

# 1100 SECOND AVE





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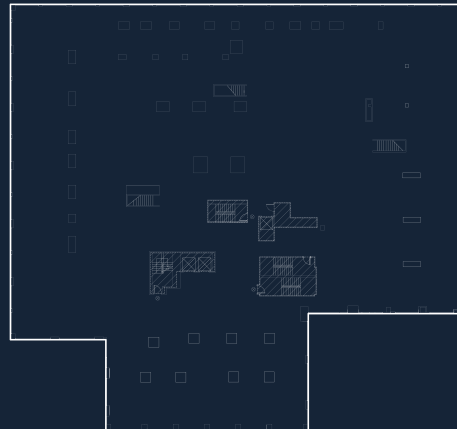
## NORTHEAST CORNER OF EAST 57TH STREET

At the intersection of Midtown  
East, Sutton Place and the  
Queensboro Bridge

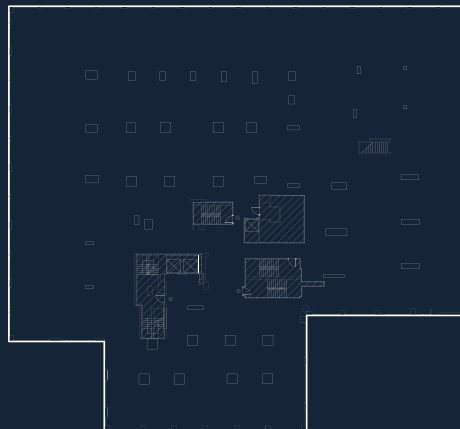




3rd Floor



4th Floor



## PROPERTY DETAILS

### SIZE / CEILING HEIGHT

3rd Floor - **33,233 SF / 11' 3"**

4th Floor - **33,233 SF / 14' 3"**

### POSSESSION

Immediate

### COMMENTS

- Unique building-within-a-building opportunity, with dedicated entrance and lobby on the corner of East 57th Street and Second Avenue
- Floors can be leased separately or together
- Excellent visibility along an extremely high-traffic corridor, with 55,000+ vehicles per day
- Access to the Queensboro Bridge and Roosevelt Island Tramway, and in close proximity to the 4-5-6-E-F-M-Q subway lines
- At the base of The Excelsior, a luxury 48-story, 370-unit residential building
- Densely populated residential area bordering a bustling office district
- Flexible occupancy – office, medical, fitness, education uses all considered

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