

# 125 PARK AVENUE







LOBBY EXTERIOR

125 PARK AVENUE



125 PARK AVENUE





NEW ELEVATOR BANKS

125 PARK AVENUE



125 PARK AVENUE



NEW ELEVATOR CABS





125 PARK AVENUE



PRE-BUILT FINISHES





125 PARK AVENUE

RECEPTION | SUITE 320

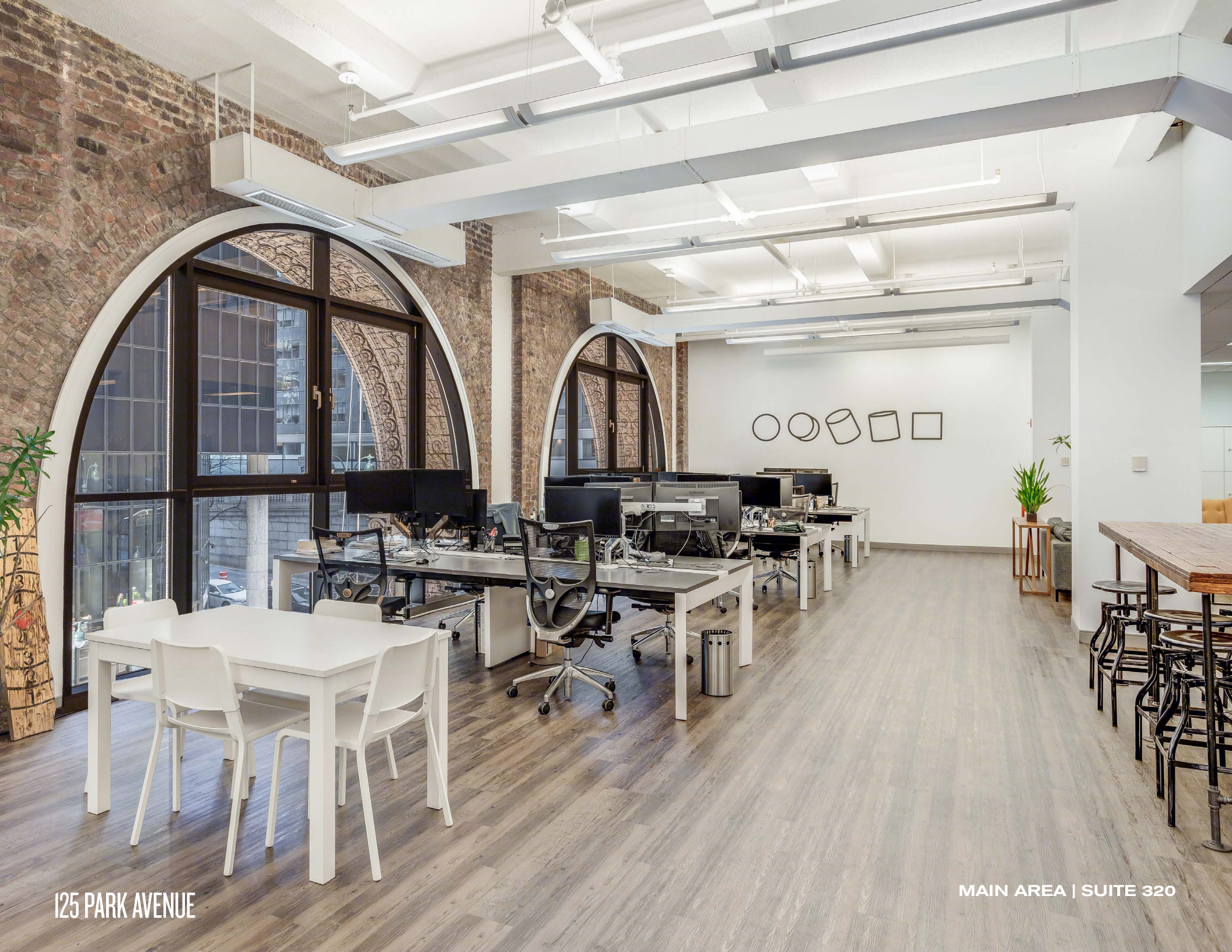




125 PARK AVENUE

PANTRY | SUITE 320





125 PARK AVENUE

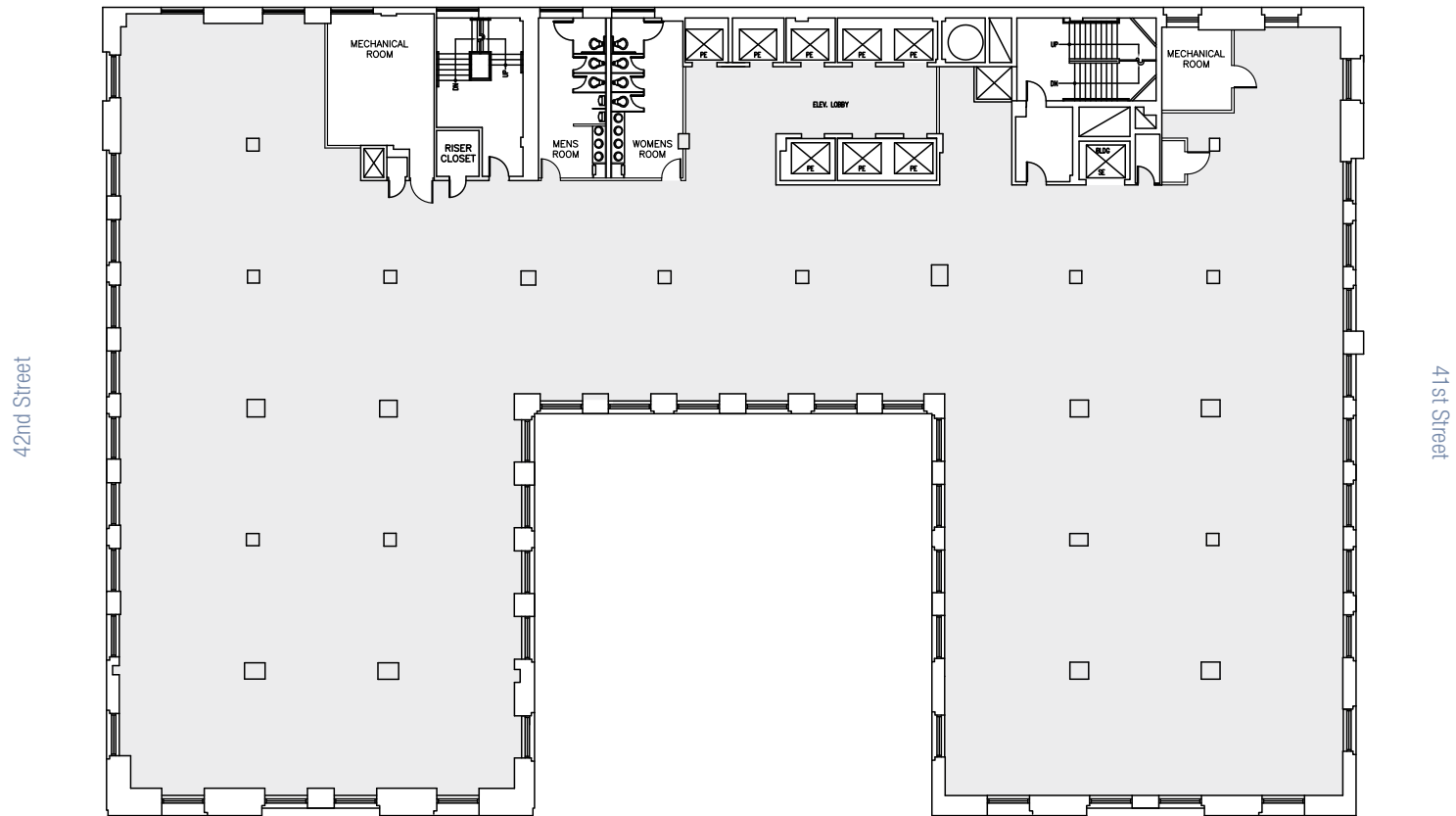
MAIN AREA | SUITE 320



# 125 PARK AVENUE

CORE AND SHELL

ENTIRE 21ST FLOOR — 26,304 RSF





# 125 PARK AVENUE

## NEIGHBORHOOD MAP







125 PARK AVENUE

THE little BEET

BIENVENIDOS

PARK AVENUE PLAZA



# 125 PARK AVENUE

## BUILDING SPECIFICATIONS

<b>LOCATION</b>	Northeast corner of Park Avenue and 42nd Street	
<b>YEAR BUILT</b>	Built: 1923   Renovated: 2008	
<b>ARCHITECT</b>	York & Sawyer	
<b>BUILDING SIZE</b>	653,736 rsf	
<b>BUILDING HEIGHT</b>	Twenty-six (26) Floors, basement and sub-basement	
<b>BUILDING CONSTRUCTION</b>	<ul style="list-style-type: none"><li>- Concrete encased structural steel flange columns</li><li>- Facade: Brick and terra cotta with fenestration and granite with glazed painted aluminum</li><li>- Lobby: Newly renovated with marble walls finished with Italian Basaltina stone flooring</li><li>- Ceilings are vaulted and finished with Venetian plaster</li></ul>	
<b>FLOOR SIZES</b>	<b>Below Grade</b>	21,809 rsf
	<b>Ground</b>	15,501 rsf
	<b>Floor 2</b>	30,129 rsf
	<b>Floor 3</b>	21,929 rsf
	<b>Floors 4-5</b>	31,377 rsf
	<b>Floors 6-7</b>	31,071 rsf
	<b>Floor 8</b>	25,723 rsf
	<b>Floors 9-14</b>	25,656 rsf
	<b>Floor 15</b>	25,653 rsf
	<b>Floors 16-17</b>	25,366 rsf
	<b>Floors 18-20</b>	26,225 rsf
	<b>Floor 21</b>	26,256 rsf
	<b>Floor 22</b>	24,809 rsf
	<b>Floor 23</b>	25,151 rsf
	<b>Floor 24</b>	25,536 rsf
	<b>Floor 25</b>	21,123 rsf
	<b>Floor 26</b>	9,556 rsf

<b>FLOOR LOADS</b>	Basement, Ground, 2nd Floors: 120 lbs/sq.ft. 3rd-26th Floors: 60 lbs/sq.ft.
<b>TYPICAL SLAB HEIGHTS</b>	11'3"
<b>COLUMN SPACING</b>	East to West on center is 20' 6" North to South on center is 21' 6"
<b>ELEVATORS</b>	Fourteen (14) passenger, one (1) freight Loading dock is located on 41st Streets
<b>HVAC/SUPPLEMENTAL COOLING</b>	Two (2) water-cooled DX units per floor, ranging in size from 22 to 35 tons. Gas boilers provide perimeter heating
<b>ELECTRIC</b>	Four 4000-amp. 120/208-volt, three (3)-phase, four (4) wire service. Up to six (6) watts per sq. ft. available for tenant use.
<b>LIFE/SAFETY</b>	Fully addressable Class E system; building fully sprinklered
<b>SECURITY/ACCESS</b>	<ul style="list-style-type: none"><li>- The building security desk is manned 24 hours a day, 7 days a week</li><li>- Turnstiles with access cards for tenants in the lobby</li><li>- CCTV surveillance in public areas and all elevators</li></ul>
<b>TELECOM/CABLE</b>	Altice, Cogent, Spectrum Business, Verizon Wired Certified Platinum
<b>TRANSPORTATION</b>	Directly across the street from Grand Central Terminal and Subway Lines 7, S, B, D, F and V
<b>AMENITIES</b>	Near Pershing Square, restaurant with new outdoor public seating, in building bank and gym

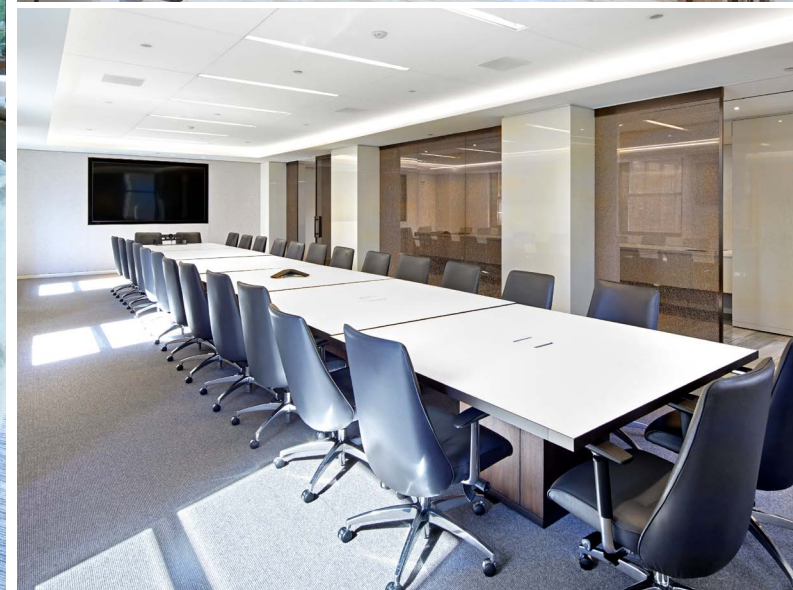
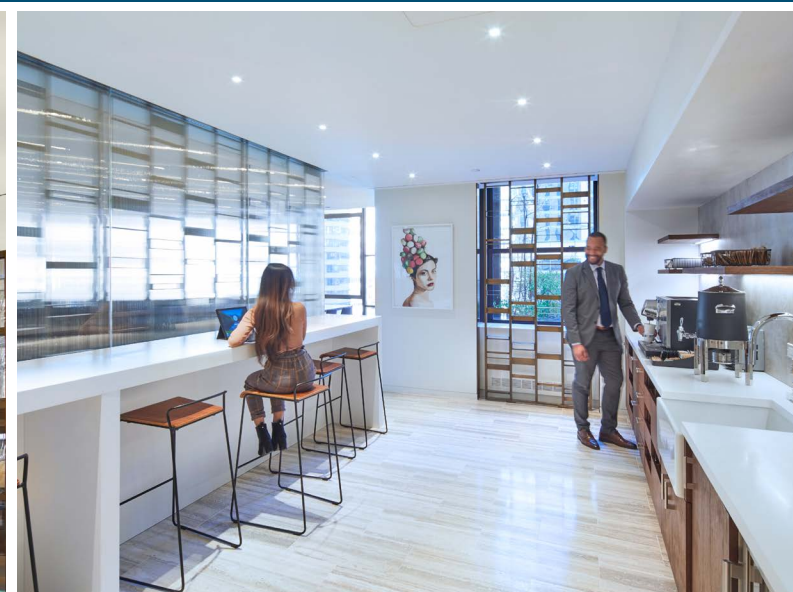




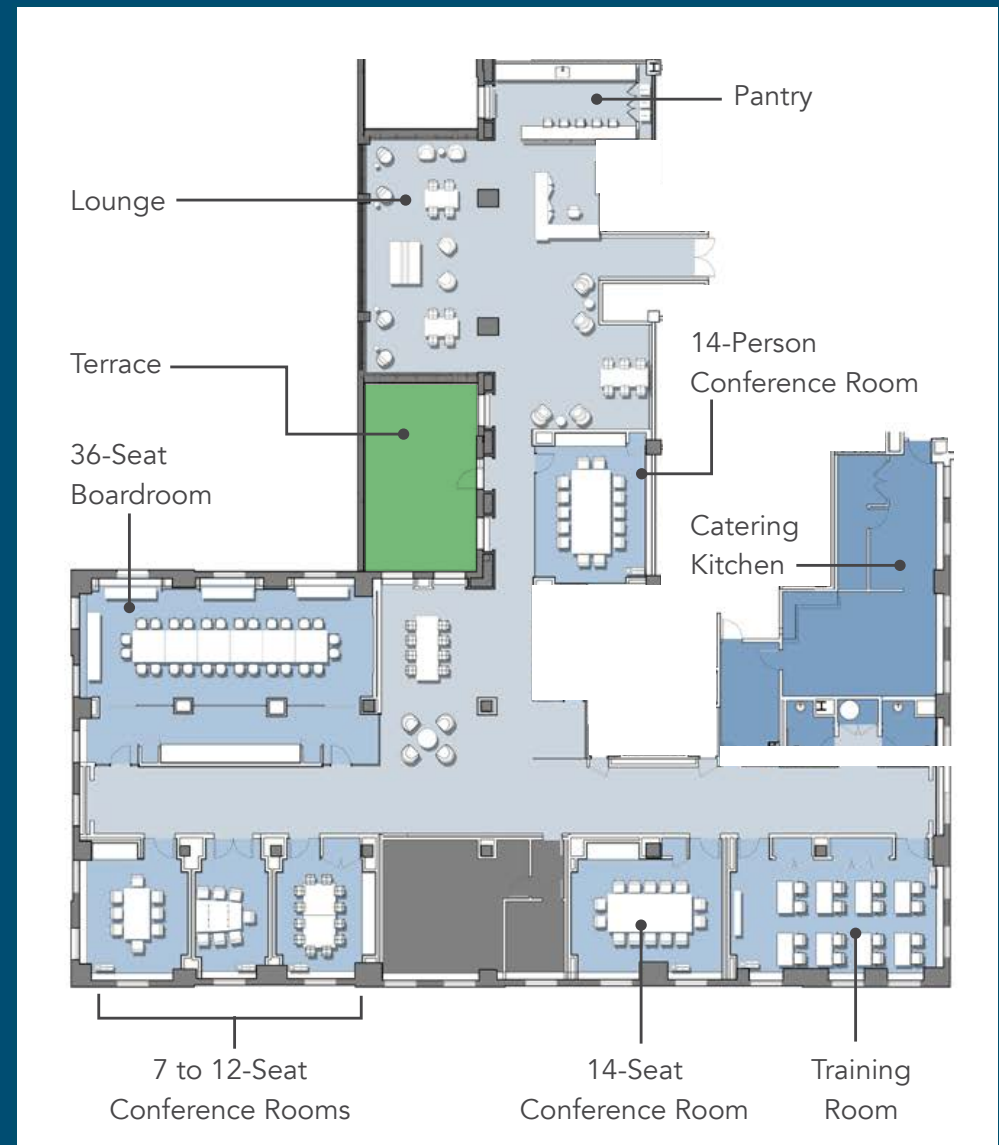


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