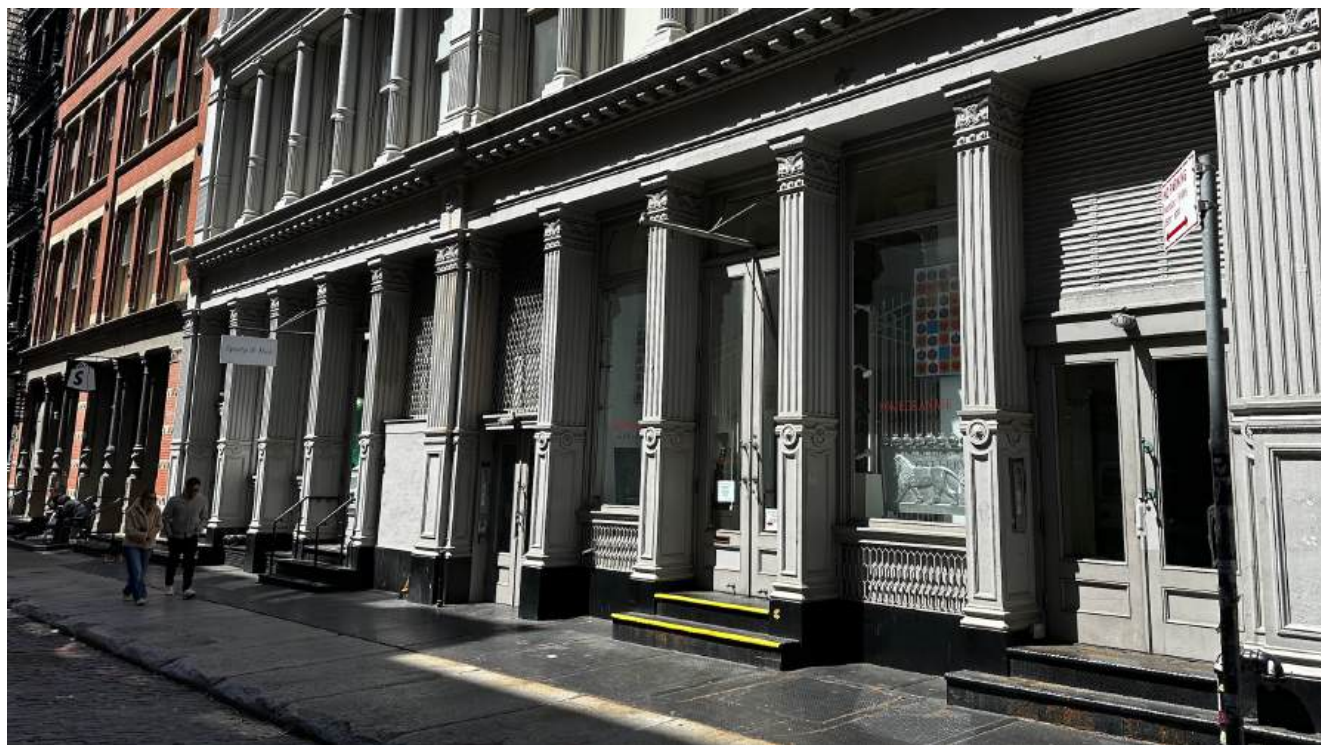


SOHO RETAIL COOP FOR SALE

137 GREENE STREET

West Side between Houston and Prince Streets



Ground Level - 3,200 SF

Lower Level - 2,500 SF

Frontage - 20 Feet

Ceiling Heights

16.25-Foot Ground

10-Foot Lower Level

Asking Price – Upon Request

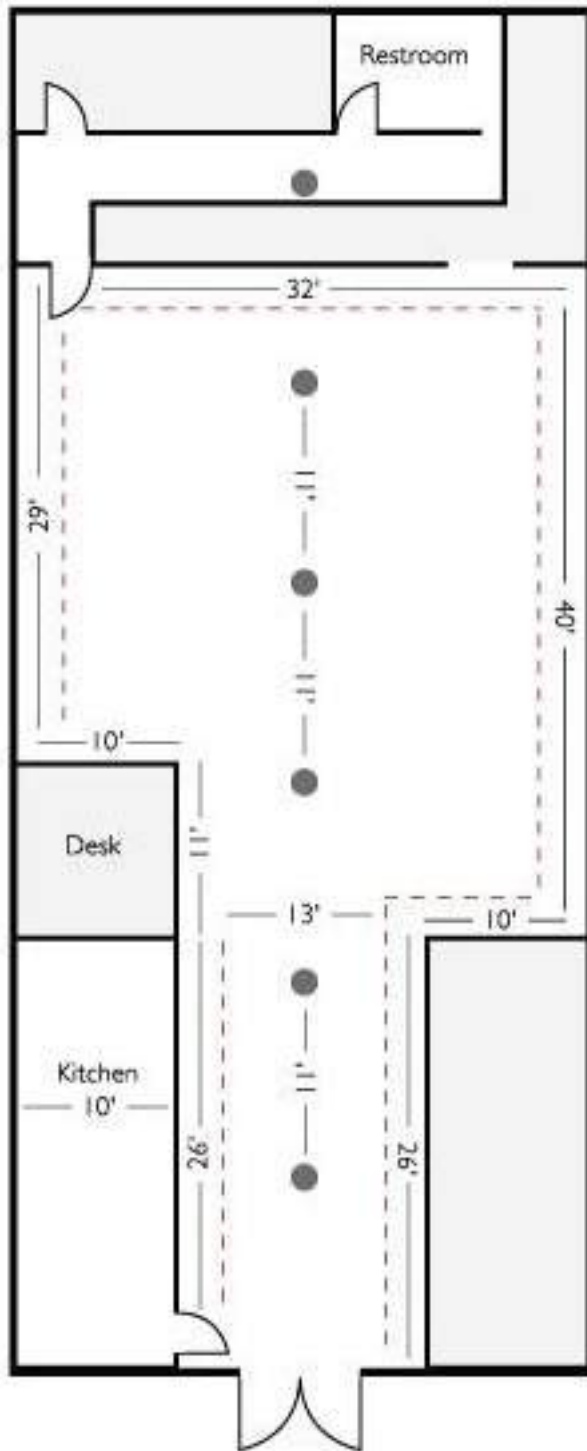
- Skylights on Ground Floor and Lower Level; must be reinstated

- Pole for Blade Sign

- Currently: Pomegranate Gallery

- Maintenance per month
Ground Floor: \$8,088.09
Lower Level: \$2,696.04





KEY

- 12" diameter columns
- - - - - Red dotted line to wall denotes area exhibiting art that does not move during events always 3'
- ▭ Private area

137 GREENE STREET
Ground floor

Please Contact:
 Peter Weisman
 212.300.3077
 peter@weismannyc.com



CERTIFICATE OF OCCUPANCY

BOROUGH MANHATTAN

DATE: MAR 07 2002

NO. 102904430

This certificate supersedes C.O. NO.

ZONING DISTRICT M1-5A

THIS CERTIFIES that the ~~XXXX~~-altered-~~XXXXXX~~-building—premises located at
137 GREENE STREET

Block 514 Lot "26"

CONFORMS SUBSTANTIALLY TO THE APPROVED PLANS AND SPECIFICATIONS AND TO THE REQUIREMENTS OF ALL APPLICABLE LAWS, RULES, AND REGULATIONS FOR THE USES AND OCCUPANCIES SPECIFIED HEREIN.

PERMISSIBLE USE AND OCCUPANCY

STORY	FIVE LOAD LBS. PER SQ. FT.	MAXIMUM NO. OF PERSONS PERMITTED	ZONING SWELLING OR ROOMING LIMITS	BUILDING CODE HABITABLE ROOMS	ZONING USE GROUP	BUILDING CODE OCCUPANCY GROUP	DESCRIPTION OF USE
CELLAR	00	10			9A	COMM.	ART STUDIO, STORAGE AND MECHANICAL
1ST FLOOR	170	74			6	COMM.	ART GALLERY
2ND FLOOR	170		1		17D	RES.	JLWQFA
MEZZANINE	40		1		17D	RES.	JLWQFA
3RD FLOOR	170		1		17D	RES.	JLWQFA
4TH FLOOR	170		1		17D	RES.	JLWQFA
5TH FLOOR	170		1		17D	RES.	JLWQFA
6TH FLOOR	170		1		17D	RES.	JLWQFA

THIS CERTIFICATE OF OCCUPANCY MUST BE POSTED
IN THE BUILDING IN ACCORDANCE WITH THE RULES
OF THE DEPARTMENT OF BUILDINGS, ADOPTED MARCH 31ST, 1967.

OPEN SPACE USES _____

(SPECIFY—PARKING SPACES, LOADING BERTHS, OTHER USES, NONE)

N.G.

NO CHANGES OF USE OR OCCUPANCY SHALL BE MADE UNLESS
A NEW AMENDED CERTIFICATE OF OCCUPANCY IS OBTAINED

THIS CERTIFICATE OF OCCUPANCY IS ISSUED SUBJECT TO FURTHER LIMITATIONS, CONDITIONS AND
SPECIFICATIONS NOTED ON THE REVERSE SIDE.

BOROUGH COMMISSIONER TO
BOROUGH SUPERINTENDENT

COMMISSIONER

ORIGINAL

OFFICE COPY - DEPARTMENT OF BUILDINGS

COPY

05/02/02

R.B.

DOB