



220 RIVERSIDE BOULEVARD
Apartment #33C

TRUMP PLACE

**SUN-FLOODED 2-BEDROOM HOME
WITH SPECTACULAR VIEWS**



A DEANNA KORY TEAM EXCLUSIVE
Shown Exclusively through Deanna Kory & Jennifer Taylor

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Dining Room



Kitchen

UNIT FEATURES:

Apartment #33C is a beautiful sun-flooded two-bedroom home with an open layout for entertaining. This wonderful home has split bedrooms that afford total privacy to each bedroom with its own en-suite marble bathroom. Other features include: 9-foot ceilings, floor-to-ceiling windows in the dining room, windowed kitchen with granite counter tops and stainless steel appliances.

Washer/Dryer conveniently located in the apartment.

Entry into this beautiful home is through a hallway containing a generous coat closet into the foyer. The foyer is open to the living room and the spectacular floor to ceiling windows and expansive eastern views. The views continue to the south and out over the city as you move to the dining room. There is great flow for entertaining.

The kitchen also is bathed in southern light and views as well as top of the line stainless steel appliances, plenty of cabinets and granite counter tops and floors.

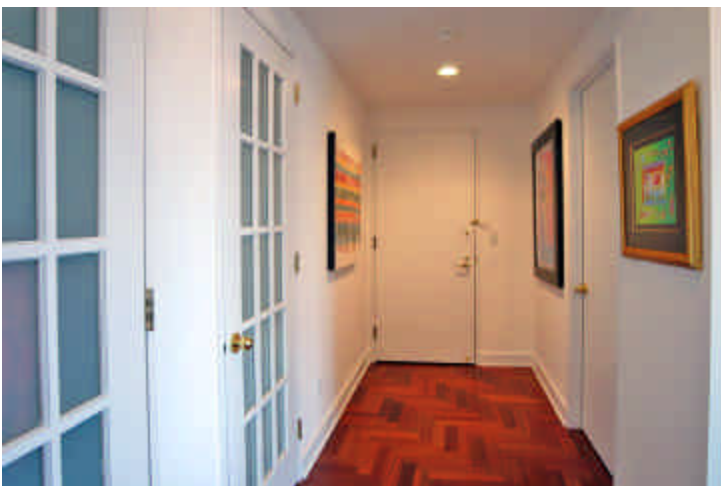
This home has separate bedroom wings. The master bedroom wing has a spacious master suite with large closets, a very large master bathroom en suite with separate stall shower, and bright southern exposure. The second bedroom is located off the foyer and has the second full bath hall. This bedroom also has east-facing large windows with wide-open vistas and also contains a good-sized closet.



Master Bedroom



Bedroom 2



Foyer



Master Bathroom

FINANCIAL INFO:

Price:	\$2,495,000
Common Charges:	\$1,224.92
Real Estate Taxes:	\$5,252 annually
Financing:	90%

LOCATION

Ideally located on the north side of 90th Street steps off Park Avenue, 115 East 90th Street is a dream come true. How extraordinary, to be close to shopping, dining, cultural attractions and of course, Central Park. So close to the Famous Museum Mile along Fifth Avenue which is lined with some of the world's most prominent art institutions: The Metropolitan Museum of Art, Guggenheim Museum, Whitney Museum of American Art, and the Frick Art Collection located in the Frick Mansion, to name a few.

Just a few short blocks to the 6 subway line and cross-town busses.

BUILDING INFO:

220 Riverside Boulevard is a luxury full-service condominium. It was built in 2003 and designed by Costas Kondylis & Associates; it is notable for its attractive circular roof that is illuminated at night. It has 50 floors with approximately 440 units.

220 Riverside Drive or Trump Place is a premium building with a full-time staff that includes doormen,

concierge, porters, and a live-in superintendent. Trump Place facilities include a fully-staffed state-of-the-art fitness center with 50 ft lap pool and spa, an adjoining private English garden, children's playroom, billiard's room, meeting room, reception/waiting rooms and parking garage, central air-conditioning. There is also bike, carriage, and stroller storage. Pets (dogs less than 25lbs) are permitted for resident owners.

UNIT LAYOUT:

Room Count: 5
Bedrooms: 2
Bathrooms: 2
Eat-in kitchen
Formal Dining Room



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