

111  
W  
57

# PH80

FLOOR ONE OF TWO

Interior: 5,894 Sq Ft / 547.5 Sq M

Exterior: 309 Sq Ft / 28.70 Sq M

3 Bedrooms

3 Bathrooms

Powder Room

## TOWER RESIDENCE FEATURES

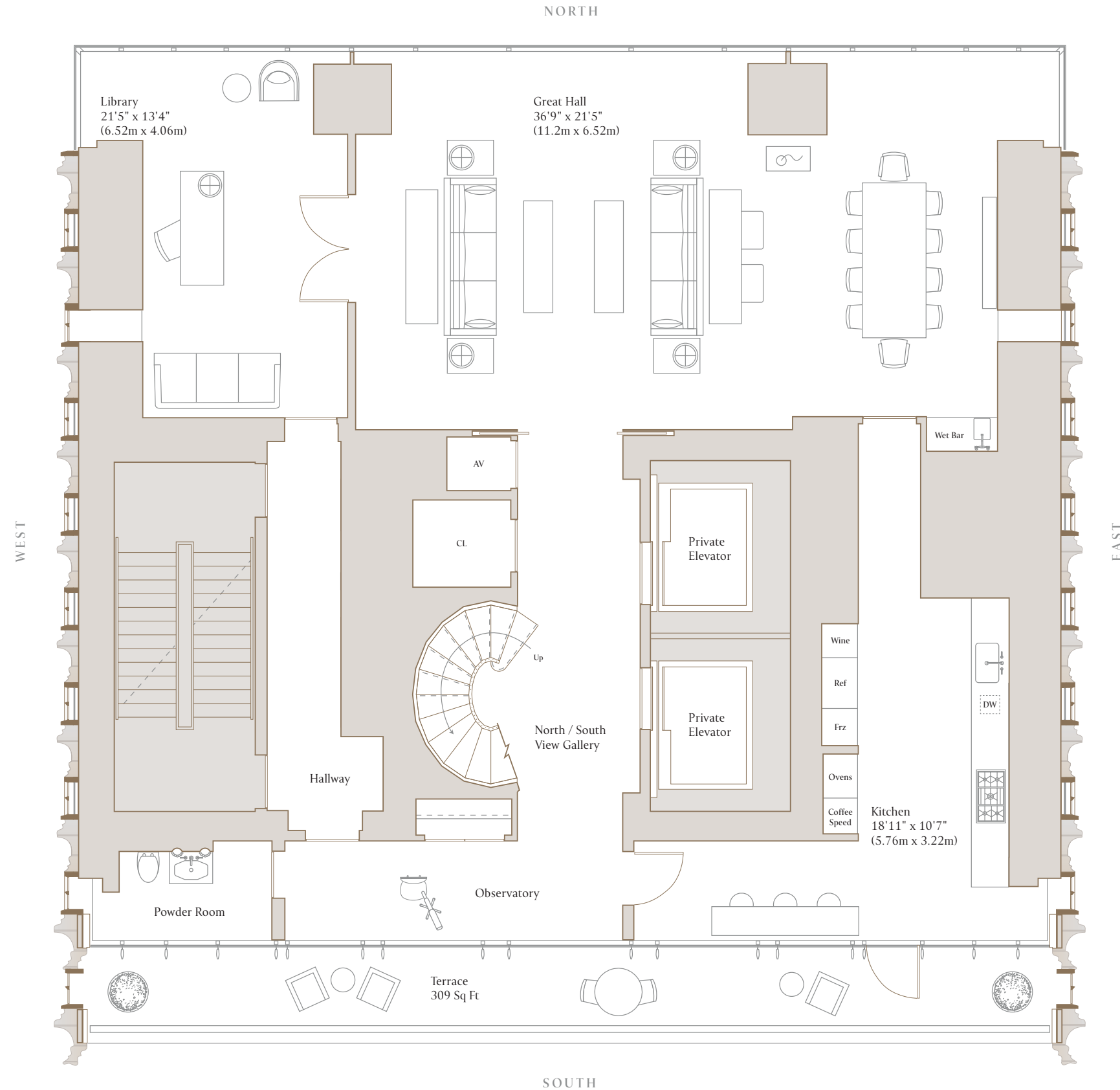
- Direct elevator entry
- White macauba stone floor at entry
- Ceiling heights up to 14'
- Floor-to-ceiling windows
- Custom smoke-gray solid oak floors with intricate pattern in Great Room
- 9' custom doors and transoms throughout with custom, bronze door handles and hinges
- Zoned, year round fan coil HVAC system
- Private internal elevator
- Custom staircase
- Private outdoor space
- Observatory

Designed by SHoP Architects & Studio Sofield

Exclusive Marketing & Sales Agent: Sotheby's International Realty

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SPONSOR MAKES NO REPRESENTATION OR WARRANTY EXCEPT AS MAY BE SET FORTH IN THE OFFERING PLAN. ALL DIMENSIONS ARE APPROXIMATE AND SUBJECT TO NORMAL CONSTRUCTION VARIANCES AND TOLERANCES. CEILING HEIGHTS ARE APPROXIMATE AND VARIABLE. SQUARE FOOTAGE EXCEEDS USEABLE FLOOR AREA. SPONSOR MAKES NO REPRESENTATION WITH RESPECT TO FUTURE CONSTRUCTION IN THE NEIGHBORHOOD SURROUNDING THE BUILDING OR THAT ANY SUCH CONSTRUCTION WILL NOT RESULT IN THE OBSTRUCTION OF THE VIEWS FROM ANY WINDOWS AND/OR TERRACES WITHIN THE BUILDING. SPONSOR RESERVES THE RIGHT TO MAKE SUBSTITUTIONS OF MATERIALS, EQUIPMENT, FIXTURES, FINISHES, AND APPLIANCES IN ACCORDANCE WITH THE TERMS OF THE OFFERING PLAN. THE COMPLETE OFFERING TERMS ARE IN AN OFFERING PLAN AVAILABLE FROM SPONSOR. FILE NO. CD15-0146. 111 WEST 57TH PROPERTY OWNER LLC, 104 5TH AVENUE, 9TH FLOOR, NEW YORK, NEW YORK 10011 AND 220 5TH AVENUE, 9TH FLOOR, NEW YORK, NEW YORK 10001. EQUAL HOUSING OPPORTUNITY.



SOUTH

111  
W  
57

# PH80

FLOOR TWO OF TWO

Interior: 5,894 Sq Ft / 547.5 Sq M

Exterior: 309 Sq Ft / 28.70 Sq M

3 Bedrooms

3 Bathrooms

Powder Room

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