



www.lesliegarfield.com
212.371.8200
info@lesliegarfield.com

314 East 69th Street
New York, New York
\$7,250,000



Price: \$7,250,000	Status: Active
Approx SQFT: 4,000	Date Listed: 11/16/16
\$ Per SQFT: \$1,812	Days On Market: 293 days
R.E Taxes: \$3,596/monthly	Original Asking Price: \$7,995,000

Description: For the sophisticated and discerning purchaser, this elegant home has been exquisitely renovated by Oliver Cope, an award-winning New York City architect known for classically-inspired designs and craftsmanship of the highest quality. It has 13 rooms on 6 levels, including 4 bedrooms, 5 full baths and 2 powder rooms. The beautiful wood floors are custom-cut, quarter-sawn oak parquet. Walls, ceilings and moldings are real plaster, not plasterboard. All doors have Nanz nickel hardware. Bathroom hardware is by Waterworks, Sherle Wagner and Grohe. All 3 wood-burning fireplaces are lined in custom brick with a herringbone pattern and surrounded by antique statuary marble mantels.

16 West 88th Street
New York, New York
\$8,300,000



Price: \$8,300,000	Status: Active
Approx SQFT: 6,890	Date Listed: 4/18/17
\$ Per SQFT: \$1,204	Days On Market: 140 days
R.E Taxes: \$3,478/monthly	Original Asking Price: \$8,600,000

Description: This elegant, exquisitely maintained 5-story single family Central Park block townhouse is for sale for the first time in nearly half a century. Noted architect G.A. Schellenger built this home in in a Renaissance Revival style distinct from its brownstone neighbors. A limestone facade, bowed windows, low stoop bookended by Ionic columns and a rare wrought iron gate enclosure, captures one's attention.

323 East 17th Street
New York, New York
\$10,260,000



Price: \$10,260,000
Approx SQFT: 7,000
\$ Per SQFT: \$1,470
R.E Taxes: n/a

Status: Active
Date Listed: 3/24/17
Days On Market: 165 days
Original Asking Price: \$11,200,000

Description: 323 East 17th Street is a beautifully renovated, spacious single family home with 14 rooms, 6 well-proportioned bedrooms, 5 bathrooms, 2 powder rooms, approximately 7,000 SF of interior space on 6 levels and approximately 5,700 SF of useable air rights with no landmarks protection. The house is located adjacent to Stuyvesant Square Park and the Friends Seminary School in the historic Gramercy Park neighborhood. The gorgeous south-facing limestone faade, big windows and extra-high ceilings and doorways allow for excellent natural light. Unusually low real estate taxes of \$23,434 p.a. are another benefit.

5 Minetta Lane
New York, New York
\$5,695,000



Price: \$5,695,000
Approx SQFT: 2,825
\$ Per SQFT: \$2,015
R.E Taxes: \$1,604/monthly

Status: Active
Date Listed: 4/17/17
Days On Market: 142 days
Original Asking Price: \$5,750,000

Description: Sunlight pours through the skylight and 26 windows in this 20' wide corner townhouse at the intersection of Minetta Lane and Minetta Street. There are two gated entrances one at 5 Minetta Lane, the other just around the corner through the arched iron gate into the picturesque courtyard at 19 Minetta Street. This 5-bedroom, 3-bath Greek Revival townhouse is the perfect property for a purchaser to realize a personal vision and create a unique home in Historic Greenwich Village. Every room has two or more windows 7 windows on the North, South and West walls of the open parlor floor.

3 East 94th Street
New York, New York
\$26,900,000



Price: \$26,900,000
Approx SQFT: 9,850
\$ Per SQFT: \$2,730
R.E Taxes: \$14,540/monthly

Status: Active
Date Listed: 6/6/17
Days On Market: 92 days
Original Asking Price: \$29,500,000

Description: Grand 25-foot wide elevator mansion situated on a tree-lined block off Fifth Avenue across from Central Park. Originally constructed in 1901 and completely renovated in 2012, this 6-story home offers 6 bedrooms, 6 bathrooms, 2 powder rooms and 5 wood-burning fireplaces. High ceilings, beautiful light, grand proportions and multiple entertaining spaces characterize the home.

144 Waverly Place
New York, New York
\$10,450,000



Price: \$10,450,000
Approx SQFT: 6,300
\$ Per SQFT: \$1,658
R.E Taxes: n/a

Status: Active
Date Listed: 10/5/16
Days On Market: 258 days
Original Asking Price: \$12,950,000

Description: Located on one of the most unique and charming blocks in the heart of Greenwich Village is 144 Waverly Place. This 226 wide five-story townhouse was built as a single family home in 1839 and encompasses 6,300 square ft. Its north facing front view is onto historic Gay Street, a crooked block deemed a stable alley in the 1800s for its narrow width. Today, the corner of Gay Street and Waverly Place remains one of the most picturesque views in the Village.

85 Charles Street
New York, New York
\$14,950,000



Price: \$14,950,000 Status: Active
Approx SQFT: 4,928 Date Listed: 2/23/17
\$ Per SQFT: \$3,033 Days On Market: 195 days
R.E Taxes: \$3,597/monthly Original Asking Price: \$17,500,000

Description: Mint 20ft Wide West Village Brownstone
PRICED TO SELL: Extraordinary 20 Ft. Wide West Village Single-Family Townhouse

Situated on one of the most desirable and historically charming blocks in the West Village, 85 Charles Street is an exquisite, five story, 20 foot-wide single family and rarely available townhouse. Built in 1868 on the site of former Peter Warren and Abraham Van Nest Estates, this extraordinary Second Empire French home was expertly renovated and modernized by Jim Joseph of Hottenroth + Joseph Architects.

23 Cornelia Street
New York, New York
\$19,995,000



Price: \$19,995,000 Status: Active
Approx SQFT: 5,500 Date Listed: 4/7/17
\$ Per SQFT: \$3,635 Days On Market: 152 days
R.E Taxes: \$3,648/monthly Original Asking Price: \$24,500,000

Description: Even in a city like New York, there are few properties that can possibly rival this gem. Built as a carriage house in 1912, this property has been transformed into a modern home with a private garage and a spectacular pool nestled in the West Village. This 21' wide townhouse with a classic brick faade has 4 bedrooms, 5 full baths and 2 half baths.

105 East 64th Street
New York, New York
\$10,750,000



Price: \$10,750,000
Approx SQFT: 6,300
\$ Per SQFT: \$1,706
R.E Taxes: \$7,267/monthly

Status: Active
Date Listed: 6/5/17
Days On Market: 94 days
Original Asking Price: \$12,500,000

Description: While you can easily go to Central Park from this gem of a townhouse located on 64th Street off Park, there are days and evenings when you just want to stay in. That is when you will delight in opening the doors on to your private enchanted garden, just beyond your elegant living room.

310 West 92nd Street
New York, New York
\$10,000,000



Price: \$10,000,000
Approx SQFT: 9,720
\$ Per SQFT: \$1,028
R.E Taxes: \$3,052/monthly

Status: Active
Date Listed: 5/31/17
Days On Market: 99 days
Original Asking Price: \$10,950,000

Description: An imposing and grand 20ft wide Limestone Mansion, moments from Riverside Park. Built around 1900, this regal townhouse measures around 9,000sf and is perfectly perched in the center of this elegant and serene tree-lined block. The 124ft ultra-deep lot delivers a light-filled, treed, 40ft deep south-facing garden.

131 Charles Street
New York, New York
\$10,800,000



Price: \$10,800,000
Approx SQFT: 5,000
\$ Per SQFT: \$2,160
R.E Taxes: n/a

Status: Active
Date Listed: 9/7/16
Days On Market: 469 days
Original Asking Price: \$12,500,000

Description: DRAMATIC PRICE REDUCTION: \$10.8M

TOWNHOUSE & CARRIAGE HOUSE

RARE OPPORTUNITY TO OWN A TOWNHOUSE THAT COMES WITH A CARRIAGE HOUSE!

Historic four story Federal style townhouse and separate two story carriage house, with a 900 sq. private garden between the two houses, whose interiors total approx. 5,000 sq. This 25 ft. wide property is superbly located in the West Village and has been lovingly maintained by the same family for more than four decades.

168 East 80th Street
New York, New York
\$9,999,999



Price: \$9,999,999
Approx SQFT: 7,800
\$ Per SQFT: \$1,282
R.E Taxes: n/a

Status: Active
Date Listed: 5/31/17
Days On Market: 99 days
Original Asking Price: \$10,750,000

Description: A rarified opportunity presents itself. 168 East 80th Street, a 25' wide single family townhouse on the Upper East Side. The vacant four story, 16-unit walk-up sits on an exceptionally quiet and charming, tree-lined 80th street between Lexington and Third Ave. The residence presents several lucrative uses, including conversion to a single family home. Lot size - 25' x 102' Building - 25' x 80' Current square footage - 7,800 or 1,950 per floor Available air rights - 2,605 Total - 10,405 Community center FAR is 5.1 or 13,026 sq/ft. Professional office space rents hover between \$85 and \$100 PSF in the neighborhood.

20 East 78th Street
New York, New York
\$31,500,000

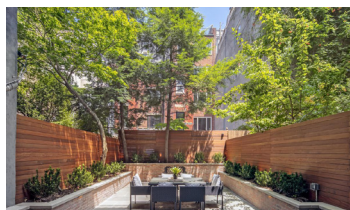


Price: \$31,500,000 Status: Active
Approx SQFT: 8,760 Date Listed: 5/6/16
\$ Per SQFT: \$3,595 Days On Market: 434 days
R.E Taxes: \$11,376/monthly Original Asking Price: \$38,000,000

Description: Perfectly situated just off Fifth Avenue on one of the city's most prized and prettiest townhouse blocks, this stunning 25 wide townhouse is noteworthy for its handsome limestone bow front and brick facade.

Sun-filled, open and airy, the approx. 8,760 sq. ft. house is comprised of a total of 5 stories plus an immaculately finished basement, with elevator access on each floor. This most attractive David Easton designed residence boasts quality construction throughout.

31 West 89th Street
New York, New York
\$14,995,000



Price: \$14,995,000 Status: Active
Approx SQFT: 8,000 Date Listed: 1/9/17
\$ Per SQFT: \$1,874 Days On Market: 242 days
R.E Taxes: n/a Original Asking Price: \$15,990,000

Description: New Central Park Block Single-Family

31 West 89th Street is an exceptionally renovated 20-foot wide single-family brownstone nestled on a picturesque Central Park block. This unparalleled residence affords approximately 8,000 square feet of meticulously renovated indoor space, with an additional approximately 1,500 square feet of outdoor space throughout the garden, roof deck and terrace. A commercial-grade elevator swiftly serves all levels, from the finished basement to the spectacular roof deck, which offers stunning open views of Central Park and the Reservoir.

4 Bedford Street
New York, New York
\$10,950,000



Price: \$10,950,000
Approx SQFT: 4,432
\$ Per SQFT: \$2,470
R.E Taxes: \$1,680/monthly

Status: Active
Date Listed: 1/16/17
Days On Market: 235 days
Original Asking Price: \$12,500,000

Description: 4 Bedford Street brings the timeless sophistication of a Federal period townhouse into the 21st century as a LEED certified green home. Careful consideration of state-of-the-art environmentally-friendly features, appliances and building techniques enhances the incredible quality of life that will be enjoyed in this one-of-a-kind historic luxury residence.

230 East 68th Street
New York, New York
\$7,425,000



Price: \$7,425,000
Approx SQFT: 4,000
\$ Per SQFT: \$1,856
R.E Taxes: n/a

Status: Active
Date Listed: 5/11/17
Days On Market: 123 days
Original Asking Price: \$7,800,000

Description: BEST HOUSE IN THE EAST 60'S UNDER \$10 MILLION

230 East 68th Street is an incredibly bright and beautifully renovated single family house with 4,000 square feet on 5 levels, 5 bedrooms, 3 full and 1 half bathrooms, 4 fireplaces, expansive eat-in kitchen, media room and serene landscaped south-facing garden. The house is not in a historic district and has enough air-rights available to double the size.

147 East 63rd Street
New York, New York
\$10,995,000



Price: \$10,995,000 Status: Active
Approx SQFT: 5,800 Date Listed: 7/6/17
\$ Per SQFT: \$1,895 Days On Market: 73 days
R.E Taxes: \$4,583/monthly Original Asking Price: \$11,450,000

Description: 147 E. 63rd Street is a five-story gated limestone townhouse that has recently gone through a luxurious cosmetic, mechanical, and structural renovation. The house features a 30-foot garden, two terraces, an elevator that serves all five floors, and a state-of-the-art Crestron system.

The ground floor features an elegant entry hallway and foyer, a den with custom built-ins, and a large eat-in kitchen that opens up to the landscaped garden. The stunning parlor floor ceilings soar beyond 11 feet high, where a new entertaining wet bar connects the formal dining room or library to the spacious living room with a wood-burning fireplace.

504 West 22nd Street
New York, New York
\$11,995,000



Price: \$11,995,000 Status: Active
Approx SQFT: 5,020 Date Listed: 3/30/17
\$ Per SQFT: \$2,389 Days On Market: 165 days
R.E Taxes: \$8,572/monthly Original Asking Price: \$13,000,000

Description: Nestled along The High Line Park, this unique never-lived-in mixed-use Townhouse has been gut renovated to perfection. The building is comprised of an owner's triplex over a ground floor retail space.

Located along 22nd street, one of on one of West Chelseas most desired tree-lined gallery blocks, the approximately 1,900 square foot two-level retail space with a new expansive storefront window is ideally designed for either a gallery or boutique retail tenant.

307 East 87th Street
New York, New York
\$6,250,000



Price: \$6,250,000
Approx SQFT: 3,300
\$ Per SQFT: \$1,893
R.E Taxes: \$2,588/monthly

Status: Active
Date Listed: 1/30/17
Days On Market: 227 days
Original Asking Price: \$6,700,000

Description: One block away from new Second Avenue Subway (Q & N lines) on 86th Street and Second Avenue! Beautifully renovated 4-story red brick townhouse on the Upper East Side with 4 bedrooms and 760sf private garden. No detail was overlooked in the restoration of this early twentieth century home. The garden floor boasts a state-of-the-art windowed chef's kitchen with Sub Zero and Viking appliances and wine refrigerator.

110-112 West 76th Street
New York, New York
\$17,999,999



Price: \$17,999,999
Approx SQFT: 14,580
\$ Per SQFT: \$1,234
R.E Taxes: \$12,525/monthly

Status: Active
Date Listed: 6/2/17
Days On Market: 104 days
Original Asking Price: \$20,000,000

Description: Situated on a prime Upper West Side block, these two side-by-side sister buildings can be sold separately or together. Each building is 20' wide and has 10 units. Originally built by architects Thom & Wilson in 1891, these classic townhouses designed in the Renaissance Revival style retain many old world details including the original staircases and wainscoting. In addition, the properties have undergone full renovations including new floors, walls, and plumbing and electrical systems.

17 Commerce Street
New York, New York
\$5,250,000



Price: \$5,250,000

Approx SQFT: n/a

\$ Per SQFT: n/a

R.E Taxes: \$1,899/monthly

Status: Active

Date Listed: 1/5/17

Days On Market: 144 days

Original Asking Price: \$5,750,000

Description: 17 Commerce Street - West Village Townhouse Treasure!

Built in 1830 and known as the “Aaron Burr” house this home teems with history and charm. 17 Commerce is a sun-filled single family gem with 2 bedrooms, an office/study and 2.5 bathrooms. Original details abound from the wide plank hardwood floors to the door hardware. Add in an enchanting garden and 4 fireplaces and this becomes an opportunity of a lifetime to own a piece of one of the most authentic neighborhoods in New York City.