

As exclusive agent, Signature Partners, LLC is pleased to present this exquisite medial suite / residence:

400 EAST 56TH ST

PARTIAL GROUND FLOOR



Asking Price: \$1,950,000

400 East 56th Street — 3,267 RSF commercial medical space live/work, or residence

- Dental office with 12 exams/operators, multiple consult rooms, gracious, dual reception areas
- Underground parking available for tenants and patients
- Amenities include rooftop pool, exercise room, meeting/party room with catering facilities
- As-of-right conversion to residential or live/work
- MAINTENANCE CHARGE: \$9,633 / month (includes tax, inquire about assessments)



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All information is supplied from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by principals or agreed to by this company, the terms of which are available to principals or duly licensed brokers. Any square footage dimensions set forth are approximate.

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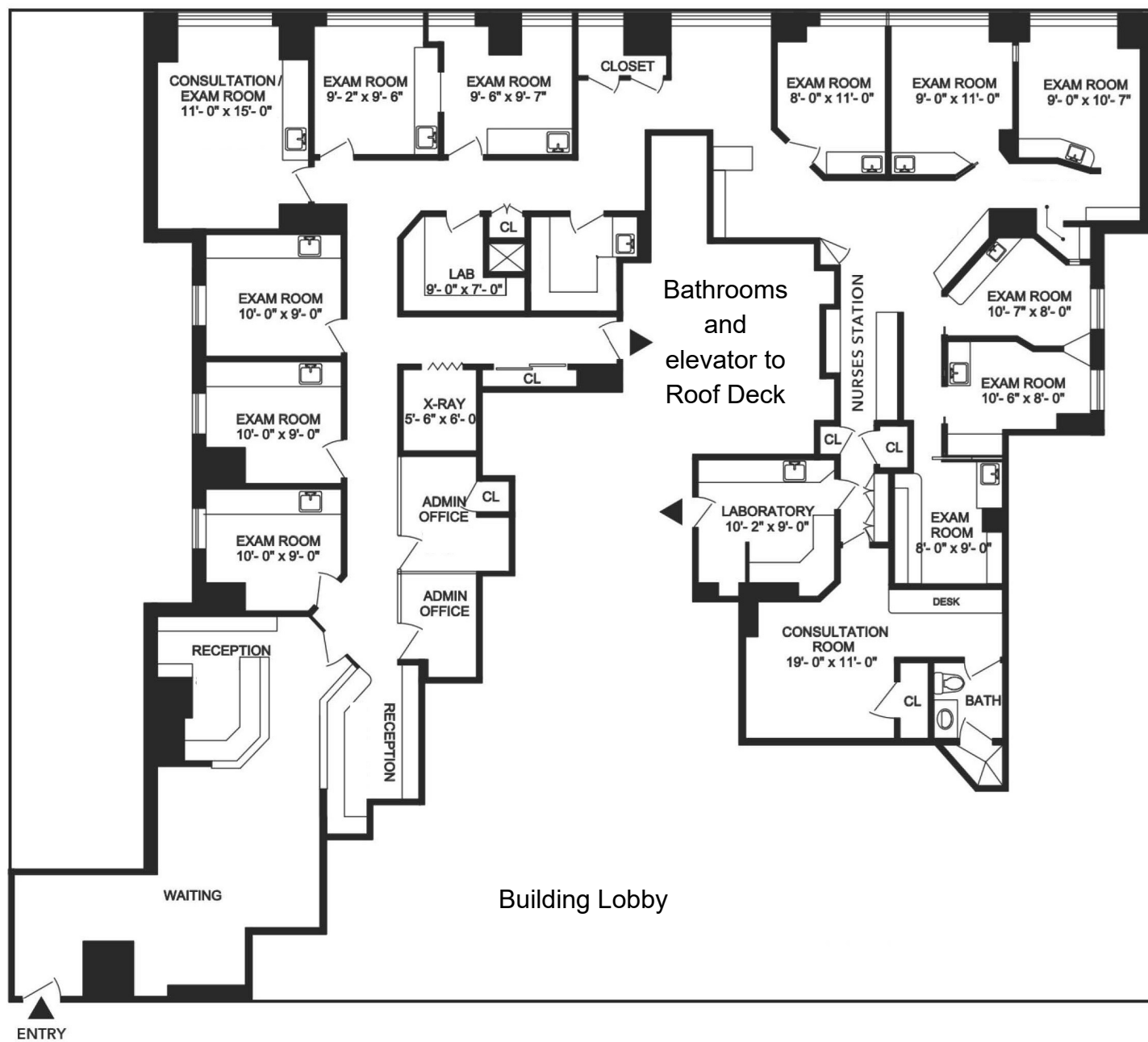


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55th Street

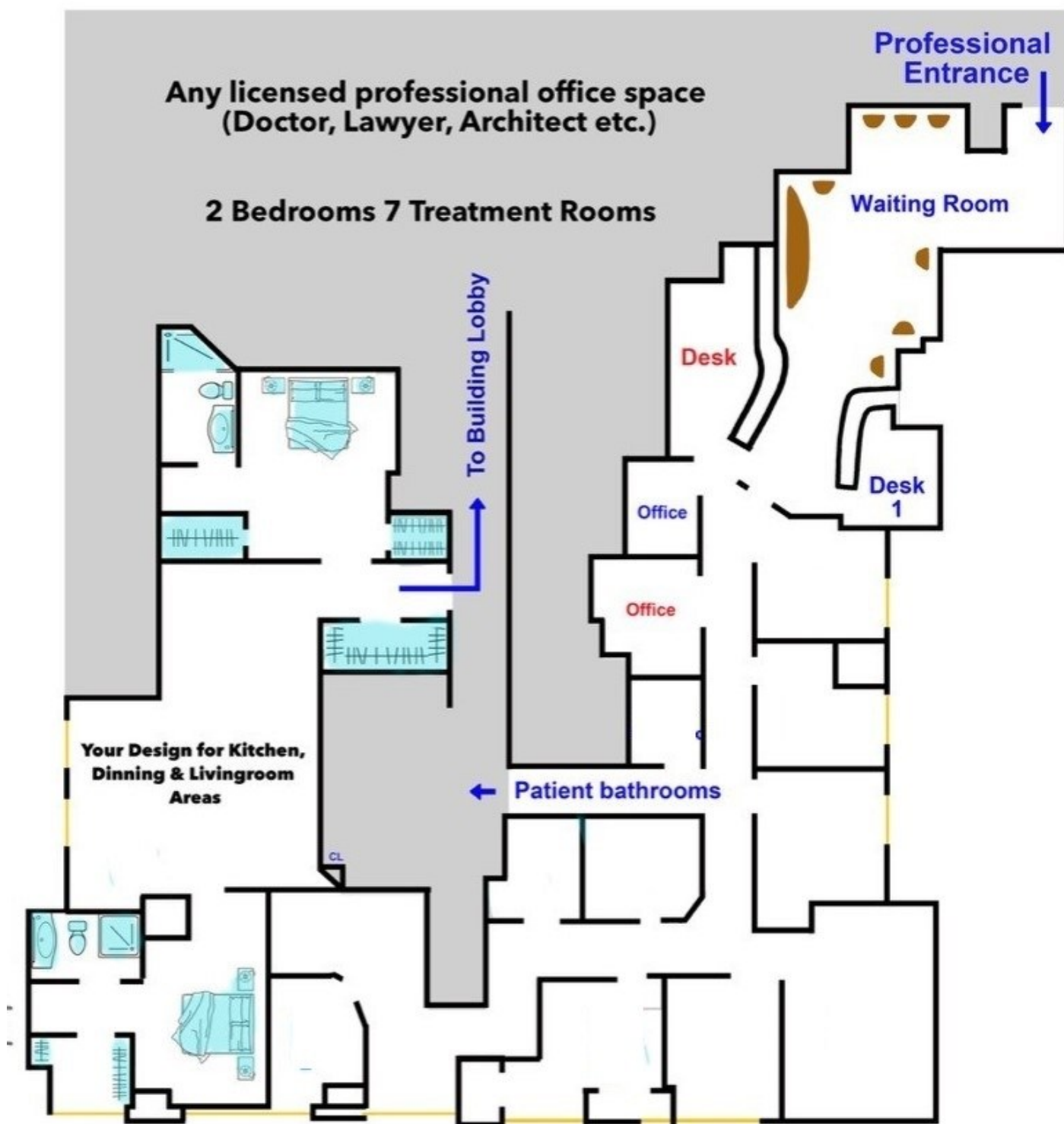


56th Street

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Proposed Live/Work Configuration