

100 ORCHARD

Townhouse · Block & Lot 409-4 · Lower East Side

The building is 1879 a landmark, a piece of NYC history. A 26-foot wide 8-story elevator hotel building that has been renovated. The building has 22 suites with all the original details in place. The property is fully sprinkler with a state-of-the-art fire alarm system. The property lies in the heart of the Lower East Side near the Tenement Museum. This is prime opportunity for a hotel user they can also use it for selling time-shares, or turn it into a condo hotel. The property would also make a great bed and breakfast opportunity, for an institution as school or an opportunity to piece together a series of galleries in one space on a historic Museum block.

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\$19,000,000 (Approx. \$864 /Sq.Ft.)

- 22 Units
- 8 Floors
- 46 Rooms
- 23 Baths

Lot Dimensions: 26x88
Building Dimensions: 26x85
Bldg Sq. Footage: 22,000



GROUND FLOOR: This floor has a lounge area, to the rear of the ground floor is open space can be used as a restaurant. The basement has open space which can be used as a bar lounge or can be used for extra seating.

SECOND FLOOR: The second floor has three suites, two on the front and the other on the rear. The two front suites have a bedroom, a full bathroom, a full bathroom and a closet. The rear suite has a bedroom; a living room with a closet, a full bathroom and a balcony.

THIRD FLOOR: This floor has four suites, two on the front and two on the rear. The two front suites have a bedroom with a closet and a full bathroom. The two rear suites each have a bedroom, a full bathroom, closets and two 8' glass doors that lead to the balcony.

FOURTH FLOOR: This floor has four suites, two on the front and two on the rear. The two front suites have a bedroom with a closet and a full bathroom. The two rear suites each have a bedroom, a full bathroom, closets and two 8' glass doors that lead to the balcony.

FIFTH FLOOR: This floor has four suites, two on the front and two on the rear. The two front suites have a bedroom with a closet and a full bathroom. The two rear suites each have a bedroom, a full bathroom, closets and two 8' glass doors that lead to the balcony.

SIXTH FLOOR: This floor has three suites, two on the front and one on the rear. The two front suites each have a bedroom with a closet and a full bathroom. The rear suite has a bedroom, a full bathroom, two closets and 8' glass doors that lead to the balcony. This suite has a great view of the Lower East Side.

SEVENTH FLOOR: This floor has two suites, one on the front and one on the rear. The front suite has a bedroom, a living room, two closets, a full bathroom and two 8' double

glass doors, which leads to the balcony. The rear suite has a bedroom, a living room, a full bathroom and two 8' double glass doors that lead to the balcony. This suite has 17' ceiling and great northern and eastern views of the Lower East Side.

EIGHTH FLOOR: The eighth floor has two suites, one on the front and the other in the rear. The front suite has a bedroom, a living room, closet, a full bathroom and two 8' double glass doors that leads to the balcony. The rear suite has a bedroom, living room, full bathroom, and two 8' glass doors that lead to the balcony. This suite has 17' ceiling and great northern and eastern views of the lower east side.