



1062 Old Northern Blvd, Roslyn NY

2,202 Sq. Ft

Retail / Medical Use

PARALLEL



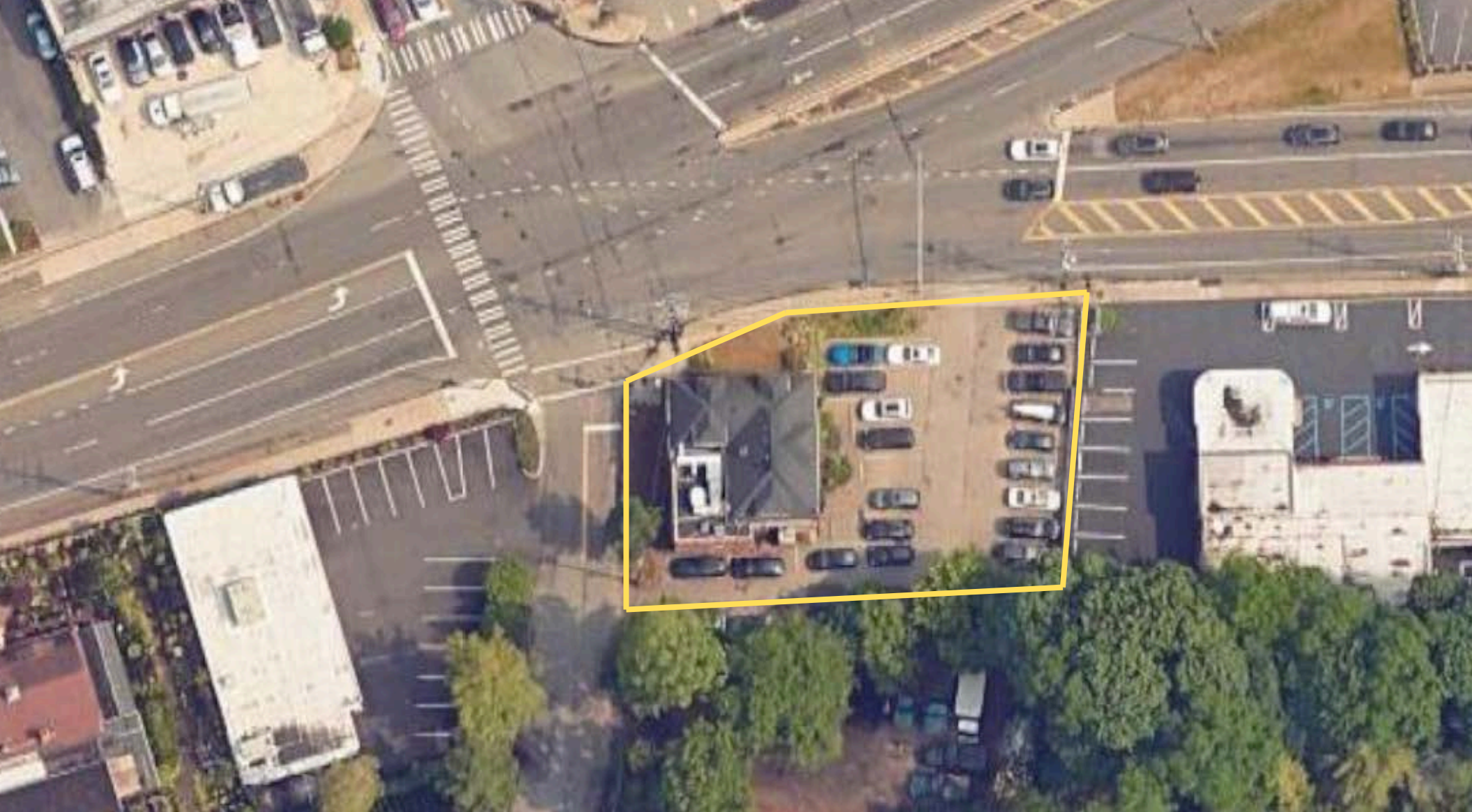
Discover the perfect blend of convenience, professionalism, and boutique charm in this 2,200 SF office suite located in the heart of Miracle Mile in Manhasset just a 5-minute Drive to both LIE and Northern State Parkways.



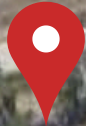
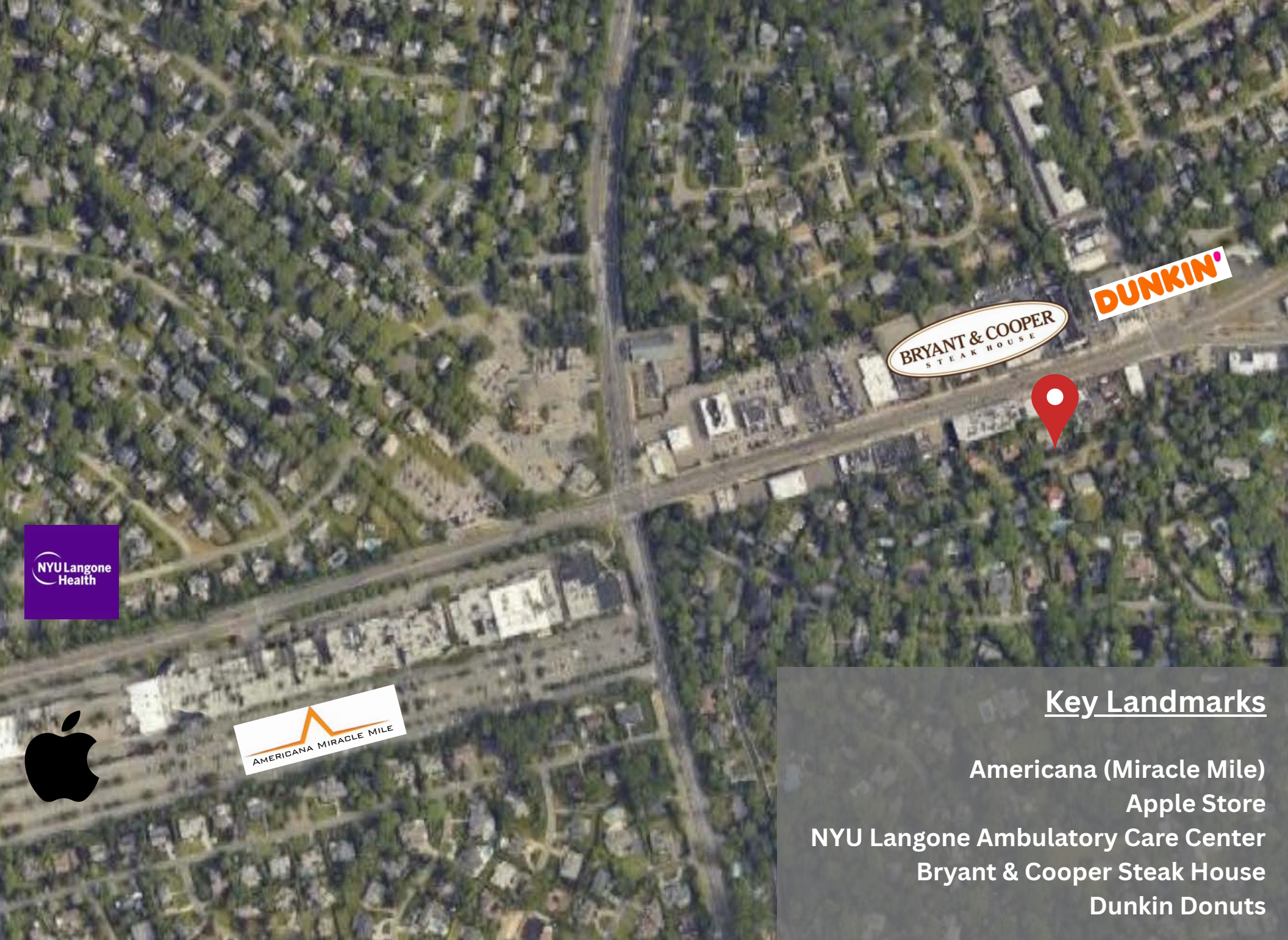
Reception desk and welcoming entry area
IT closet for clean equipment/storage management
5 dedicated parking spaces included Ideal for professional services



Currently Built out as Medical Use
4 Medium Size offices/Exam Rooms
Large procedure rooms
2 Bathrooms, one ADA-compliant



Average Household Income: \$195,700
Population (10 Mile Radius): 1,815,760
Traffic Counts: 29,667



Key Landmarks

- Americana (Miracle Mile)
- Apple Store
- NYU Langone Ambulatory Care Center
- Bryant & Cooper Steak House
- Dunkin Donuts

[illegible]

Ground Floor
2,022 Sq. Ft

RETAIL SPACE AVAILABLE

FOR LEASING INQUIRIES, PLEASE CONTACT BROKERS

Bradley Diamond

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