

## **GROUND FLOOR**

# **MEDICAL CONDO**

FOR SALE

**PRICE** \$1,395,000

**APPROX SIZE** 959 SQ FT

**COMMON CHARGES** \$1,627 PER MONTH

**ASSESSMENT** \$1,627 PER MONTH

**FINANCING** 50% MAXIMUM

TAXES \$27,533 PER YEAR





#### LAYOUT

- WAITING ROOM
- RECEPTION
- THREE EXAM ROOMS
- OFFICE/CONSULT
- RESTROOM

#### **ADDITIONAL FEATURES**

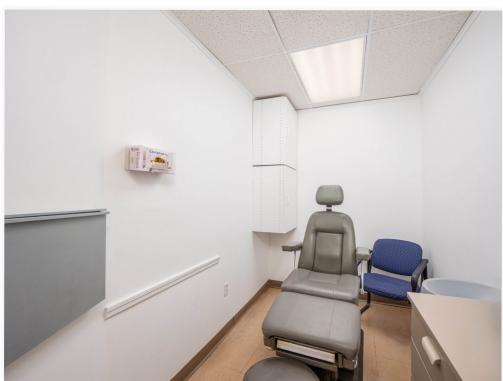
- CENTRAL AIR CONDITIONING
- ADAPTABLE TO ANY MEDICAL SPECIALTY

















#### Paul L Wexler

LICENSED ASSOCIATE REAL ESTATE BROKER

P: 212.836.1075 E: PWexler@corcoran.com

### Josef Yadgarov

LICENSED ASSOCIATE REAL ESTATE BROKER

P: 212.836.1097 E: josef.yadgarov@corcoran.com

#### Kurt Herold

LICENSED ASSOCIATE REAL ESTATE BROKER

P: 212.323.3817 E: kherold@corcoran.com

#### Alisia Ramlochan

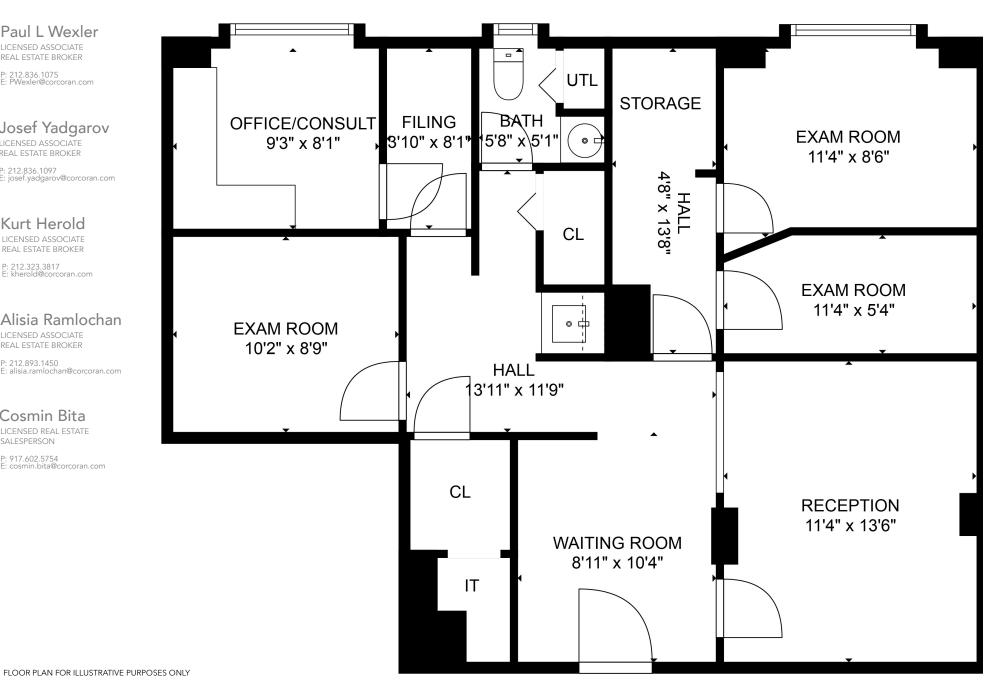
LICENSED ASSOCIATE REAL ESTATE BROKER

P: 212.893.1450 E: alisia.ramlochan@corcoran.com

#### Cosmin Bita

LICENSED REAL ESTATE SALESPERSON

P: 917.602.5754 E: cosmin.bita@corcoran.com



Real estate agents affiliated with The Corcoran Group are independent contractors and are not employees of The Corcoran Group. Equal Housing Opportunity. The Corcoran Group is a licensed real estate broker located at 590 Madison Ave, NY, NY 10022. All information furnished regarding property for sale or rent or regarding financing is from sources deemed reliable, but Corcoran makes no warranty or representation as to the accuracy thereof. All property information is presented subject to errors, omissions, price changes, changed property conditions, and withdrawal of the property from the market, without notice.