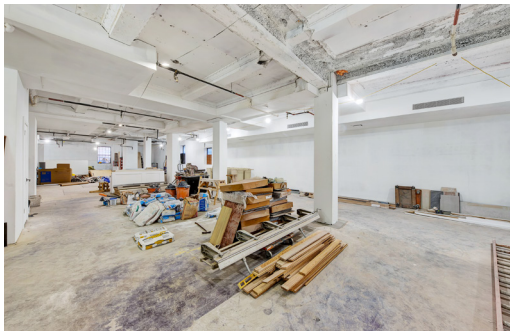
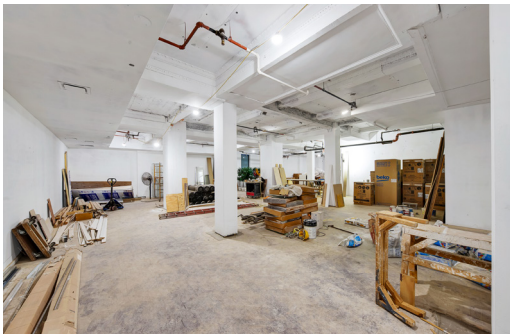




# 45 WEST 81ST STREET UPPER WEST SIDE, NYC

Between Central Park West and Columbus Avenue

**APPROXIMATE SIZE**  
6,548 SF

**ASKING RENT**  
Upon Request

**POSSESSION**  
Immediate

**TERM**  
Negotiable

**FRONTAGE**  
50 FT

**TRANSPORTATION**  
**B C 1**

## COMMENTS:

- Newly renovated community facility
- Base of 123 Unit Luxury Condo building
- White Box Community Facility
- Logical Divisions of 2,000 SF and 4,500 SF
- Conveniently positioned facing the Museum of Natural History & Central Park

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This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage, age, zoning, lot size are approximate. Buyer must verify the information and bears all risk for any inaccuracies, including the regulatory status of apartments. Any projections, opinions, assumptions or estimates used herein are for example purposes only and do not represent the current or future performance of the property.

### INTERIOR PHOTOS



[illegible]

**1 1ST FLOOR PLAN ( 10,149 SF )**  
SCALE: 3/16"=1'-0"

# 45 WEST 81ST STREET UPPER WEST SIDE, NYC

MEDICAL/COMMUNITY FACILITY FOR LEASE

## NEIGHBORS



45 Broadway  
29th Floor  
New York, NY 10006  
718.360.8801

**IPRG**  
RETAIL LEASING

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