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For Immediate Release

Koeppel Rosen Announces Two New Leases at Midtown Office Properties

*Medical services company MD2 International secures lease at 902 Broadway;
Interior design firm Studio Zuchowicki takes space at 236 West 27th Street*

New York, NY – (September 8, 2025) – [Koeppel Rosen LLC](#), leasing and management agent for the Rosen family portfolio, and stewards for a number of historic Manhattan office properties, announced new office leases at 236 West 27th Street and 902 Broadway. The two transactions include:

- **MD2 International, LLC secures 4,500-square-foot lease at 902 Broadway:** MD2 International, a pioneering concierge medicine practice offering patients around-the-clock access to dedicated physicians in upscale environments, will occupy a partial space on the 16th floor of 902 Broadway. The space will be used as a medical office clinic. Charles Gerace with Jones Lang LaSalle represented the tenant and ownership was represented in-house by Max Koeppel.
- **Studio Zuchowicki, LLC secures 1,562-square-foot lease at 236 West 27th Street:** the New York City-based interior design firm, founded in 2020 by designer Sebastian Zuchowicki, will occupy a partial space on the tenth floor of 236 West 27th Street. Noah Jay and Eric Best with Compass represented the tenant and ownership was represented in-house by Max Koeppel.

“It’s gratifying to see the continued leasing momentum throughout our portfolio,” said Max Koeppel, Director of Leasing, Koeppel Rosen LLC. “We’re pleased to announce these latest deals which reaffirms the desirability of our properties and the long-term strength of the office market.”



About 902 Broadway: Built in 1911, 902 Broadway has undergone a comprehensive capital improvement program to modernize the historic property, including a new lobby, security, destination dispatch elevators and other building systems. With 12-foot ceiling heights and large windows, each 18,200-sq.ft. floor is filled with light and affords efficient layouts.

Current availability at the property includes the entire fourth, fifth and sixth floors as well as a partial 5,345-square-foot space on the 16th floor. Koeppel Rosen is also constructing two smaller pre-builds on the third floor (5,858 and 3,041

square feet). Current tenants include IMAX, SeatGeek, Fenwick & West, restaurant Aqua New York, and William Grant & Sons.



About 236 West 27th Street: Constructed in 1928, 236 West 27th Street is a 15-story mixed-use office building located in Midtown Manhattan's Chelsea neighborhood. The building offers a total of 124,588 rentable square feet, with average floor plates varying between 1,562 to 7,157 square feet. Designed by architect William I. Hohaus, the building includes a triple-arched entryway leading to a modernized lobby and 24/7 building access.

The roster of tenants currently leasing space at 236 West 27th include the Fashion Institute of Technology, Darius Toraby Architects, P.C., and the Manhattan Institute for Psychoanalysis. Partial space on the seventh floor and the entire ninth floor remains available for lease.

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About Koepfel Rosen

A prominent presence for generations in the New York City real estate market, the Koepfel and Rosen families have combined their decades of experience into a partnership that provides well-located, meticulously managed, and competitively priced properties to tenants seeking office space in Manhattan. For more details, visit <https://www.koepfelrosen.com/>.