

215 PARK AVENUE SOUTH

LOCATION	Northeast corner of 18th Street and Park Avenue South		HVAC/SUPPLEMENTAL COOLING	Air cooled tenant controlled A/C units; Steam heating supplied by Con Edison
YEAR BUILT	1914 (Renovated 2018)		ELECTRIC	Up to six (6) Watts per square foot exclusive of A/C available for tenant use
ARCHITECT	Maynicke & Franke		LIFE/SAFETY	Fully sprinkled; addressable Class E System
BUILDING SIZE	338,636 RSF		SECURITY/ACCESS	<ul style="list-style-type: none"> • The building security desk is manned 24 hours a day, 7 days a week • Turnstiles with access cards for tenants in the lobby • CCTV surveillance in public areas and all elevators
BUILDING HEIGHT	Twenty (20) Floors		TELECOM/CABLE	Crown Castle Fiber, Skywire Networks, Spectrum, Verizon, Wired Certified Gold
BUILDING CONSTRUCTION	Steel and Brick Double-hung insulated operable windows Facade: Brick and Masonry Lobby under renovation		TRANSPORTATION	Close proximity to subway lines: 4, 5, 6, L, N, Q, R
FLOOR SIZES	Floors 2-15	17,255 RSF	AMENITIES	Near Union Square, The W Hotel and fine dining restaurants
	Floors 16-17	16,612 RSF	ENERGY PERFORMANCE	Energy Star rated
	Floor 18	16,686 RSF		
	Floors 19-20	16,679 RSF		
TYPICAL SLAB HEIGHTS	Retail	19' 6"		
	2-3	13' 3"		
	4-20	11' 6"		
COLUMN SPACING	18'6"			
ELEVATORS	<ul style="list-style-type: none"> • Four (4) passenger elevators, three (3) freight • Full modernization of the passenger and freight cabs with new motors, hoists, controls and interiors • Loading dock located on 18th Street 			

BUILDING SPECIFICATIONS