

NEW TO MARKET  
RESIDENTIAL/COMMERCIAL TOWNHOUSE FOR SALE

246 EAST 48<sup>TH</sup> STREET

BETWEEN SECOND AND THIRD AVENUE



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BETWEEN SECOND AND THIRD AVENUE

**Asking: \$8,500,000**

**R/E Taxes: \$65,000 Per Annum**

**BUILDING SIZE:**

**5,591 SF ON 4 FLOORS**

**PLUS FINISHED BASEMENT**

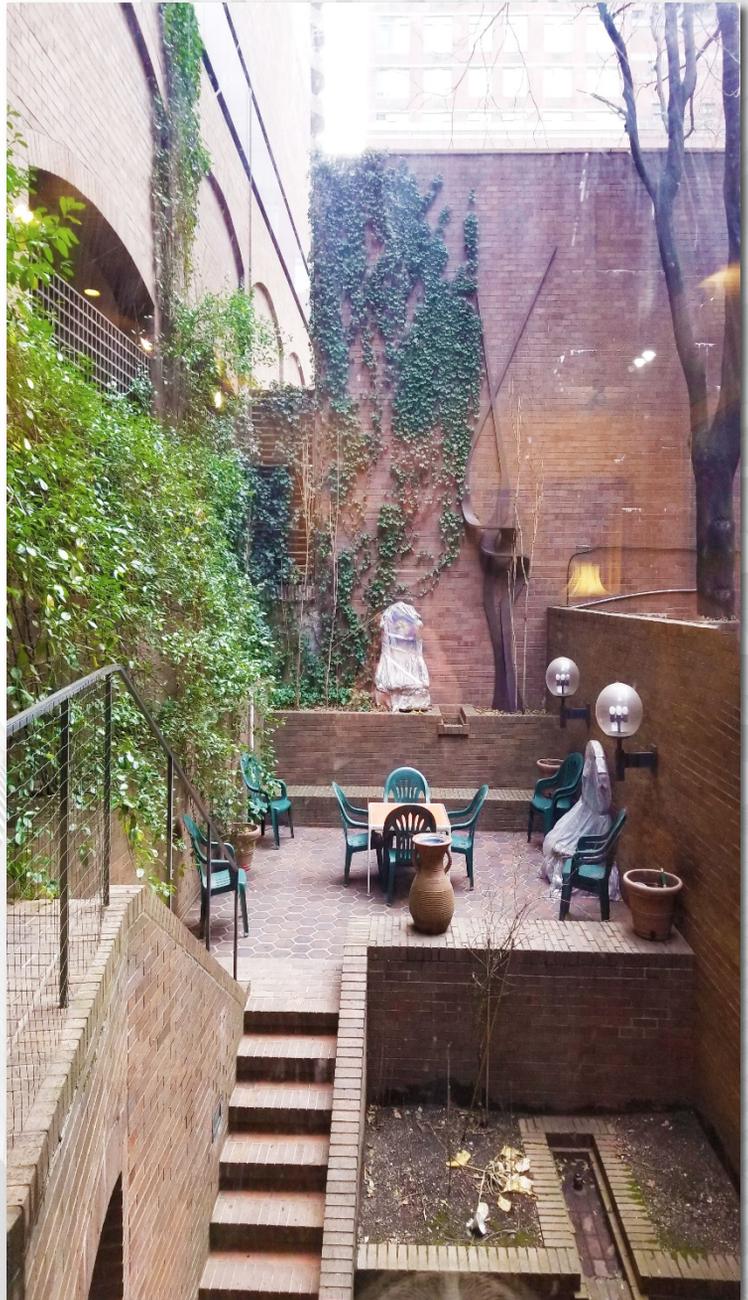
**Each Floor is Approx. 1,400 SF**

**Lot Size: 19x100**

**Building Size: 19x45**

## TOWNHOUSE FEATURES

- LARGE MULTI-LEVEL BACKYARD WITH WATER FOUNTAINS, MARBLE STATUES AND A ROOFTOP DECK
- CAN BE USED FOR COMBINATION OF CONSULATE/MISSION/RESIDENCE
- 5 BEDROOMS, 6 BATHROOMS, 4 KITCHENS, LARGE LIVING ROOM AND DINING ROOM
- LARGE TERRACES ON EVERY FLOOR OVERLOOKING BACKYARD GARDEN
- SKYLIGHTS ON 4<sup>TH</sup> FLOOR
- ARCHITECTURALLY UNIQUE WITH FLOOR TO CEILING WINDOWS FEATURED IN NYT ARCHITECTURE SECTION
- POSSIBILITY TO ADD AN ELEVATOR



**FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS :**

**GIL ROBINOV**

Executive Managing Director  
International Advisory Group  
917.693.3633  
grobinov@mhpny.com

**ANDREW C. ARVAY**

Director  
International Advisory Group  
212.763.4441  
aarvay@mhpny.com

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