

SUSAN PENZNER Real Estate

E X C L U S I V E



9 White Street

Ground Floor & Lower Level Co-Op
For Sale in the Heart of Tribeca

9 WHITE STREET

Between Church & West Broadway

FOR SALE Ground & Lower Level Co-op



PROPERTY SUMMARY

Ground: Approx. 3,200sf

Lower Level: Approx. 3,000sf

Ownership Type: Co-op

Price: Upon Request

Maintenance: \$5,050/mo (*includes Real Estate Taxes*)

BUILDING SUMMARY

Block/Lot: 178/24

Building Size: Approx. 38ft x 100ft

Built: 1861-62

Historic District: Tribeca East Historic District

Zoning: C6-2A, Tribeca Mixed Use District ("TMU")

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EXCLUSIVE

REBNY Although the information regarding property 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 hereof, and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice.

9 WHITE STREET

Between Church & West Broadway

FOR SALE Ground & Lower-Level Co-op



Unparalleled location in the heart of Tribeca, surrounded by world-class restaurants, shopping, art, as well as some of New York's most iconic residential real estate.

The space has undergone extensive renovations designed by architect ARO. Updated electric & plumbing. New staircase to the lower level. Newly installed white-oak hardwood floors on the ground floor, and polished concrete in the lower level; restored +/-16ft tin ceilings; exposed and restored cast-iron columns; restored skylight and rear windows. New HVAC.

As designed, the property will be an extraordinary ground-floor co-op showroom/gallery with lower level suitable for office. Alternatively, a purchaser has an incredible opportunity to make the property their own and tweak to their own specifications, whether it be luxury retail, corporate office, design, showroom, or any other high-end use. All zoning/use questions as well as current conditions should be confirmed by purchaser's architect.

Neighbors include an exciting mix of fashion, restaurants, design, and galleries. These include FoundRae, Ted Muehling, La Garconne, Issey Miyake, Thom Browne, James Perse, RBW Lighting, R 20th Century design, Double Knot Rugs, Ortuzar Projects, Frenchette, One White St, the Odeon.

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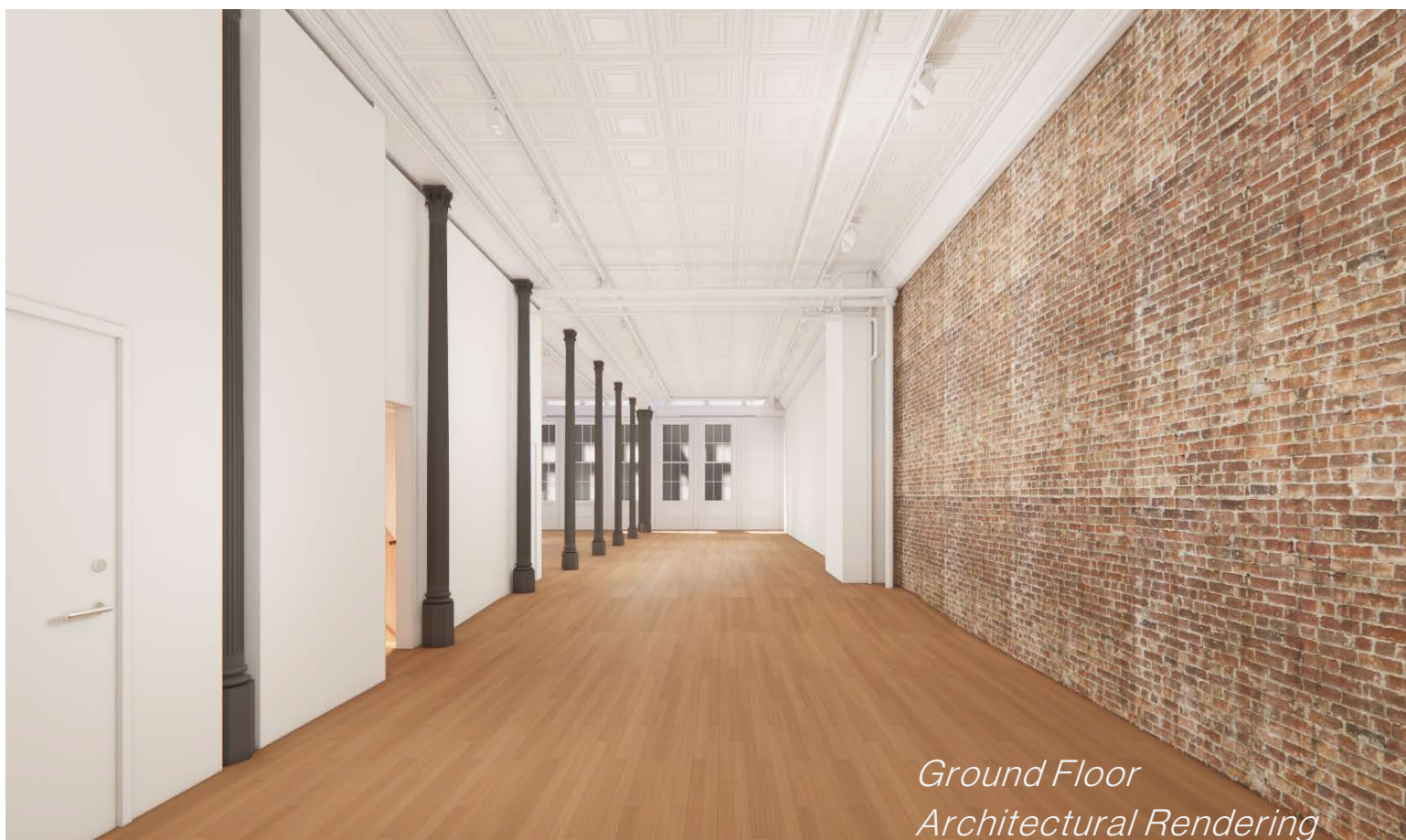
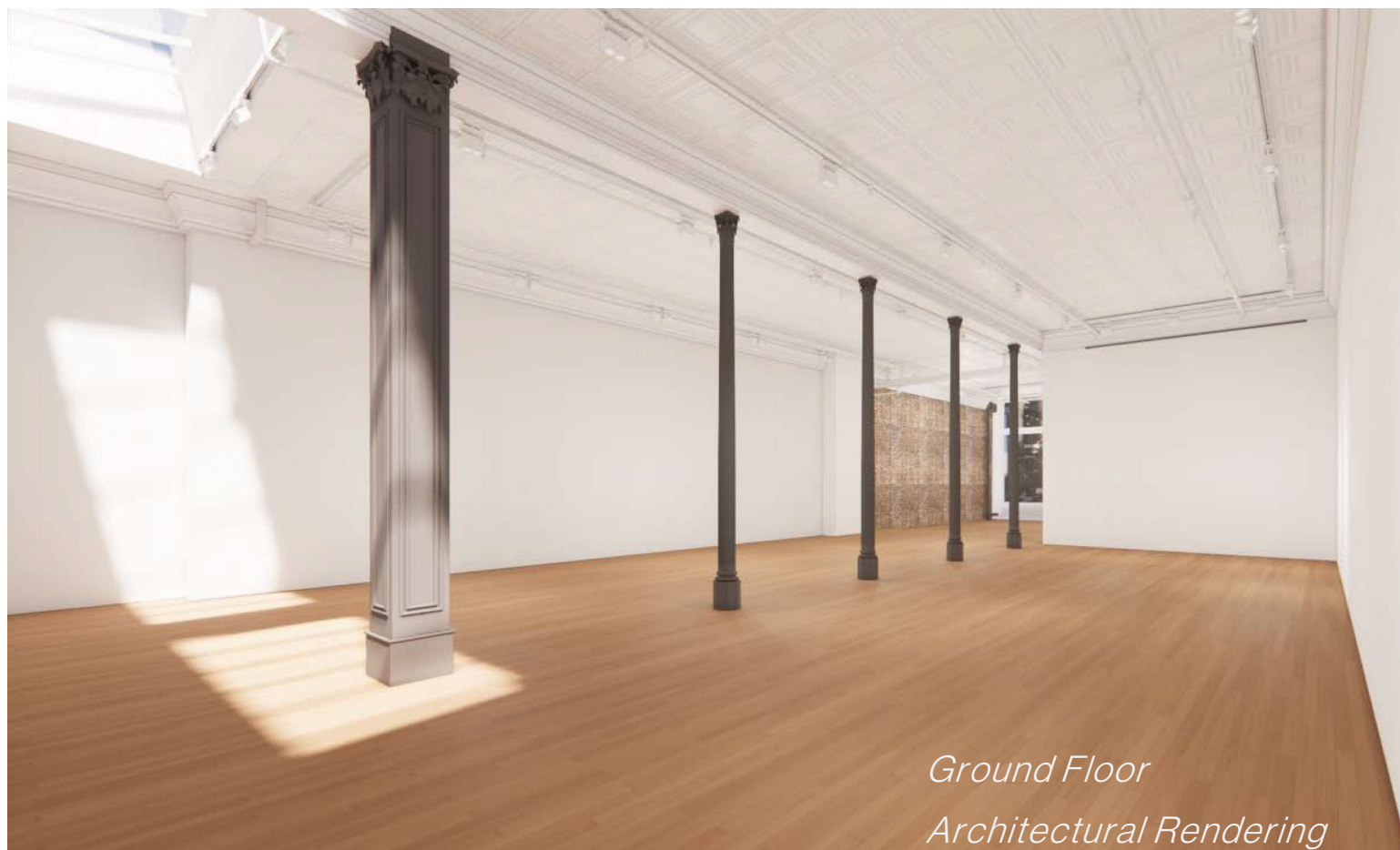
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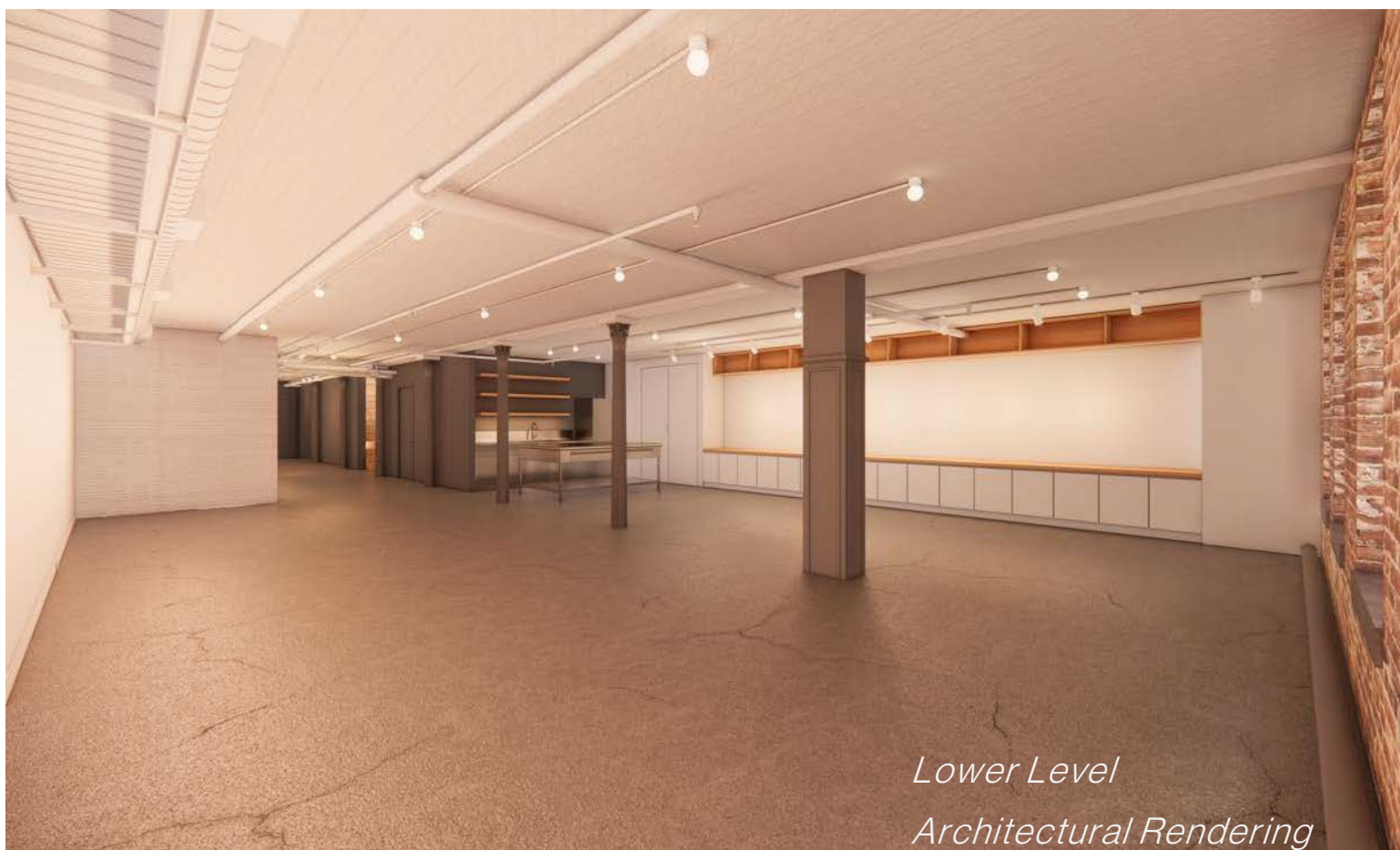
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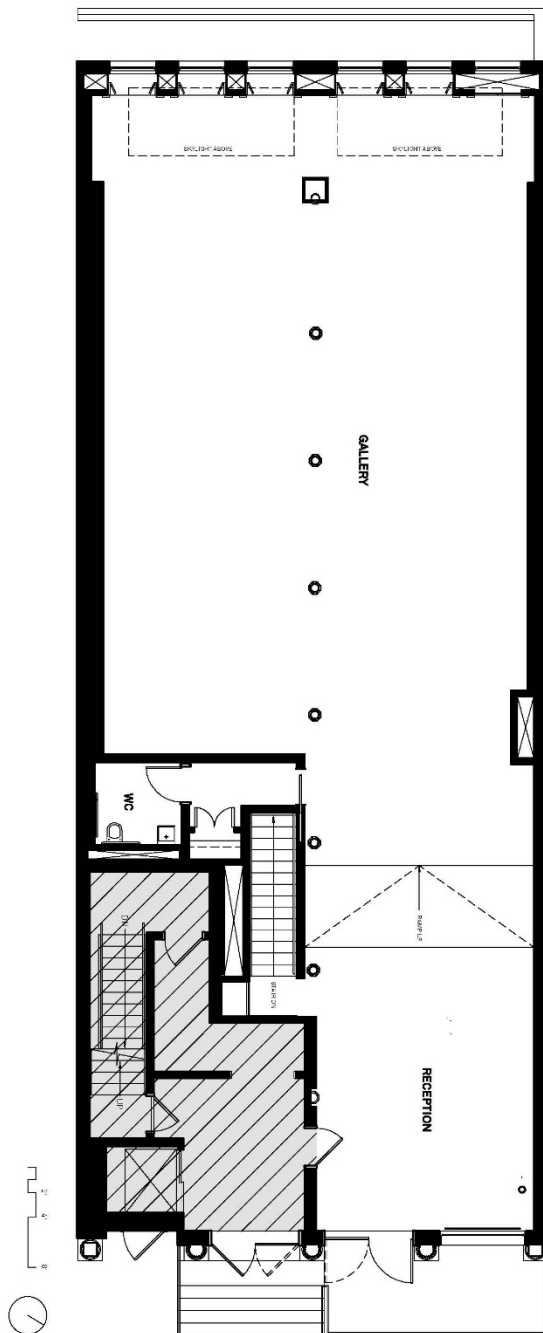
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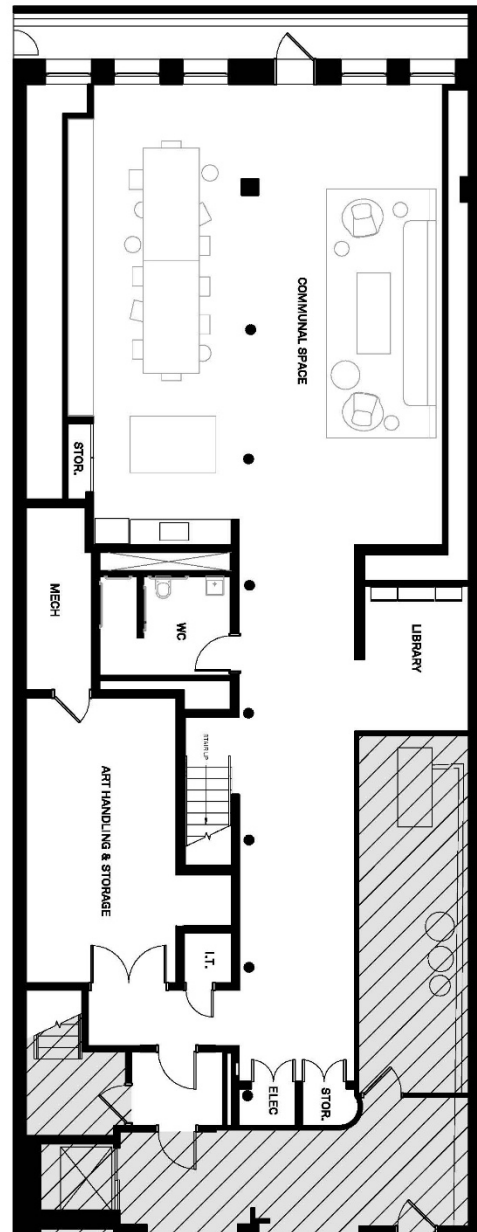


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Ground



Lower Level

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