



FEIL OFFICE PORTFOLIO

250 PARK AVENUE SOUTH



Building Fact Sheet

General Description

Owner: 250 Park, LLC
 Year Completed: 1912
 Rentable Area: 128,000 SF

Area Amenities

Location: Close proximity to Union Square and Madison Square Parks

Original Design & Construction

Frame: Concrete encased steel structure
 Exterior Finish: Limestone

Construction Details

Number of Floors: 12 floors
 Typical Floor Size: 11,665 RSF
 Column Spacing: 16 x 22
 Typical Slab Height: 13' 4" floor-to-floor
 Windows: Operable double-hung windows

Heating, Ventilation & Air Conditioning

Air Conditioning: Air and water cooled package units
 Hours of Operation: Tenant-controlled

Electricity

General: 120/208 three phase
 Electric Closets: All floors
 Distribution: Direct meter
 Emergency Generator: No

Telecommunications

Internet: Verizon, Intellispace, Time Warner

ADA Compliance

Lobby/Elevators: Yes
 Restrooms: Yes

Fire Safety

System: Class E

Passenger Elevators

Number: 2

Freight Elevators

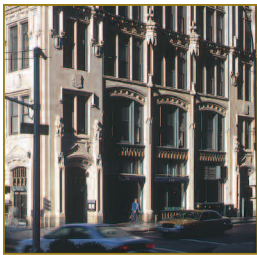
Number: 2
 4,000 lb. capacity

Security

24-hour concierge desk
 Security cameras in lobby

Other Information

Lobby Renovation: 2002



AT EAST 20TH STREET
 NEW YORK CITY



THE FEIL ORGANIZATION

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