

# 820 Second Avenue

Southeast Corner of East 44<sup>th</sup> Street, New York, NY

**Commercial Condominium Available— LAST REMAINING UNIT!!!**

As exclusive agents, we are pleased to offer the following space for purchase or lease:

Space	Area	Possession	Comments
Entire 3 <sup>rd</sup> Floor	12,726 RSF	Arranged	Reasonable divisions considered



## Features:

- Extremely close proximity to the United Nations and Grand Central Terminal
- Available for lease OR purchase
- Recently renovated 24-hour/7-day attended lobby
- See attached floor plan

## For Further Information, Please Contact:

**Scott J. Klau**  
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**Erik S. Harris**  
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**Newmark  
Knight Frank**

Global Real Estate Advisors



[www.newmarkkf.com](http://www.newmarkkf.com)

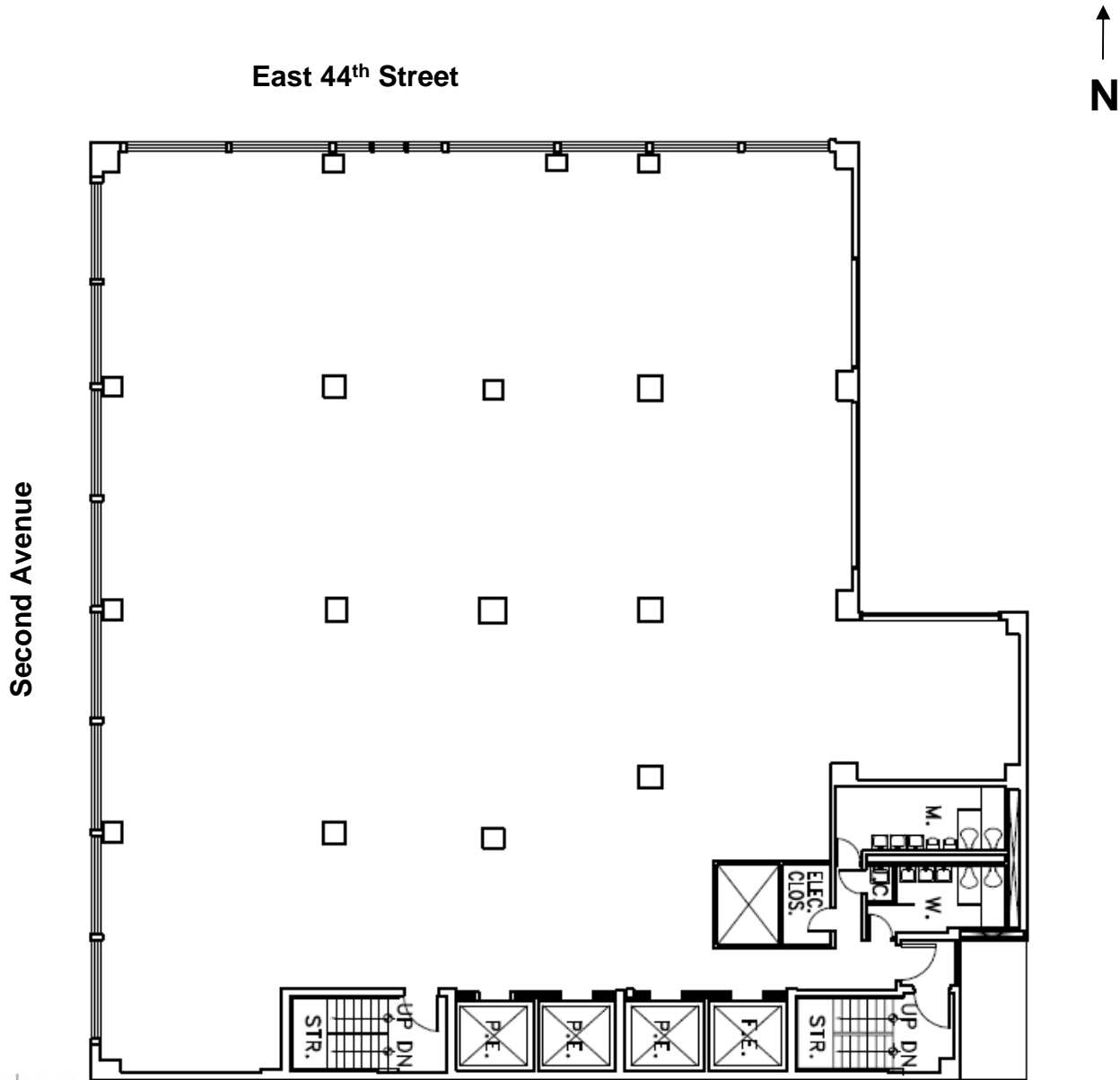
Procuring broker shall only be entitled to a commission, calculated in accordance with the rates approved by our principal only if such procuring broker executes a brokerage agreement acceptable to us and our principal and the conditions as set forth in the brokerage agreement are fully and unconditionally satisfied. Although all information furnished regarding property for sale, rental, or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice and to any special conditions imposed by our principal.

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## Entire 3rd Floor – 12,726 RSF



**Newmark  
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PHILIPS INTERNATIONAL

Not to scale. All dimensions are approximate.

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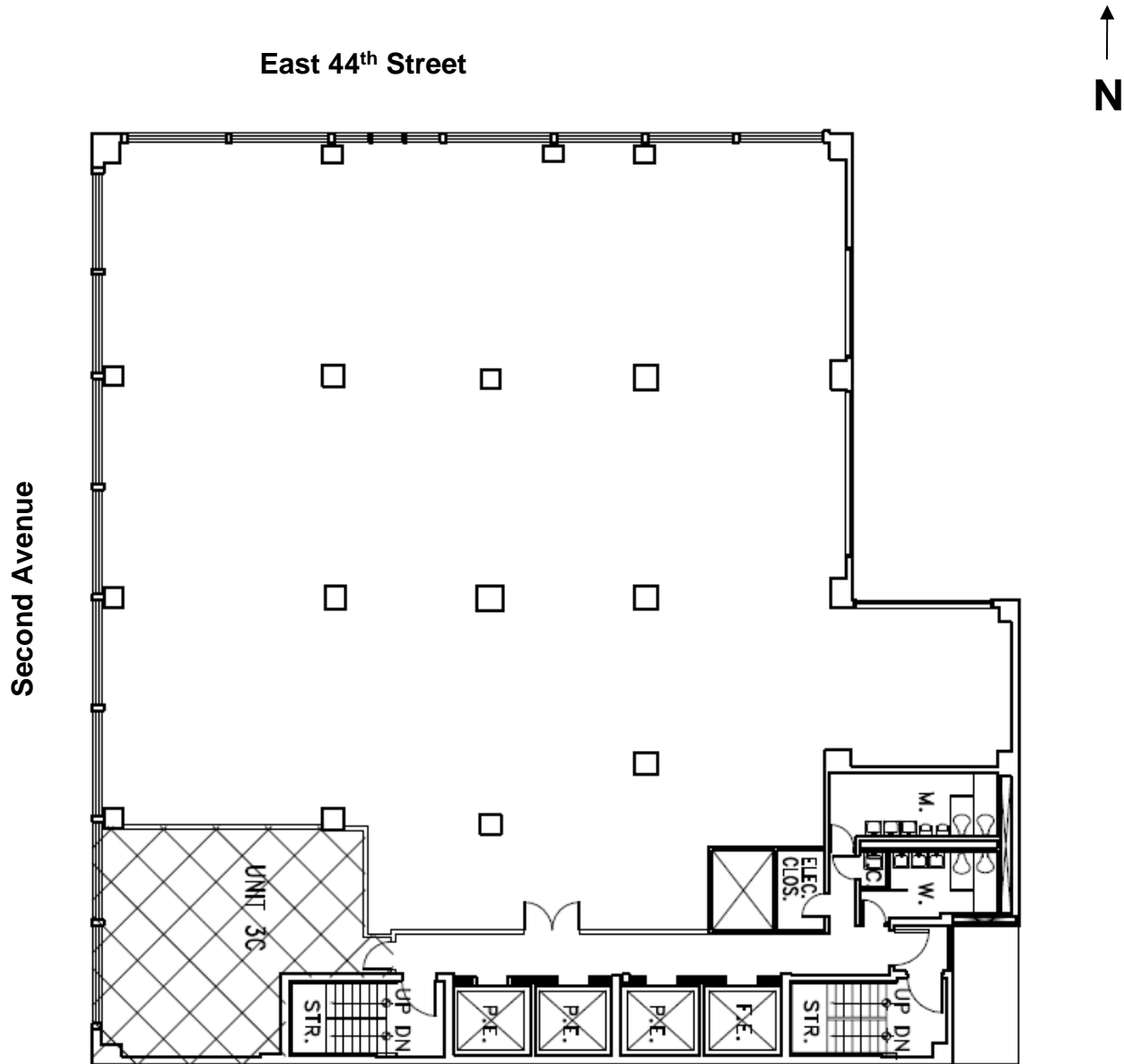
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## Partial 3rd Floor – 11,581 RSF



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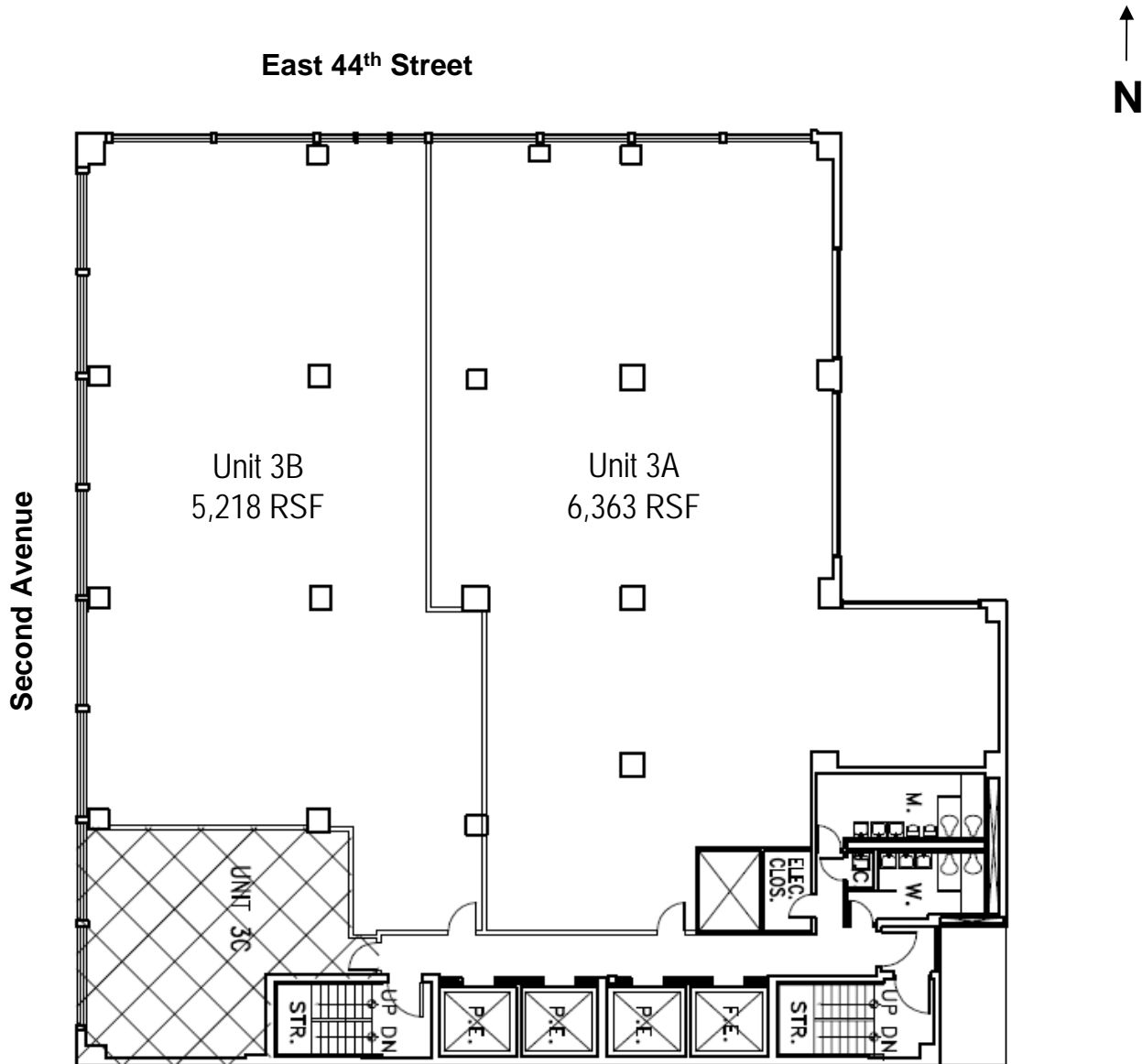
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## Partial 3rd Floor



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