



PROPERTY DETAIL

63 Madison Avenue

New York, NY | Gramercy Park

CONTACT

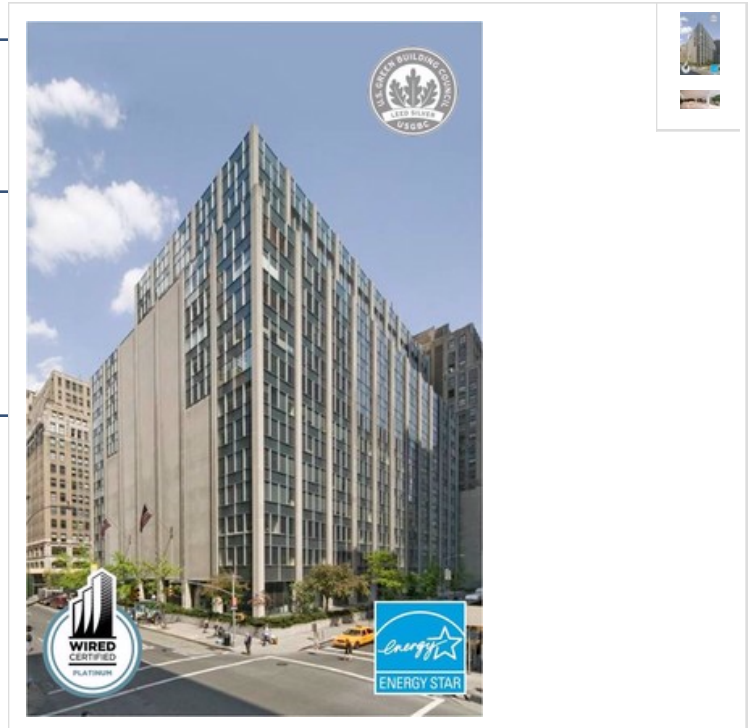
Peter S. Duncan - President and CEO
Phone 212-481-1122

Matthew J. Coudert - Executive Vice President
Phone 212-542-2121

Alex Bermingham - Associate
Phone 212-542-2189

BUILDING DESCRIPTION

Entrances at East 27th St. and East 28th St.
Private Terrace on the 13th Floor.
Tenants include Ziff Davis & NY Life Insurance.
*Proposed Lobby Shown



| Available Space | Size SF | Rent/Price | Term | Available | Lease Type | Status |
|-----------------|---------|--------------|------|-----------|------------|--------|
| 8 / Suite 800 | 54,097 | Upon Request | | Arranged | Direct | |
| 9 / Suite 900 | 54,097 | Upon Request | | Arranged | Direct | |
| 10 / Suite 1000 | 54,097 | Upon Request | | Arranged | Direct | |
| 11 / Suite 1100 | 54,097 | Upon Request | | Arranged | Direct | |
| 12 / Suite 1200 | 53,701 | Upon Request | | Arranged | Direct | |
| 13 / Suite 1300 | 38,605 | Upon Request | | Arranged | Direct | |
| 14 / Suite 1400 | 35,165 | Upon Request | | Arranged | Direct | |
| 15 / Suite 1500 | 33,724 | Upon Request | | Arranged | Direct | |

SPECIFICATIONS

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|-----------|--|
| Property | Type: Office Class: A- Tenancy: Multi-tenant |
| Lot | Size: 0 sf Block/Lot: 857/24 |
| Building | Size: 870,000 sf Year Built: 1961 |
| Floors | No: 15 Size: Floors 2-12 are 55,000 sf, Floors 13-15 are 35,000 sf |
| Telecom | WiredNYC Platinum: Broadview, Lexent, Lightpath, Time Warner Cable, Verizon High-Speed Internet & Verizon FIOS |
| Sprinkler | Yes |



| | |
|---------------------|--|
| Security / Lobby | Tended Lobby |
| Passenger Elevators | 12 passenger elevators |
| Freight Elevators | 1 freight, 4 escalators |
| Tenants | Ziff-Davis, Inc. & New York Life Insurance |
| Owner | 63 Madison Associates |
| Manager | George Comfort & Sons, Inc. |