

BUILDING SPECIFICATIONS

LOCATION	Southwest corner of the intersection of Park Avenue and East 59th Street
YEAR BUILT	1960 / Renovated 2016
ARCHITECT	Skidmore, Owings and Merrill
BUILDING SIZE	201,411 RSF
BUILDING HEIGHT	182'7"; 11 Stories
BUILDING CONSTRUCTION	Framing reinforced concrete. Façade single pane glass in aluminum metal framing
FLOOR SIZES	Typical Square Footage* Floor 11 14,800 Floors 7-10 18,800 Floors 2 - 6 19,700 Ground 8,400 Basement 4,700
CEILING HEIGHTS	Typical: 8'6" to 9'2" (finished ceiling) Ground: 12 Feet Slab to Slab
FLOOR LOADS	<ul style="list-style-type: none">• Sub-Cellar: 100PSF• Sub-Cellar: 100PSF• 1st Floor: 100PSF• Floors: 2-11: 50PSF• Floors: 12-14 100PSF• Typical tenant: 50PSF

ELEVATORS	Three (3) passenger cars, Two (2) freight elevator car
HVAC	Two 250 ton chillers operated on refrigerant R-134a; 5 air handlers; Con Edison steam heating. Operation hours are from 8:00 AM – 6:00 PM
SUPPLEMENTAL COOLING	Condenser water available for tenant supplemental air conditioning.
ELECTRIC	Con Edison services both buildings with (2) 4000-amp service switches and (1) 2500-amp service switch. Power is 208 volts 3 phase. There are (2) electric closets on each floor, one on the east side and one on the west side.
LIFE/ SAFETY	Fully sprinklered; addressable Class E system
TELECOM	<ul style="list-style-type: none">• Verizon• Spectrum• Pilot Fiber (coming soon)
SECURITY/ACCESS	Building has no turnstiles