

45 W 11th Street, #5A

Between 5th and 6th Avenues

SUSAN PENZNER Real Estate

E X C L U S I V E



Building Type: Co-op
Price: \$1,495,000
Maintenance: Appx. \$2,156/mo.

On one of the most picturesque blocks in Greenwich Village, this renovated two-bedroom home set in a boutique 32-unit Beaux-Arts co-op offers prewar charm with modern updates.

The open kitchen features marble countertops, custom cabinetry, stainless steel appliances, and a subway tile backsplash. The king-sized primary bedroom has a full wall of closets, and the second bedroom makes for a perfect home office or cozy retreat. The bathroom is windowed and finished in marble and subway tile, featuring a pedestal sink.

45 West 11th Street offers a part-time doorman, updated lobby and elevator, and a stunning rooftop deck with downtown views. Moments from Washington Square Park, top restaurants, cultural landmarks, and some of the city's most iconic shops and cafes. A true Village classic, waiting to be yours.

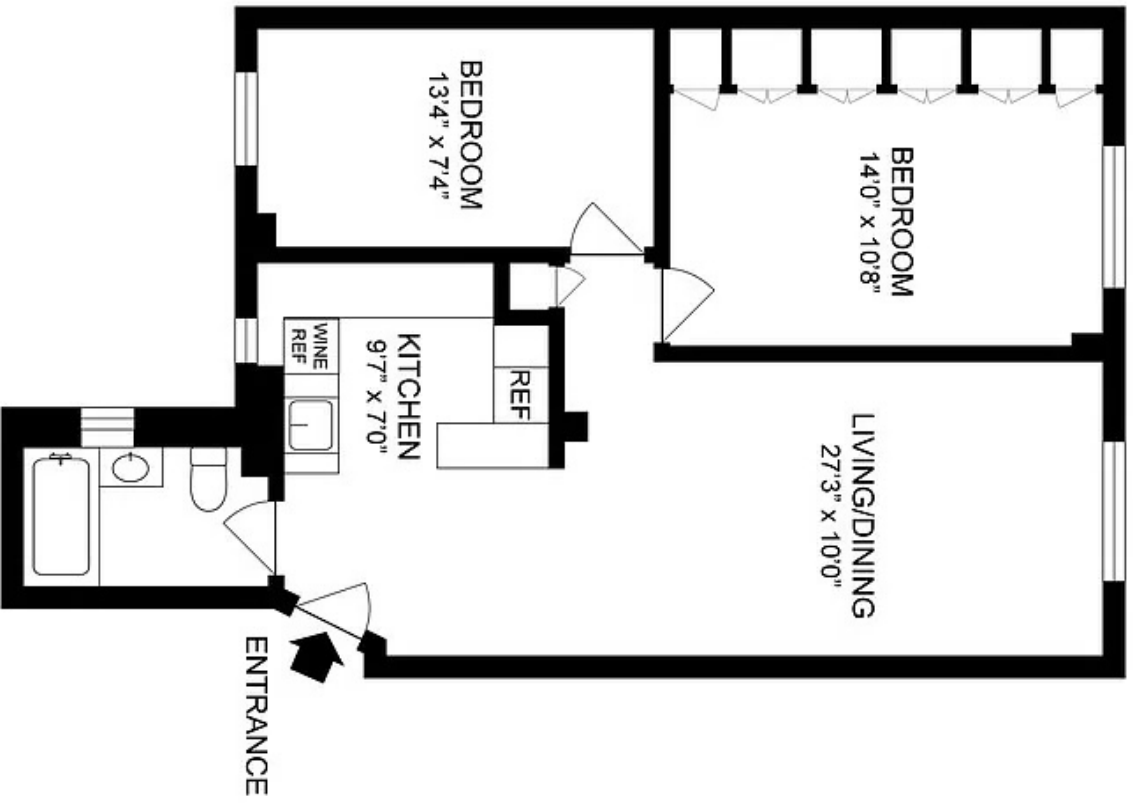
Derek Jenkins
Licensed Real Estate Salesperson
w. 212.343.1909 ext. 14
m. 631.905.9517
derek@susanpenzner.com

Michael Berner
Licensed Real Estate Salesperson
m. 917.868.9593
michael@susanpenzner.com

SUSAN PENZNER Real Estate

E X C L U S I V E

Member
of the
REBNY
Although the information regarding property sale, rental or financing is from sources deemed reliable, such information has not been verified and no express representation is made nor is any to be implied as to the accuracy hereof, and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice.



ALL MEASUREMENTS ARE APPROXIMATE