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# 240 East 68<sup>th</sup> Street

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For Sale

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*Price Upon Request*



## 240 East 68<sup>th</sup> Street

Between Second and Third Avenues

**Price:** Upon Request

**Plot:** 18' x 100'

**Stories:** Five (5)

**Square Footage:** 5,178 sq ft

**Real Estate Taxes:** \$73,415

**Zoning:** R8B

Built in 1899, this elegant single family townhouse boasts six bedrooms, five full bathrooms, an elevator and over 5,000 sq. ft. of space. Sunlight fills the five floors of living space through the south-facing rear glass facade. Additionally there are multiple outdoor spaces - including a landscaped garden, terrace with city views and a finished roof deck.

The garden level entrance leads into the main hallway of this townhouse. Standing at the base of the winding staircase one can see back through an arched doorway and the garden room to the sun-filled garden of this home. There is a removable wall between the two rooms adjacent to the garden. In the front, there is a charming, windowed eat-in kitchen.

The parlor level of this home with its detailed room designs is ideal for entertaining. There is a wood-paneled office in the front that could easily be converted into a dining room with access to the service stairs leading to the kitchen. In the rear there is a library with built-in shelves accompanied by a sun room with floor to ceiling windows and access to the garden below.

The third floor features the master bedroom that is accompanied by a sitting room with floor to ceiling windows, an en-suite bathroom and walk-in closets. The front room can be an additional bedroom or another sitting area and is outfitted with a small wet-bar.

The fourth floor has two additional bedrooms and bathrooms. The fifth floor is used as a guest suite with two bedrooms, a full bathroom, small kitchen and a living and dining area with access to both the roof deck and a peaceful terrace.

There is also a finished basement with offices, storage and laundry.



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For a complimentary property valuation and more information, please contact us:



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Floor Plan measurements and square footages are approximate and are for illustrative purposes only. There is no guarantee, warranty or representation as to the accuracy and completeness of the floor plan.