

## 351 W 54th St

Townhouse · Block & Lot 1045-6 · Clinton

351-354 West 54th Street is a 75' wide development opportunity in the heart of Midtown West just south of Columbus Circle. The property is located on the north side of West 54th Street between 8th & 9th Avenues and lies within both an R8 zone as well as the Special Clinton Zoning District. Approvals have been secured for the construction of a 7 story, 34,810 SF\*, luxury residential building. Current plans call for 33 condominium apartments of various sizes, featuring floor to ceiling windows, ample out door space, limited on-site parking, a gym, bicycle room, and basement storage facilities. Purchasers will also receive twenty-eight 421 A certificates and may be able to assume existing negotiated fixed price construction contracts. Interested parties can either purchase the development site "as is" along with the existing plans or opt to have the developer deliver a finished, newly constructed, building. Ownership is requesting proposals to sell the site on an "as is" basis and asking \$39,000,000 to deliver a finished building to the buyer.

**\$39,000,000**

- 33 Units
- 7 Floors
- 99 Rooms
- 99 Baths



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