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26 West 87th Street

Single Family Townhouse | Block & Lot 1200-46 | 5-Story + 3 Floors with extension

\$12,950,000

\$61,156 Annual RE Taxes

26 West 87th Street is a magnificent 20-foot wide, 5-story single family mansion, situated on one of the loveliest tree-lined blocks off Central Park West within the Upper West Sides-Central Park Historic District. This wonderful Thom & Wilson mansion which was once home to the legendary Jazz Singer Billie Holiday has a Renaissance Revival Brownstone façade with motifs of flower garlands, an impressive heated L-shape stoop with two landings. Approximately 6,300 square of interior space in addition to the basement. Abundant light, grand scale rooms with soaring ceilings ranging from 12 feet on the parlor floor to 10 feet on the fifth floor. This mansion is in the last stages of a full renovation offering 7 bedrooms, 6 full baths, 2 powder rooms and 9 original fireplace mantles. Original details abound from classic plaster moldings, extensive wood paneling, original grand staircase with detailed ceilings yet with today's conveniences. Truly a rare offering.

All nine fireplaces are original and were once wood-burning.

New systems include- new heating & air conditioning with one zone per floor, new boiler, new windows, new white oak flooring throughout, new electrical/cable internet, new kitchens (vents out), numerous new bathrooms, two new laundry rooms and new wine cellar

Approx 6,300 SF above grade with a total of approx. 7,700 SF including cellar, and nearly approximately 637 SF of outdoor space (not including the possibility for a roof deck).

CELLAR

Features a custom built wine cellar, powder room, laundry room, mechanical room, storage, and an oversized 27 x 18 feet finished room with 8-foot ceilings.

GARDEN FLOOR

Is a wonderful living and entertaining space with 9-foot ceiling height, offering a guest bedroom with large new bathroom, an 18 x 17 foot Media Room with its own kitchen and direct access to the generous sized garden. A staff bedroom is located on this floor.

PARLOR FLOOR

Upon entering, you are greeted with an impressive entry hall with original African mahogany coffered ceilings and paneled walls. This floor is filled with restored original details throughout - the grand staircase, intricate plaster ceiling moldings and 12.2-foot soaring ceiling height. A Formal Dining Room and a brand new 20-foot kitchen has custom cabinetry with expansive stone counters, a 5-burner gas stove, 30" stainless steel sink flanked by two dishwashers, wine cooler and a 42" Subzero. The new custom made kitchen door to the dining room is African mahogany and quarter sawn white oak.

The grand scale Living Room (18.6 x 19.2) is adorned with ornate detail including the original mantle and original white oak paneling. Additionally, there is a windowed office off the Living room. A new powder room is located on this floor.

THIRD FLOOR

Library and Master Bedroom Suite occupy this entire floor with 11-foot ceilings. The 18.6 x 19.3 library has original concave bay windows, dry bar with brass shelves, oak counter, EuroCave wine & beverage fridge. The Master Bedroom Suite is a dream with a massive bedroom with original wall moldings, a windowed (8.9 x 12.6) dressing room, a new bathroom with double sinks, soaking tub and separate walk-in shower with additional custom fitted dressing area.

FOURTH FLOOR

An oversized bedroom with its own new bathroom overlooks the tree-lined street while the south-facing bedroom with its own new bathroom offers a lovely 8.9x12.6 terrace. New laundry room can be found on this floor. 10-foot ceiling height.

FIFTH FLOOR

The front bedroom suite encompasses a wall of custom closets, original fireplace mantle and a new bathroom. Two south-facing bedrooms share a full bath. This floor has 10-foot plus ceiling height.

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