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FINAL FOR RELEASE

Koeppel Rosen Announces New 33,783 Rentable Square Foot Lease for Nomadworks at 122 West 27th Street in Manhattan

16-Year Lease Brings Coworking Operator to Entire Ninth, 10th and 11th Floors of Building

New York, NY – (October 6, 2026) – [Koeppel Rosen LLC](#), leasing and management agent for the Rosen family portfolio, and stewards for a number of historic Manhattan office properties, announced Nomadworks has signed a new 16-year, two-month lease totaling 33,783 rentable square feet at 122 West 27th Street in Manhattan.



The lease covers the building's entire ninth, 10th and 11th floors, which will be transformed into a new coworking location for Nomadworks.

Nomadworks is a New York City-based coworking and flexible office space provider offering private offices, shared workspaces, meeting rooms, and workplace amenities for businesses, entrepreneurs, and remote professionals. Max Koeppel, Director of Leasing at Koeppel Rosen, represented ownership in-house. LSL Advisors represented the tenant.

“Koeppel Rosen is pleased to welcome Nomadworks to 122 West 27th Street and to have secured such a long-term commitment for the building,” said Max Koeppel. “The lease at 122 West 27th Street expands the Nomadworks presence in Manhattan and reflects the continued demand for flexible workspace throughout the city.”

About 122 West 27th Street

Constructed in 1913 by architectural firm Townsend, Steinle & Haskell, 122 West 27th Street is a 12-story office building in Manhattan's Chelsea neighborhood. The property contains a total leasable area of 135,132 square feet and is located in an amenity-rich area with access to several luxury restaurants, hotels, and retailers. Local attractions like Madison Square Park and the Empire State Building are just a few blocks away.

Tenants currently occupying space at 122 West 27th Street include Van Wyck & Van Wyck, America Works of New York, Howell Belanger Castelli Architects and Eden Gallery. Currently, there remains limited available space for lease throughout the building.

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About Koeppel Rosen

A prominent presence for generations in the New York City real estate market, the Koeppel 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.koeppelrosen.com/>.