity to Faneuil Hall and Quincy Market
- All four MBTA subway lines within five blocks
- Convenient access to I-93 and Mass Pike, Logan Airport and Storrow Drive
- Walking distance to North and South Station



AMENITIES:

- Newly Renovated Exclusive Roof Terrace
- State-of-the-Art Conference Center & Tenant Lounge
- Tenant-Exclusive Fitness Center
- 700 Space On-Site Parking
- Electric Charging Stations
- Bike Parking
- Training Room (Up to 81 Seats)



SUSTAINABILITY:

- Best practices in energy efficiency, water conservation, waste management, and air quality

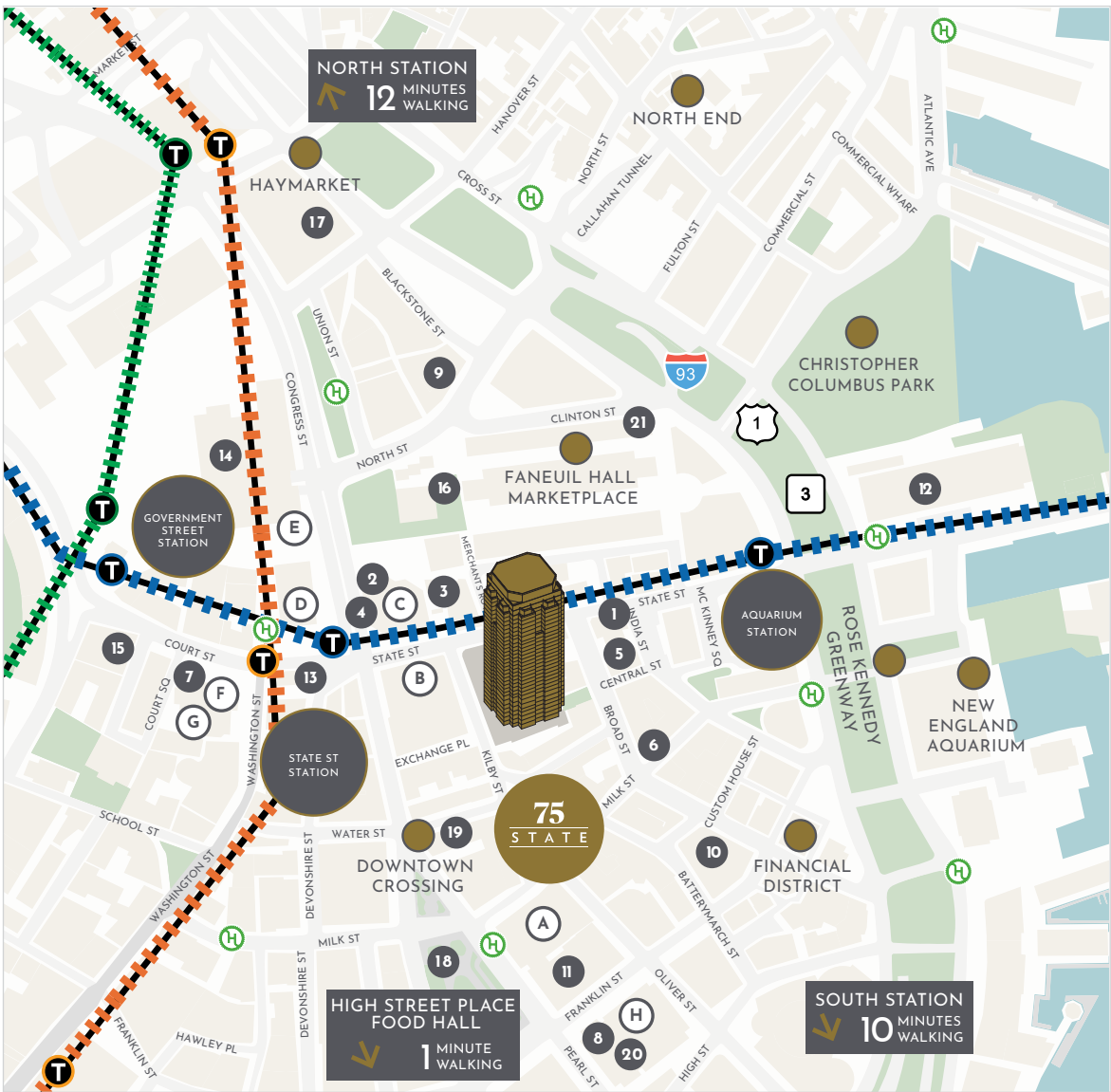
ATTRACTIONS & SURROUNDINGS

CORPORATE NEIGHBORS

- (A) SULLIVAN & WORCESTER
- (B) BOSTON GLOBE
- (C) WILMER HALE
- (D) CITIZENS BANK
- (E) MORGAN STANLEY
- (F) BNY MELON
- (G) WELLS FARGO
- (H) RAYMOND JAMES

ATTRACTIONS

- 1 BOSTONIA
- 2 SAM ADAMS TAPROOM
- 3 STARBUCKS
- 4 SWEETGREEN
- 5 PUBLIC HOUSE
- 6 WAREHOUSE
- 7 WOLFGANG STEAKHOUSE
- 8 EQUINOX
- 9 BOSTONIAN HOTEL
- 10 HILTON HOTEL
- 11 LANGHAM HOTEL
- 12 MARRIOTT LONG WHARF
- 13 OLD STATE HOUSE
- 14 BOSTON CITY HALL
- 15 THE OCEANAIRE
- 16 FANEUIL HALL / QUINCY MARKET
- 17 BOSTON PUBLIC MARKET
- 18 POST OFFICE SQUARE
- 19 MARIEL
- 20 SWEETGREEN
- 21 STARBUCKS
- 22 HIGH STREET PLACE FOOD HALL



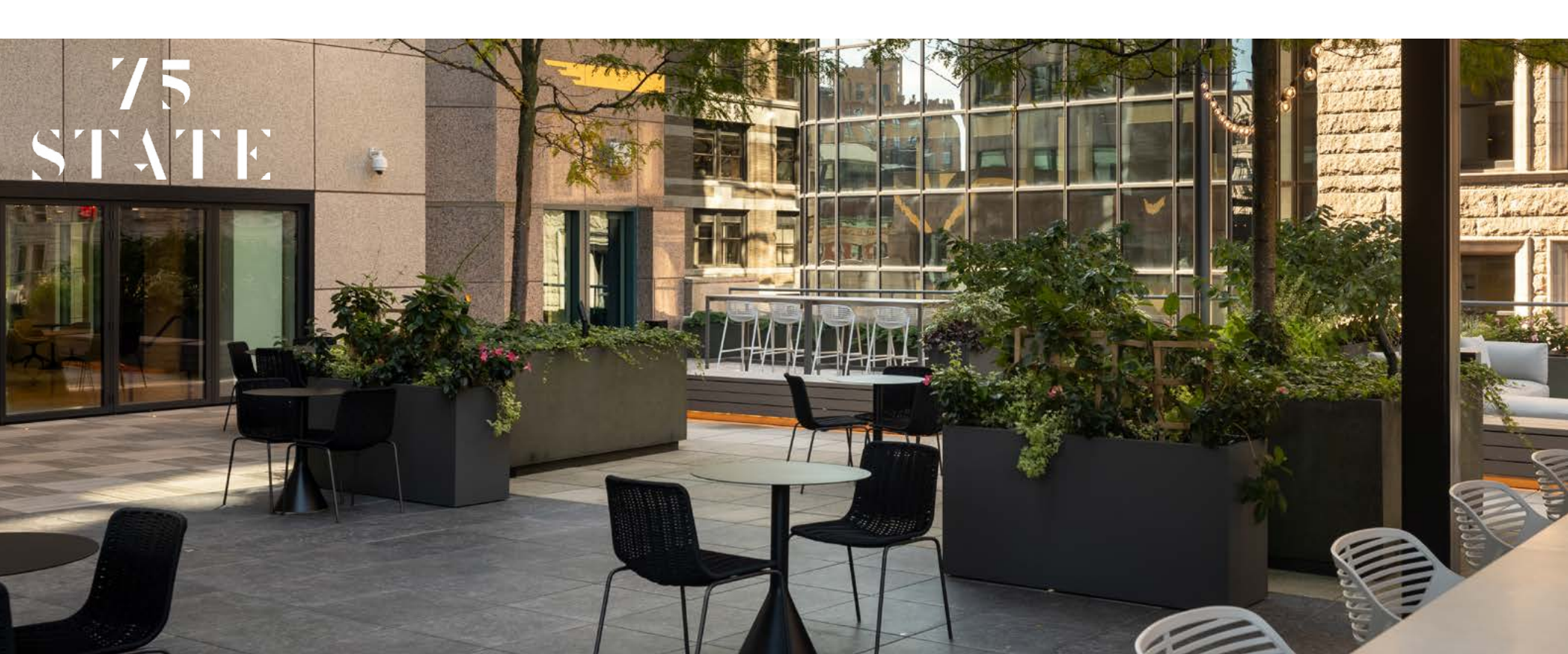
DOWNTOWN BOSTON



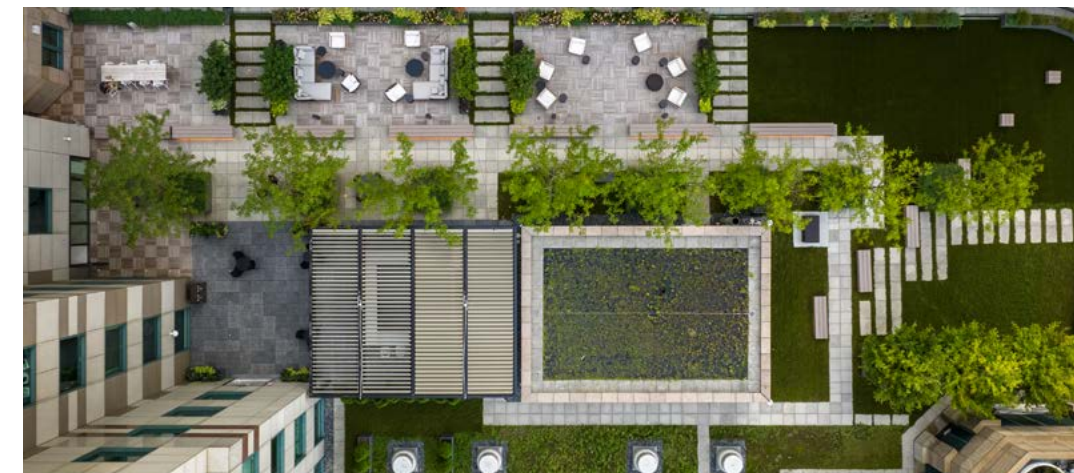
OPEN AIR ROOF TERRACE



VIEW
THE
SPACE



The newly renovated roof terrace offers inviting space to collaborate including an outdoor patio, lounge-style seating, a multipurpose conference room, and stunning views of Boston.



LOBBY RENOVATIONS



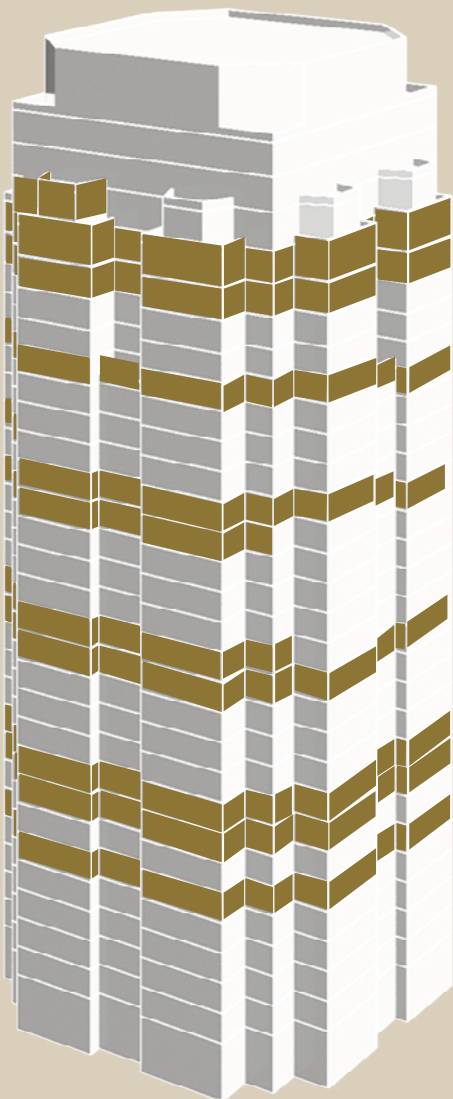
75 STATE

75 STATE STREET BOSTON, MA 02109 75STATE.COM

AVAILABILITY

Flexible and efficient floorplates allow for a variety of modern layouts and offer unobstructed views of the Boston Harbor, Faneuil Hall Marketplace, and the Boston skyline.

FLOOR 28	7,509 RSF	Immediately
FLOOR 27	21,068 RSF	Available 4/1/2027
FLOOR 26	22,922 RSF	Available 4/1/2027
FLOOR 22	23,892 RSF	Immediately
FLOOR 18	12,343 RSF	Immediately
FLOOR 17	2,558 RSF	Immediately
FLOOR 14	17,529 SF	Immediately
FLOOR 13	24,816 SF	Immediately
FLOOR 9	8,720 - 25,573 SF	Immediately
FLOOR 8	25,556 SF	Available 10/1/26
FLOOR 6	11,222-51,819 SF	Immediately

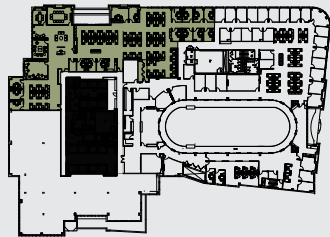
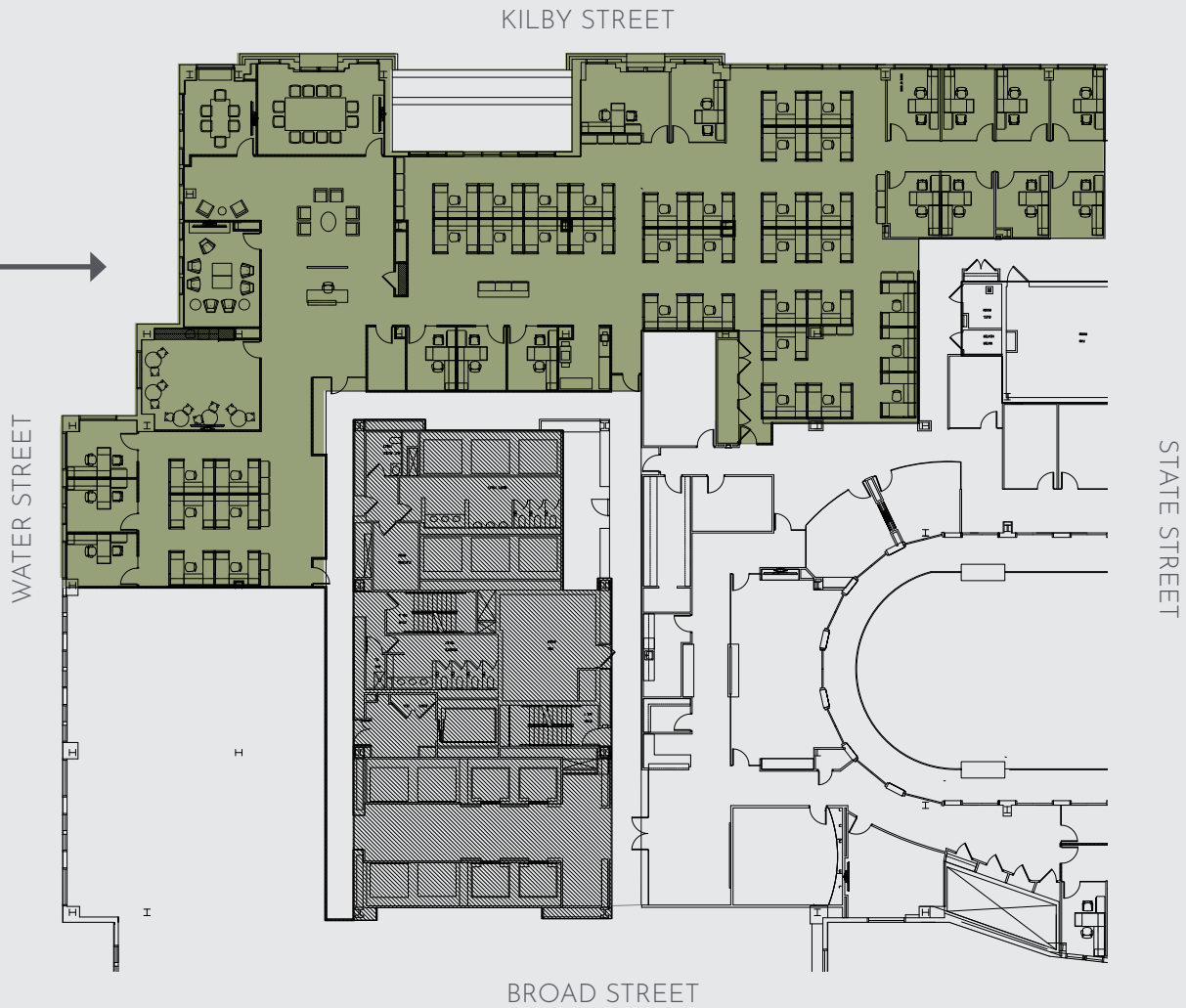
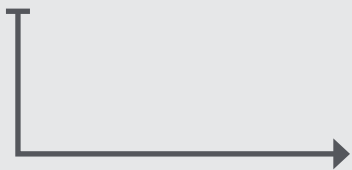


BOSTON, MA

75 STATE

75STATE.COM

FLOOR 6
13,740 RSF

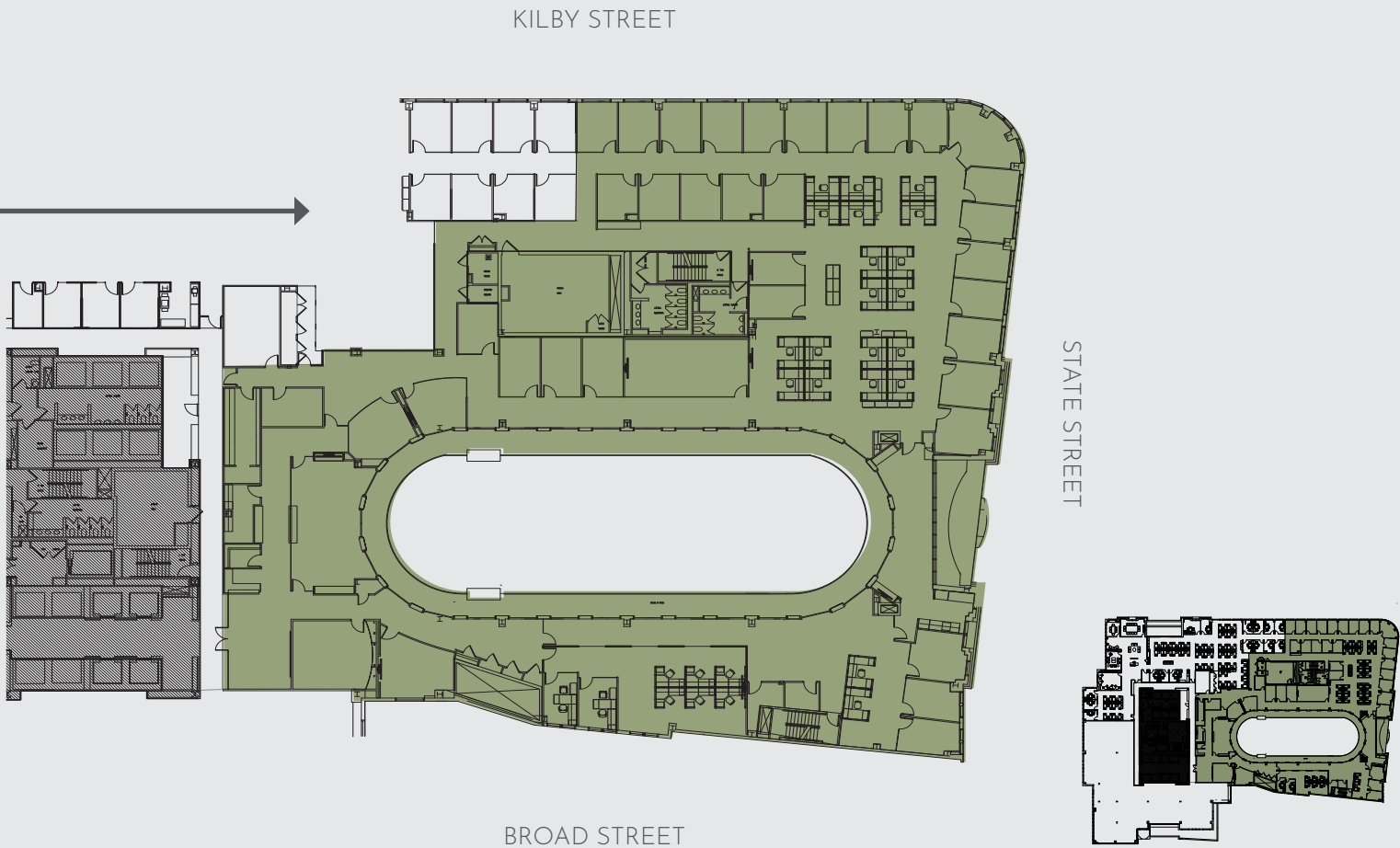


Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com



FLOOR 6

26,857 RSF



Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

Brendan Miller

+1 617 219 6494

brendan.miller@cushwake.com



FLOOR 6

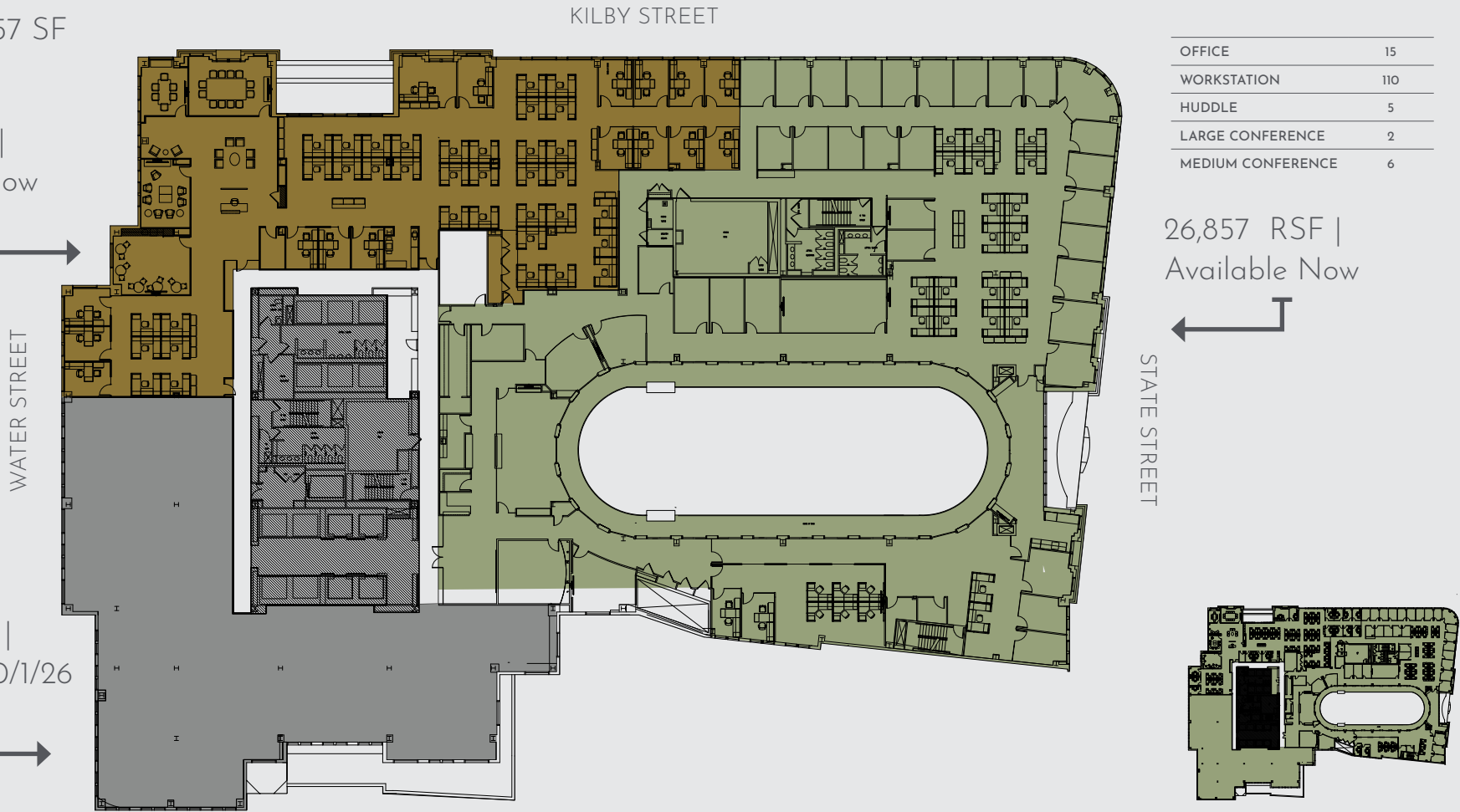
11,222-26,857 SF

13,740 RSF |

Available Now

11,222 RSF |

Available 10/1/26



OFFICE	15
WORKSTATION	110
HUDDLE	5
LARGE CONFERENCE	2
MEDIUM CONFERENCE	6

26,857 RSF |

Available Now

Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

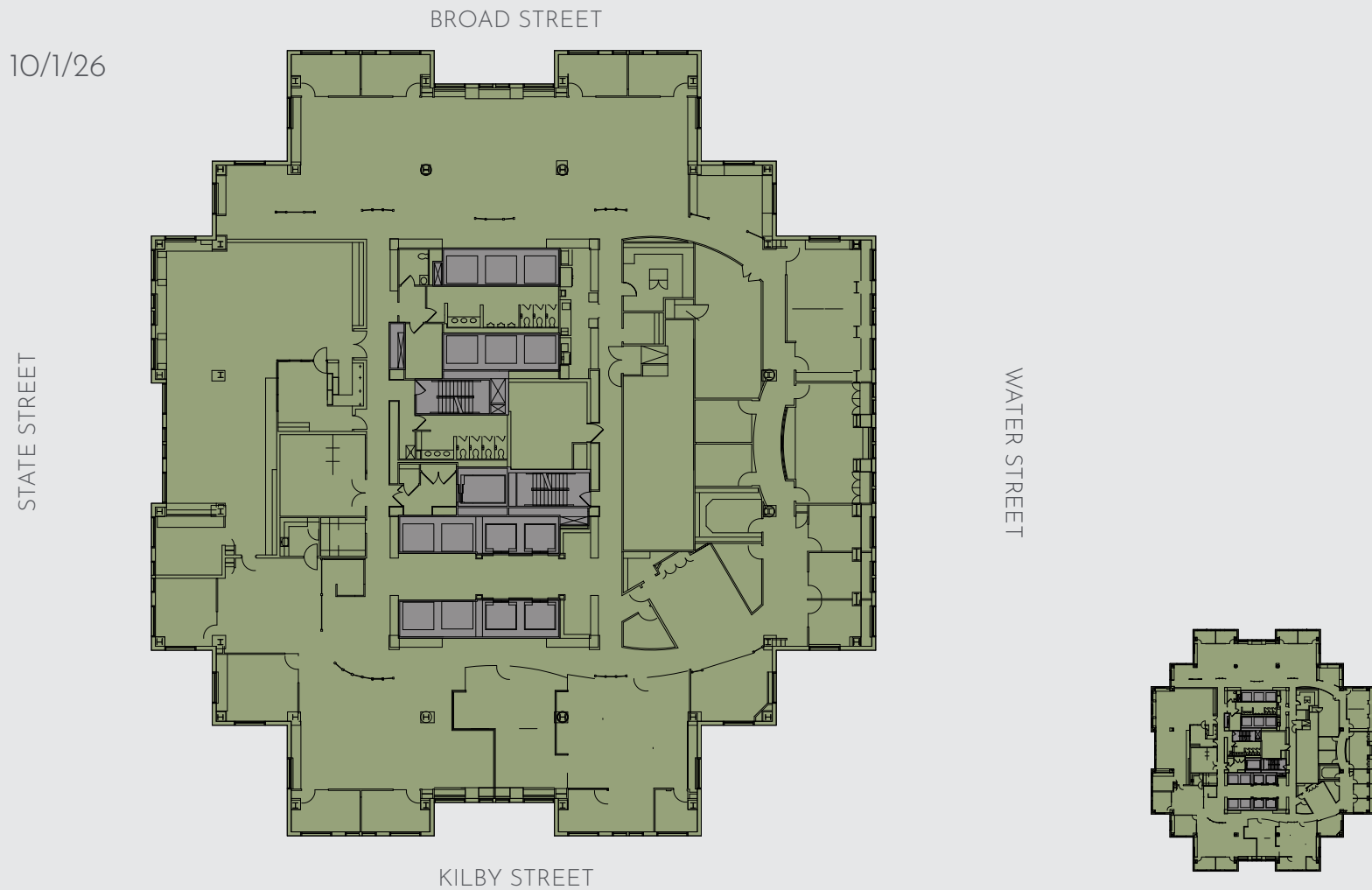
Brendan Miller

+1 617 219 6494

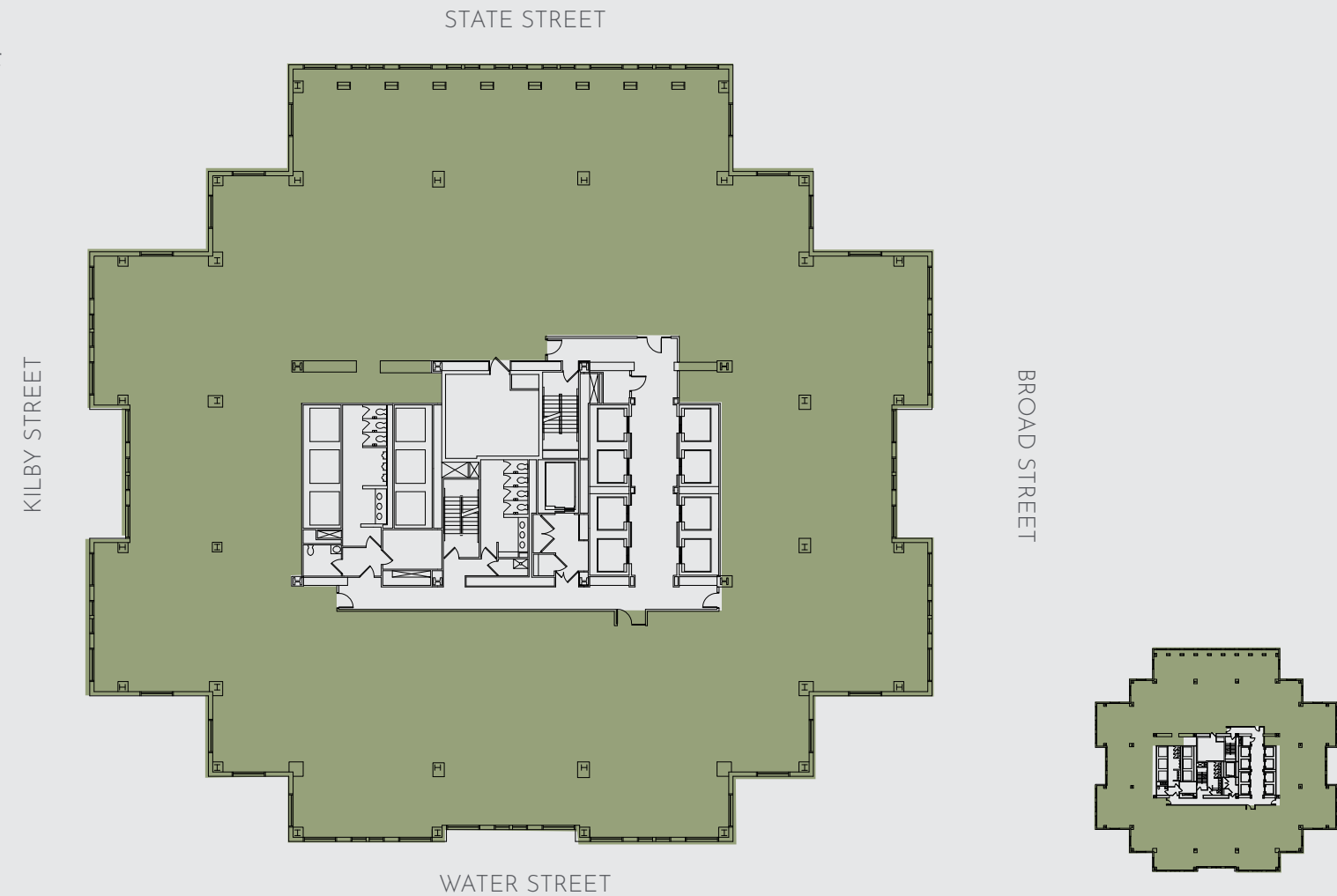
brendan.miller@cushwake.com



FLOOR 8
25,556 SF | Available 10/1/26



FLOOR 9
8,720 SF - 25,573 SF



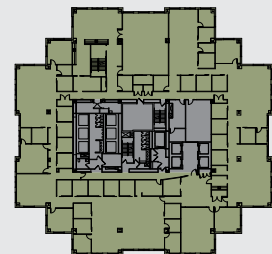
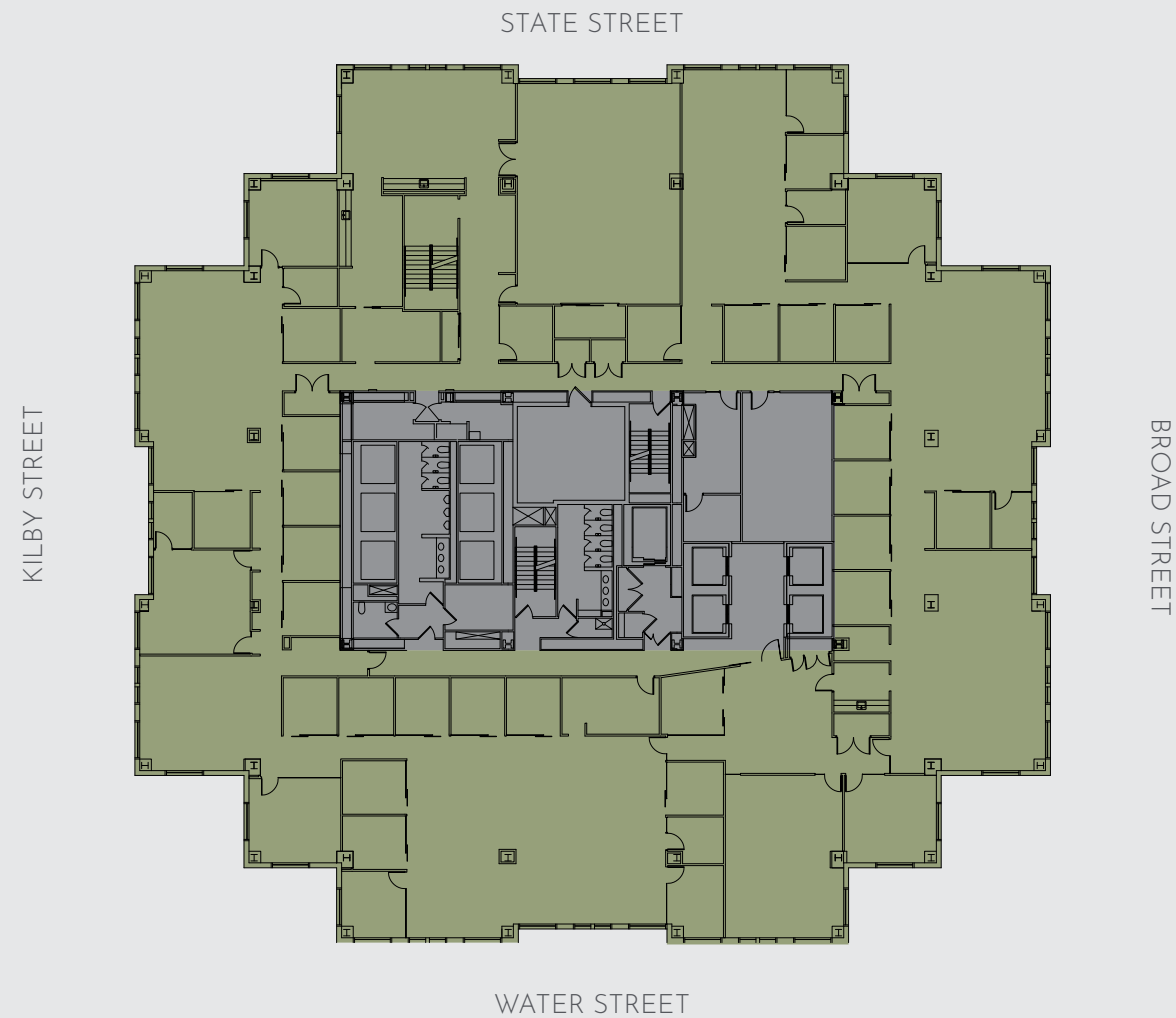
Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com



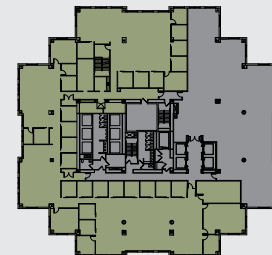
Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com



FLOOR 13
24,816 SF



FLOOR 14
17,529 SF



Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com

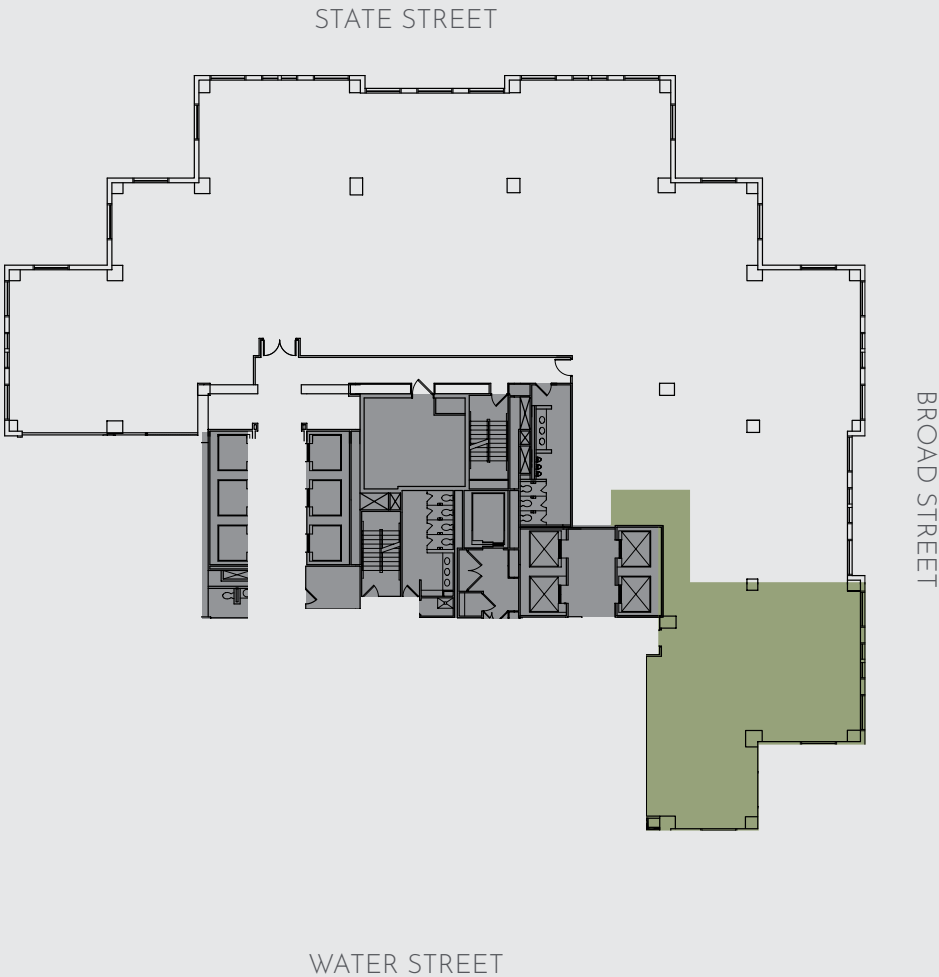


Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com



FLOOR 17

2,558 RSF



FLOOR 18

12,343 RSF



Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

Brendan Miller

+1 617 219 6494

brendan.miller@cushwake.com



Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

Brendan Miller

+1 617 219 6494

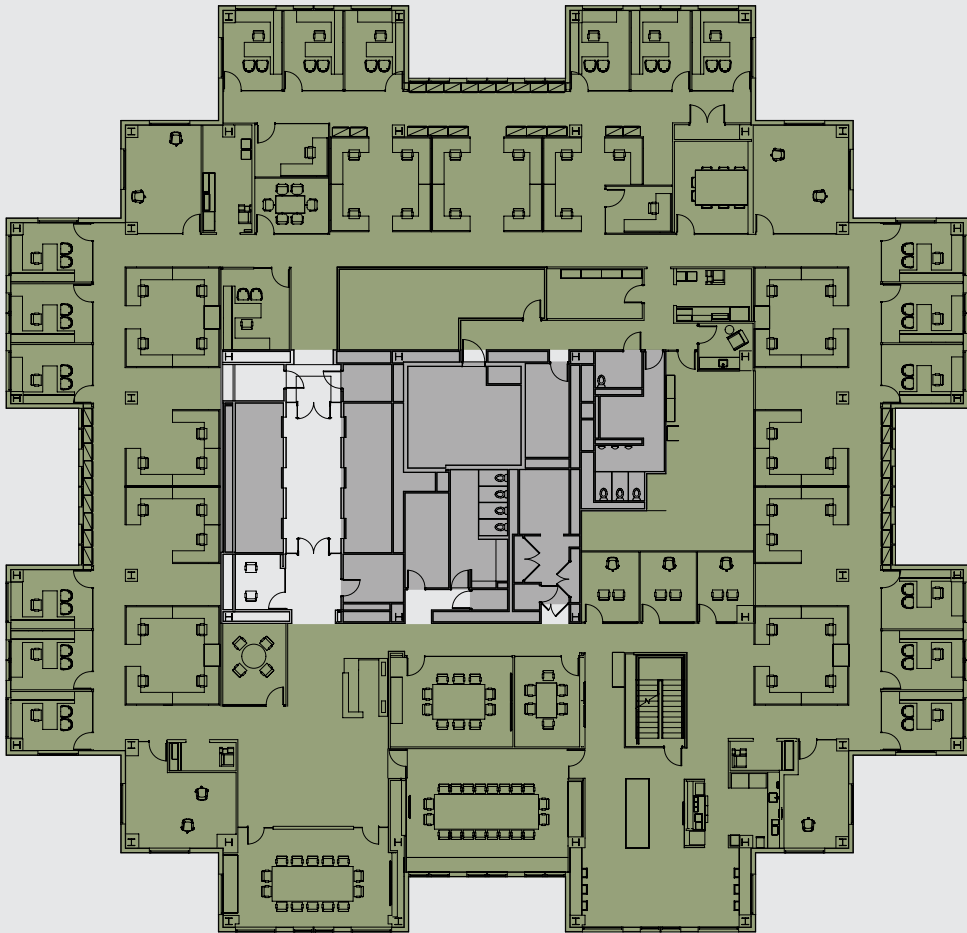
brendan.miller@cushwake.com



FLOOR 22

23,892 RSF

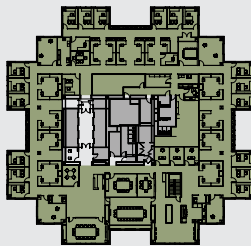
KILBY STREET



STATE STREET

BROAD STREET

WATER STREET



Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

Brendan Miller

+1 617 219 6494

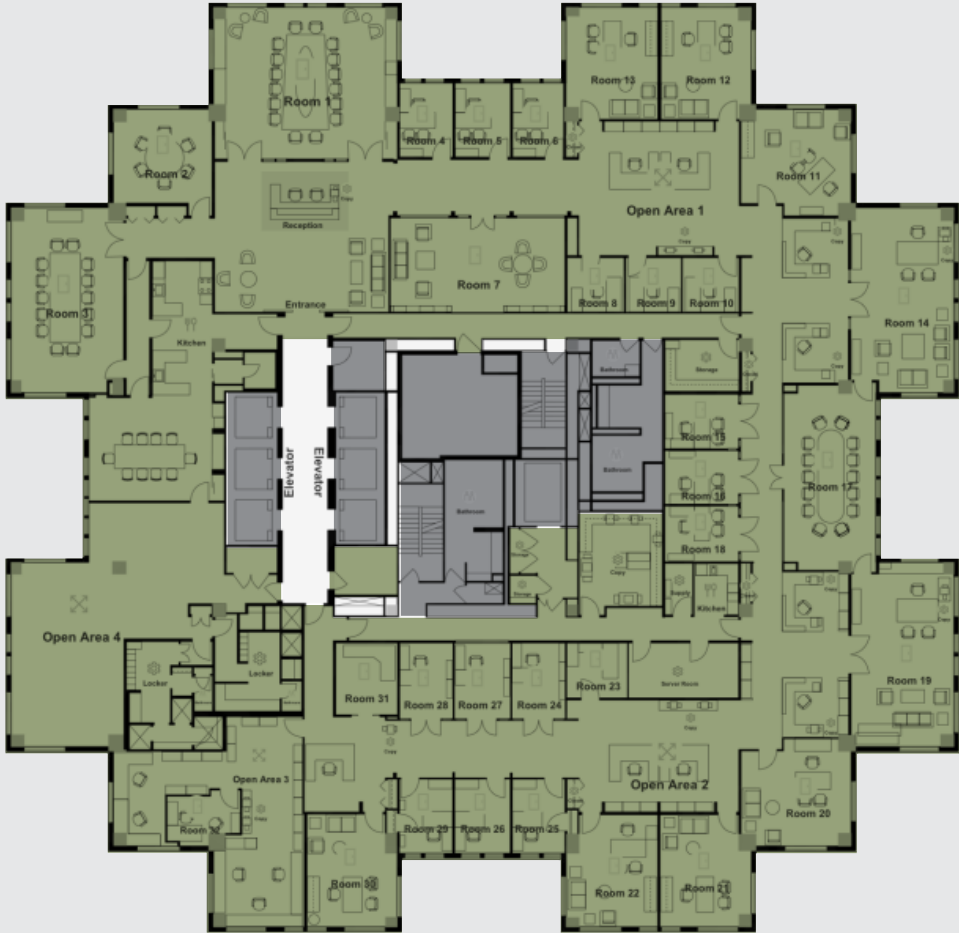
brendan.miller@cushwake.com



FLOOR 26

22,922 RSF

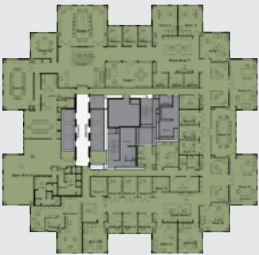
KILBY STREET



STATE STREET

BROAD STREET

WATER STREET



Thomas Ashe

+1 617 204 4112

thomas.ashe@cushwake.com

Mary Patalita

+1 617 630 7400

mary.patalita@cushwake.com

Brendan Miller

+1 617 219 6494

brendan.miller@cushwake.com



75
STATE

STATE STREET

KILBY STREET

BROAD STREET

WATER STREET



BOSTON, MA

75 STATE

75STATE.COM

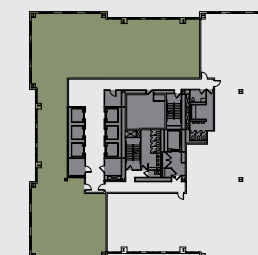
DOOR 28

09 RSF

STATE STREET

KILBY STREET

DOOR 29



DIVCOWEST.

Rockhill
AN AFFILIATE OF ROCKPOINT



DIVCOWEST.

Rockhill

AN AFFILIATE OF ROCKPOINT



75 STATE

75 STATE STREET BOSTON, MA 02109 75STATE.COM



Thomas Ashe +1 617 204 4112 thomas.ashe@cushwake.com
Brendan Miller +1 617 219 6494 brendan.miller@cushwake.com
Mary Patalita +1 617 630 7400 mary.patalita@cushwake.com

