

142

EAST 31ST ST



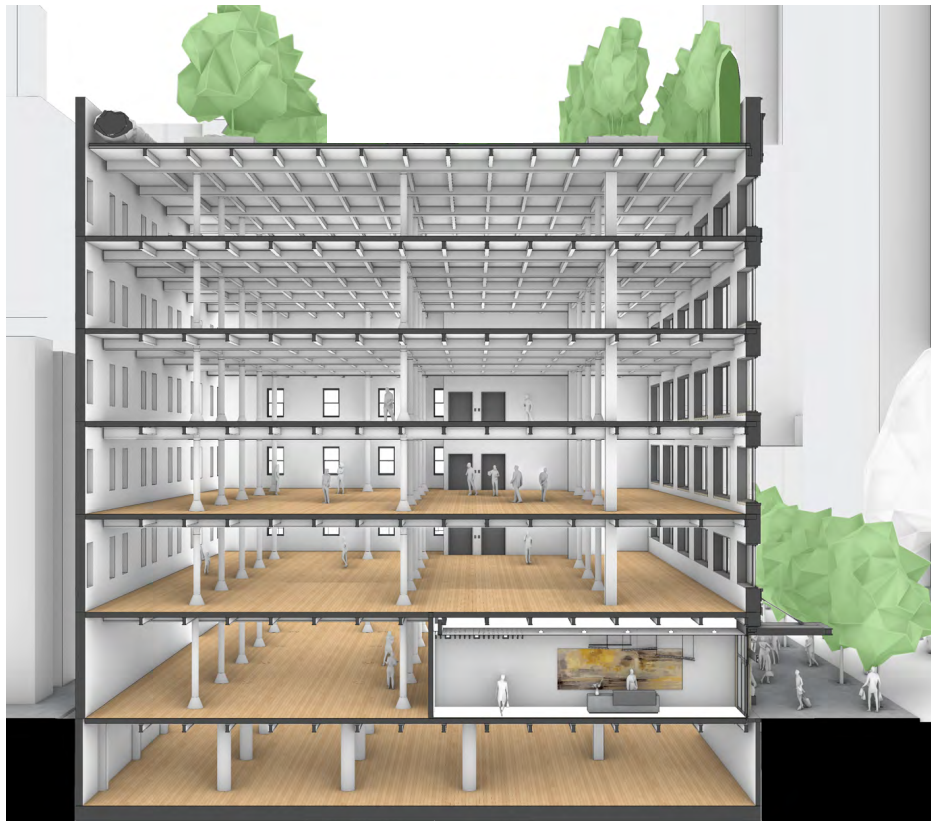
146 FEET OF FRONTAGE ON EAST 31ST STREET

IDEAL FOR SCHOOL, OFFICE, MEDICAL OR RETAIL

NEWMARK

PROPOSED CROSS SECTIONS

OFFICE



- BLANK CANVAS, CUSTOMIZABLE TO THE USERS NEEDS
- APPROXIMATELY 14,000 SF AVAILABLE PER FLOOR
- 20'-30' COLUMN SPACING PROVIDES FOR OPEN FLOORPLATES
- CEILING HEIGHTS: GROUND FLOOR: 15' FT & 2ND - 6TH FLOORS: 12' FT
- 14,000 SF ROOF DECK POTENTIAL

SCHOOL



- HAVE THE SECURITY AND PRESTIGE OF YOUR OWN BUILDING
- UP TO 110,000 SF AVAILABLE WITH BSA VARIANCE FOR ROOFTOP GYM
- GROUND FLOOR CAN REMAIN COLUMN FREE OR COLUMNS CAN BE REINSTALLED AND THE SECOND FLOOR TRUSSES REMOVED
- LOT LINE WINDOWS PROVIDES FOR NATURAL FROM ALL DIRECTIONS
- SEPARATE DRIVEWAY TO THE BASEMENT PROVIDES FOR PRIVATE PARKING

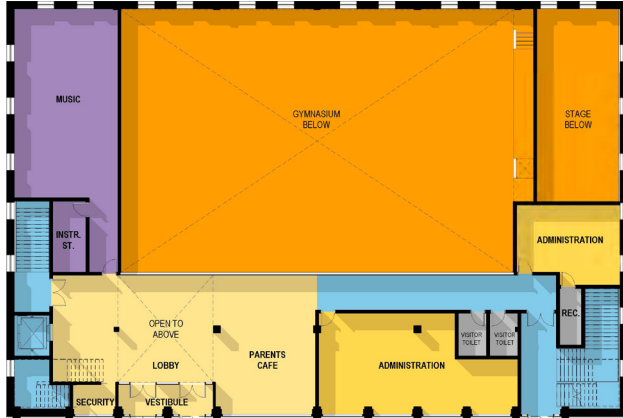




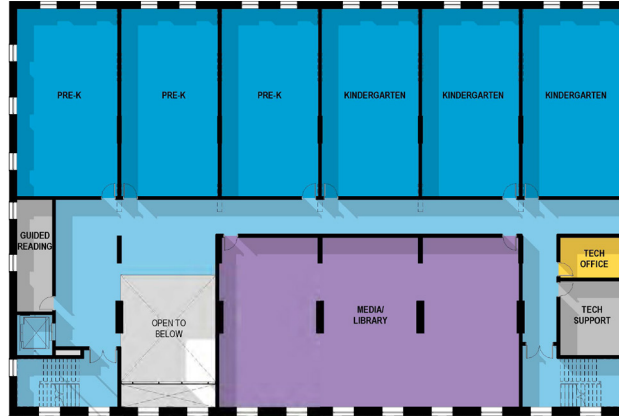


SCHOOL TEST-FITS

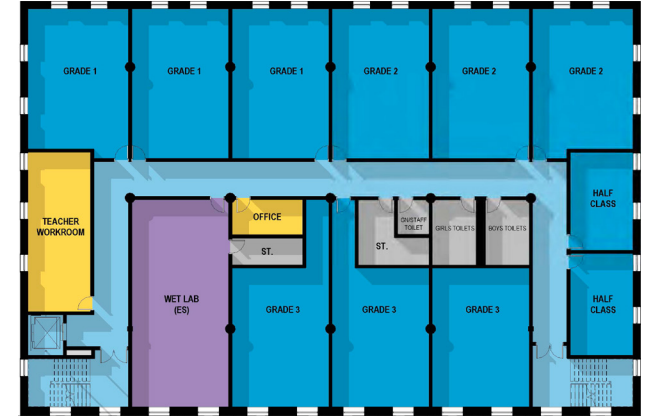
1ST FLOOR



2ND FLOOR



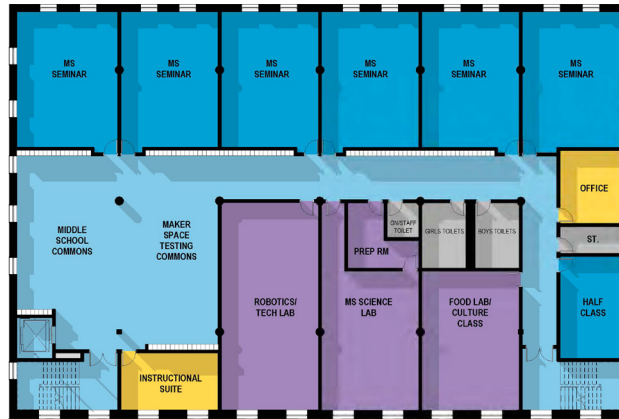
3RD FLOOR



4TH FLOOR



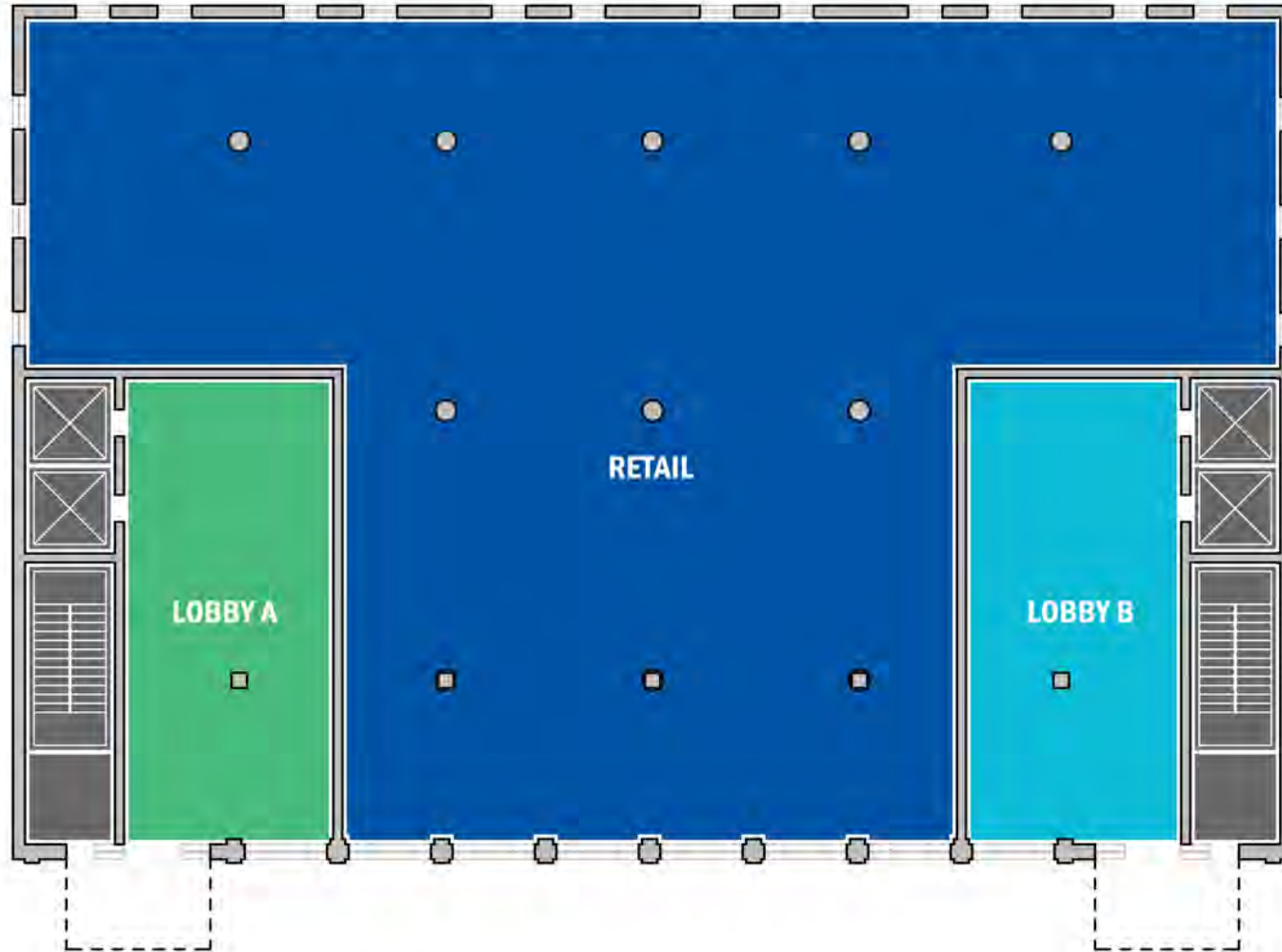
5TH FLOOR



6TH FLOOR



OFFICE CORE & SHELL PLAN



HOWARD KESSELER
212-372-2110
HOWARD.KESSELER@NMRK.COM










JASON PRUGER
212-372-2092
JASON.PRUGER@NMRK.COM

ADAM WEINBLATT
212-372-2103
ADAM.WEINBLATT@NMRK.COM

ALEXANDER KESSELER
212-372-0766
ALEXANDER.KESSELER@NMRK.COM

NEWMARK



-  142 E 1st
-  Schools
-  Hospitals and Urgent Care
-  DD Center
-  Empire Center
-  NYU Langone
-  New York Public Library
-  Yeshiva University
-  Subway stop