

AUCTION

Online Bidding
Begins April 11

Previously \$2,495,000
Starting Bid \$1,500,000

2 BEDROOM APT. WITH SOARING CEILINGS
115 East 36th Street, Parlor Floor Level
New York, NY



Luxury Property Auctions
212.867.3333
prusa.com



Listing Agent
Jeffrey Silverstein

PROPERTY DESCRIPTION

Rumored to have once been the home of Jackie Kennedy's father, John Bouvier III, this 2 bedroom, 2 bathroom co-op sits on a beautiful quiet block of Murray Hill surrounded by other townhouses. Originally built in 1859 as a single-family home, this historical building is now a 7-unit co-op where the Parlor unit represents days of the past with grand living and entertaining spaces, evidenced by the 13-foot ceilings, grand living room and oversized bedrooms.

This home has been completely restored and renovated with no detail overlooked while also preserving original architectural features such as the bay window, intricate mouldings, wood burning fireplaces, rare storage cabinets/closets and the original wood floors.

Featuring a modern chef's kitchen, primary bedroom with ensuite bathroom, over-sized guest bedroom, luxurious bathrooms and incredible closet and storage space, this is a distinctive property not typically seen in Manhattan.



PROPERTY FEATURES

- 5 rooms, 2 bedrooms, 2 bathrooms
- 1,650 sq. ft. (approx.)
- Soaring ceiling heights as high as 13 feet
- 2 wood-burning fireplaces
- Antique built-in (currently used as a bar)
- Chef's kitchen featuring custom kitchen cabinetry from MCKB, Thermador professional appliances and caesarstone counters and Calacatta gold backsplash
- Primary bedroom with ensuite bathroom
- Walk in closet and additional storage/ closets throughout
- Carrera marble floors in bathrooms
- In-unit washer and dryer
- Private storage unit in the basement
- Monthly maintenance fee: \$2,882

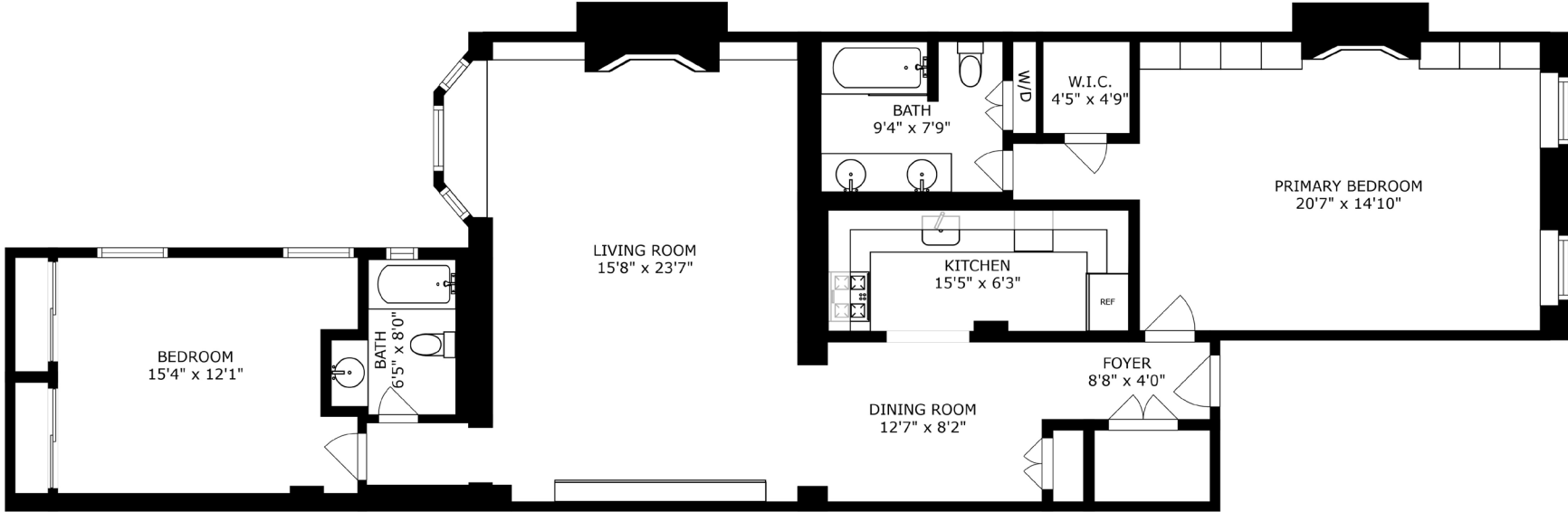


BUILDING DESCRIPTION

115 East 36th Street is a charming brownstone from the mid 19th century located in the heart of the Murray Hill Historic District between Park and Lexington Avenues. This landmarked 24' wide Italianate-style townhouse contains 7 units and was constructed in 1858 as one in a pair of similar residences with 113 East 36th Street by developers Kennedy & Haw. The building is self-managed allowing for extremely low maintenance and is conveniently located to nearby grocery stores, restaurants and entertainment along with nearby access to the Midtown Tunnel and subways.

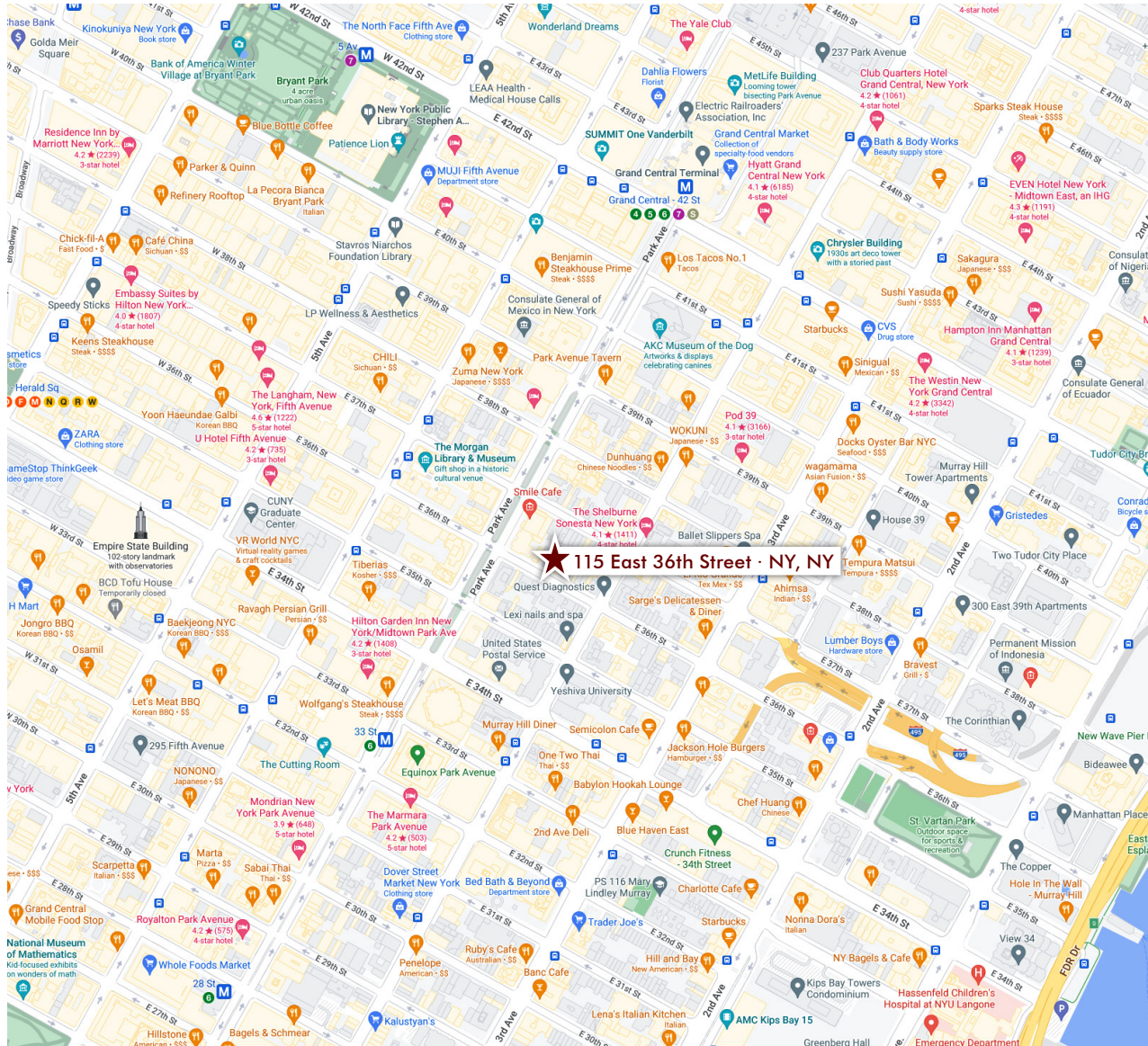


FLOOR PLAN



THE AREA

Tap the map to explore the neighborhood in Google Maps.



HOW TO PARTICIPATE

1. **REVIEW Due Diligence Information** by following Step 2 at [this link](#) or visiting [prusa.com](#).
2. **TOUR the property by appointment only.** Please email info@prusa.com to schedule a tour on:
 - Sunday, March 26
 - Thursday, April 6
 - Sunday, April 9
3. **REGISTER to bid [HERE](#)**, or visit [prusa.com](#).
4. **BID ONLINE April 11-13.** Bidding starts Tuesday, April 11 at 12pm EST and ends Thursday, April 13 at 12pm EST.

MUST SELL

3% Buyer's Premium. Broker Participation Invited. Auction with reserve and property subject to prior sale, which means you may submit a bid now and any time before the online auction.



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