





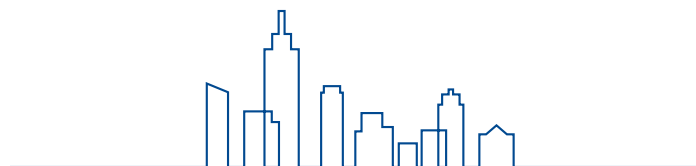




CURTIN REALTY GROUP, LTD.

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- The Garden Café adjoining the Kitano Hotel at Park Avenue and 38th Street was originally an 1896 landmark townhouse until the mid-1990's. The façade of this graceful townhouse structure remains intact, and it includes three hotel suites in addition to the sky-lit restaurant.
- This distinctive townhouse at 105 East 35th contains four floor-through rental apartments. Originally built in 1910, its pinkish stone façade with statue and other details stands out from the more traditional townhouses lining 35th Street.
- This townhouse at 109 East 35th Street was originally built in 1901, and is distinguished by its colorful stained glass semicircular transom above its blue entry door.
- Detail from the entrance of The Future, a striking 35-story condominium at the corner of 32nd Street and Third Avenue. The aluminum-façade tower with optically illusory terraces was designed by Kostas Kondylis architects with Paul Rudolph and completed in 1991. Floor-through apartments on the upper floors afford simultaneous East River and the Empire State Building views. Curtin Realty Group recently brokered the sale of one of these units for a record-breaking purchase price of \$1.9 million.
- These turn-of-the-century townhouses on the north side of 36th Street between Lexington and Park Avenues typify the contiguous grouping of old-New York townhouses from 35th to 38th Street designated as an Historic District by the NYC Landmarks Preservation Commission.
- Whimsical bas relief on the two-story limestone base of 16 Park Avenue, a pleasant 16-story brown brick building erected in 1924 and converted to a cooperative in 1986. This prewar building at the corner of 35th Street and Park Avenue is also distinguished by its peaked cornice, top-floor arched windows and roof garden.



7.



Scene from the public garden of the New Church (Swedenborgian) located on the south side of 35th Street between Lexington and Park Avenues. This Italian Renaissance Church was originally built in 1858 and was recently restored inside and out, garnering an architectural award for preservation and design from the Murray Hill Neighborhood Association.

8.



From its 1913 completion until it was converted to apartments in 1965, 4 Park Avenue (just south of 34th Street) was the Vanderbilt Hotel, one of the city's most fashionable hotels in the early 20th Century. The distinctive terra cotta busts adorning its roof parapets hark back to another era in New York's architectural history so evident here.

9.



This distinctive two-story stable building at 149 East 38th Street was built in 1902. The Dutch Revival façade with stepped gable, horse heads and bulldog centerpiece hark back to a bygone era in Murray Hill's history. In 2002, the Gabarron Foundation Carriage House Center for the Arts acquired the property and currently showcases art exhibitions and Spanish-American cultural activities in this unique building.

10.



This handsome, 33-foot-wide beaux-art brick and stone townhouse at 123 East 35th Street between Park and Lexington Avenues measures 33.3' by 75' was erected in 1901 by the family of James F.D. Lanier, a banker and railroad magnate who moved to New York from Wisconsin in the post-Civil War era.

11.

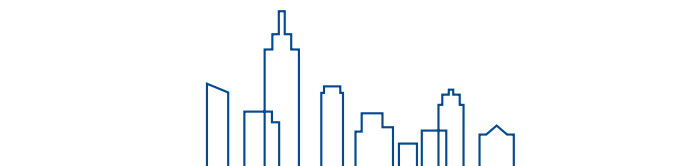


The Soldiers', Sailors', Marines' and Airmen's Club, lodged between the towers of the Carlton Regency co-op on the East side of Lexington Avenue between 36th and 37th Street, was erected in 1919 to afford members of the United States and Allied armed forces with inexpensive lodging in New York City. It is available as a venue for meetings and social events as well as a temporary residence for members of the armed forces.

12.



The little row house at 152 East 38th Street, set back some 50 feet from the street, was originally built in 1857 and altered in 1935, and has undergone additional redesigns of the garden entryway. The landmarked townhouse is a rarity, featuring windows on all four sides and a secluded roof garden.



13.



This detail from the roof of 30 Park Avenue on the corner of 36th Street, a 20-story rent-stabilized apartment building with some 240 residential units. The building was sold in 2005 for over \$97 million, and there has been speculation as to what the new owners are planning. The fully-staffed doorman building features interesting setbacks and terraces on the upper floors.

14.



The Lexington is located at 288 Lexington Avenue, directly across from the Soldiers', Sailors', Marines' and Airmen's Club. It was built in the mid-50's, converted to co-op in the mid-80's, and recently won an architectural award from the Murray Hill Neighborhood Association for its newly-renovated façade.

15.



These ten brick stables of early Romanesque Revival style known as Sniffen Court were built in the 1850s, reportedly by John Sniffen, who was a local builder. Now a New York City Landmark, the stables were converted to townhouses in the 1920s, with a studio at the south end and a small theater, the Amateur Comedy Club, standing at the right on the street. At the far end of the flagstone-paved alley, where horses once watered at the hand pump, is a wall adorned with plaques of Greek horsemen by the sculptress Malvina Hoffman.

16.



The Shelburne Hotel, at the corner of 37th Street and Lexington Avenue, features a rooftop garden which is a seasonal destination for drinks, light fare and private gatherings and receptions, and is also home to the popular RARE Bar & Grill off the lobby.

If you have any additional information regarding any of these Murray Hill properties that you would like to share with us, we invite you to email us at info@curtinrealtygroup.com or give us a call at **212-686-9002**.

