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SOLD!
**EPIC Commercial Realty Sells Multi-Family Building in
Upper East Side**

EPIC Commercial Realty is pleased to announce the sale of 354 East 89th Street, a residential building on the Upper East Side of Manhattan.

Located between 1st Avenue and 2nd Avenue, the building is ideally situated one block from the 86th street [Q] train station entrance. This five-story apartment building is comprised of ten vacant units, with all additional air rights sold to the development next door. All current three-room apartments are configured as open studios; they can be reconfigured as one-bedroom units. The property can be converted to a single family mansion or as a rental property, with the option to duplex the front ground floor unit. According to EPIC Commercial Realty Senior Associate Broker, Shay Zach, "This building got a lot of attention; we had over 40 people interested in it, with multiple offers that were made to the seller. Eventually, we achieved a record price per square foot for an Upper East Side vacant building. Buyer is going to renovate and keep the building as a rental property."

Upper East Side apartment buildings are known for their elegance and exclusivity, ranging from luxurious residential buildings to beautiful townhouses. The proximity to Museum Mile adds to the attractiveness of the area. Between Central Park and the East River, Upper East Sides boasts a variety of restaurants, stores, and strong retail drive. This quiet and sophisticated neighborhood is within 15 minutes ride to Grand Central and has easy access to Downtown Manhattan and Financial District with MTA [4, 5, 6, E, M, Q] trains as well as local buses.

EPIC Commercial Realty sold 354 East 89th Street for \$5,310,000. Senior Associate Broker, Shay Zach, and Investment Sales Associate, Shy Galor, represented the seller, a long term client of Epic Commercial Realty.



354 E 89th Street



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About EPIC Commercial Realty

EPIC Commercial Realty is a full-service commercial investment brokerage firm that provides comprehensive and innovative real estate solutions to investors, property owners, and corporations worldwide. EPIC Commercial Realty is dedicated to continuously developing dynamic relationships resulting in increased capital beyond the expectation of our clients. Through such principles as integrity and hard work, we strive to develop into an esteemed commercial investment resource for property owners, investors, and corporations worldwide.