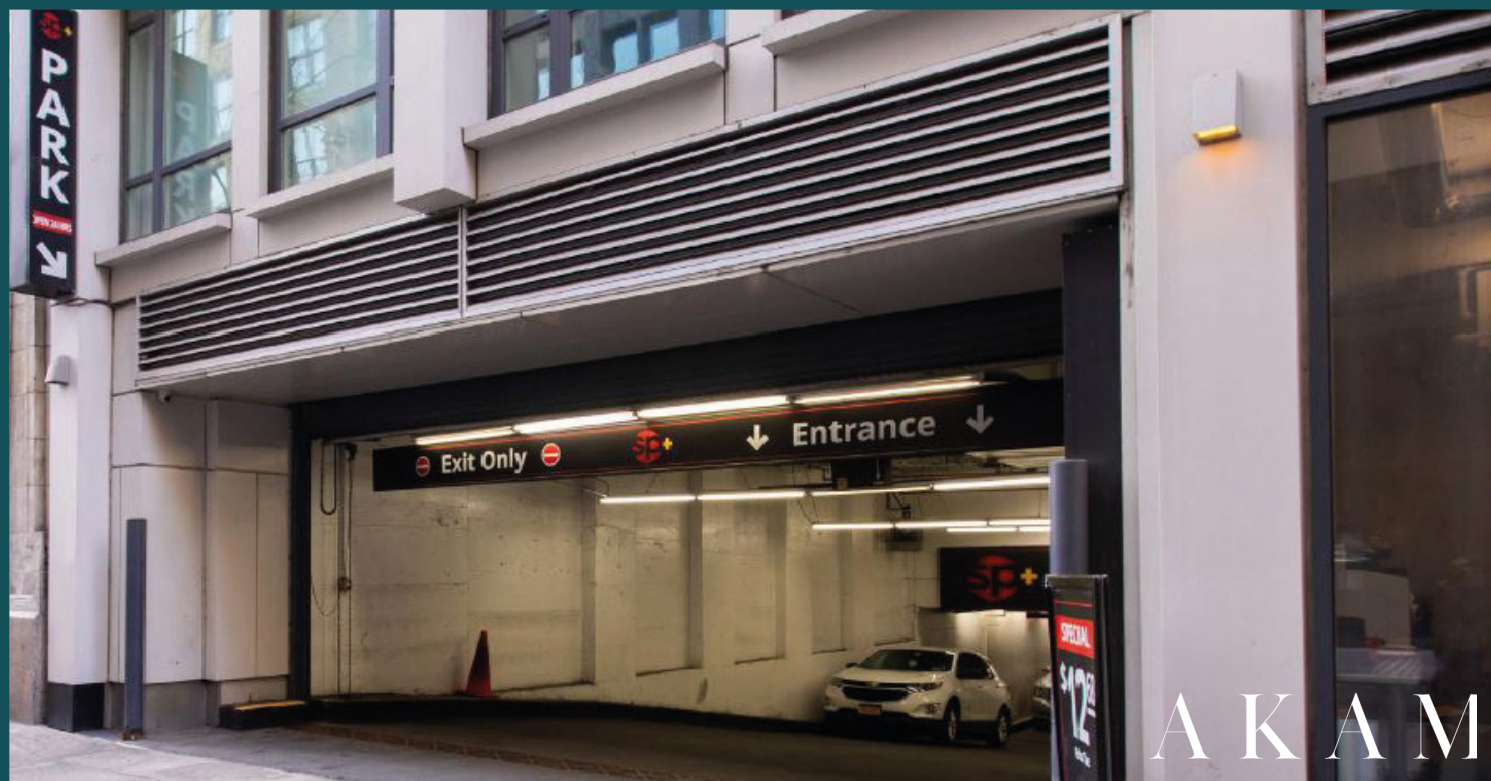


# GARAGE COMMERCIAL CONDOMINIUM FOR SALE



133 WEST 22<sup>ND</sup> STREET | CHELSEA x FLATIRON BORDER

AVAILABLE IMMEDIATELY

## Incredible Opportunity to Purchase Prime Garage Condominium

Located at the nexus of Chelsea and Flatiron, this space is available at the base of Chelsea's newest luxury residential development. The Garage Condominium is currently leased to SP Plus, one of the largest parking garage operators in the Country

The neighborhood encompasses two of Manhattan's most desirable commercial and residential enclaves, receiving ample foot traffic and situated in close proximity to numerous public transportation options.

*Current Tenant: SP Plus*

*RE Taxes: \$130,000 Per Annum*

*Base Rent: \$656,130 Per Annum*

*Common Charges: \$105,000 Per Annum*

*Spaces (C of O): 137*

*Price: \$10,150,000*

FOR PRICING & ADDITIONAL INFORMATION, PLEASE CONTACT:

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