

257 PARK AVENUE SOUTH

BUILDING FACT SHEET



GENERAL DESCRIPTION

- Owner: 257 Park Avenue South Associates
- Year Completed: 1912
- Rentable Area: 226,000 RSF

AREA AMENITIES

- Location: Within the Flatiron District/Union Square/Gramercy Park neighborhood surrounded by a variety of restaurants and retailers. Across the street from Gramercy Park and blocks away from Union Square Park/Station

ORIGINAL DESIGN & CONSTRUCTION

- Architect: Warren & Wetmore
- Frame: Concrete encased steel structure
- Exterior Finish: Brick masonry and terracotta

HEATING, VENTILATION & AIR CONDITIONING

- Air conditioning: Air and water cooled package units

CONSTRUCTION DETAILS

- Number of Floors: 20
- Typical Floor Size: 12,617 RSF
- Column Spacing: 22' x 22'
- Typical Slab Height: 13' 6"
- Windows: Operable double-hung

ELECTRICITY

- General: 120/208 three phase
- Electric Closets: Located on each floor
- Distribution: 400 amps per floor
- Emergency Generator: Not equipped

ADA COMPLIANCE

Building entrances, lobbies, elevators, and restrooms are all ADA compliant

FIRE SAFETY

Building is equipped with a Class E fire alarm system

TELECOMMUNICATIONS

Telephone and internet services are available through various providers servicing the building

PASSENGER ELEVATORS

- Number: 4

FREIGHT ELEVATORS

- Number (and capacity): 2
- 3,500 lbs. capacity

SECURITY

- 24-hour concierge desk
- Security camera in lobby

RETAIL TENANTS

- Blue Bottle Coffee, Bravo Pizza

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