

**UNITED STATES  
SECURITIES AND EXCHANGE COMMISSION**

Washington, D.C. 20549

**FORM 8-K**

**CURRENT REPORT**

**Pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934**

Date of Report (Date of earliest event reported):

**March 22, 2006**

**SL GREEN REALTY CORP.**

(EXACT NAME OF REGISTRANT AS SPECIFIED IN ITS CHARTER)

**MARYLAND**

(STATE OF INCORPORATION)

**1-13199**

(COMMISSION FILE NUMBER)

**13-3956775**

(IRS EMPLOYER ID. NUMBER)

**420 Lexington Avenue  
New York, New York**

(ADDRESS OF PRINCIPAL EXECUTIVE OFFICES)

**10170**

(ZIP CODE)

**(212) 594-2700**

(REGISTRANT'S TELEPHONE NUMBER, INCLUDING AREA CODE)

Check the appropriate box below if the Form 8-K filing is intended to simultaneously satisfy the filing obligation of the registrant under any of the following provisions:

- Written communications pursuant to Rule 425 under the Securities Act (17 CFR 230.425)
- Soliciting material pursuant to Rule 14a-12 under the Exchange Act (17 CFR 240.14a-12)
- Pre-commencement communications pursuant to Rule 14d-2(b) under the Exchange Act (17 CFR 240.14d-2(b))
- Pre-commencement communications pursuant to Rule 13e-4(c) under the Exchange Act (17 CFR 240.13e-4(c))

**Item 8.01. Other Events**

Dividend Announcement

SL Green Realty Corp. reported that its Board of Directors has declared a dividend of \$0.60 per common share for the quarter ending March 31, 2006. The dividend is payable April 14, 2006 to shareholders of record on the close of business on March 31, 2006.

The Company's Board of Directors also declared dividends on the Company's Series C and D Preferred Stock for the period January 15, 2006 through and including April 14, 2006, of \$0.4766 and \$0.4922 per share, respectively. Dividends are payable April 14, 2006 to shareholders of record on the close of business on March 31, 2006. Distributions reflect the regular quarterly distributions, which are the equivalent of an annualized distribution of \$1.90625 and \$1.96875, respectively.

**Item 9.01. Financial Statements and Exhibits**

99.1 Press release for dividend announcement

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**SIGNATURES**

Pursuant to the requirements of the Securities Exchange Act of 1934, the registrant has duly caused this report to be signed on its behalf by the undersigned thereunto duly authorized.

SL GREEN REALTY CORP.

By: /S/ Gregory F. Hughes

Name:

Gregory F. Hughes

Date: March 24, 2006

FOR IMMEDIATE RELEASE

CONTACT  
Gregory F. Hughes  
Chief Financial Officer  
(212) 594-2700

**SL GREEN REALTY CORP. DECLARES  
FIRST QUARTER DIVIDEND OF \$0.60 PER SHARE**

New York, NY – March 23, 2006 – SL Green Realty Corp. (NYSE: SLG) announced that the Board of Directors has declared a quarterly dividend of \$0.60 per common share for the quarter ending March 31, 2006. The dividend is payable April 14, 2006, to shareholders of record at the close of business on March 31, 2006.

The Board of Directors also declared dividends on the Company's Series C and D Preferred Stock for the period January 15, 2006 through and including April 14, 2006, of \$0.4766 and \$0.4922 per share, respectively. Dividends are payable April 14, 2006 to shareholders of record at the close of business on March 31, 2006. Distributions reflect the regular quarterly dividends, which are the equivalent of an annualized distribution of \$1.9064 and \$1.9688, respectively.

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**Company Profile**

SL Green Realty Corp. is a self-administered and self-managed real estate investment trust, or REIT, that predominantly acquires, owns, repositions and manages a portfolio of Manhattan commercial office properties. The Company's portfolio consists of 29 properties aggregating approximately 18.7 million square feet. SL Green's retail space ownership totals 168,300 square feet at five properties. SL Green Realty Corp. is the only publicly held REIT that specializes exclusively in this niche geographic market.

To be added to the Company's distribution list, or to obtain the latest news releases and other Company information, please visit our website at [www.slgreen.com](http://www.slgreen.com) or contact Investor Relations at 212-216-1601.

**Forward-looking Information**

This press release contains forward-looking information based upon the Company's current best judgment and expectations. Actual results could vary from those presented herein. The risks and uncertainties associated with forward-looking information in this release include the strength of the commercial office real estate markets in New York, competitive market conditions, unanticipated administrative costs, timing of leasing income, general and local economic

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conditions, interest rates, capital market conditions, tenant bankruptcies and defaults, the availability and cost of comprehensive insurance, including coverage for terrorist acts, and other factors, which are beyond the Company's control. We undertake no obligation to publicly update or revise any of the forward-looking information. For further information, please refer to the Company's filing with the Securities and Exchange Commission.

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