



GROUND FLOOR

# MEDICAL CO-OP FOR SALE

PRICE \$695,000

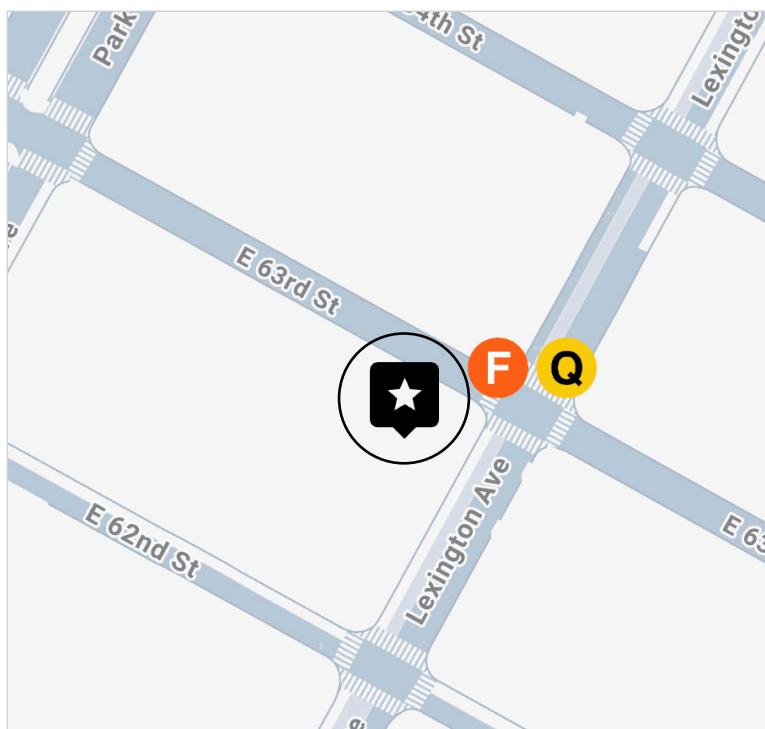
APPROX SIZE 600 SQ FT

MAINTENANCE \$2,075 PER MONTH

ASSESSMENT \$344.90 PER MONTH

FLIP TAX 2% PAID BY BUYER

FINANCING 90% MAXIMUM



**130 EAST 63RD STREET, SUITE 1A**  
BETWEEN PARK AVENUE AND LEXINGTON AVENUE

## LAYOUT

- WAITING AREA
- RECEPTION
- THREE DENTAL OPERATORIES
- IT CLOSET
- RESTROOM

## ADDITIONAL FEATURES

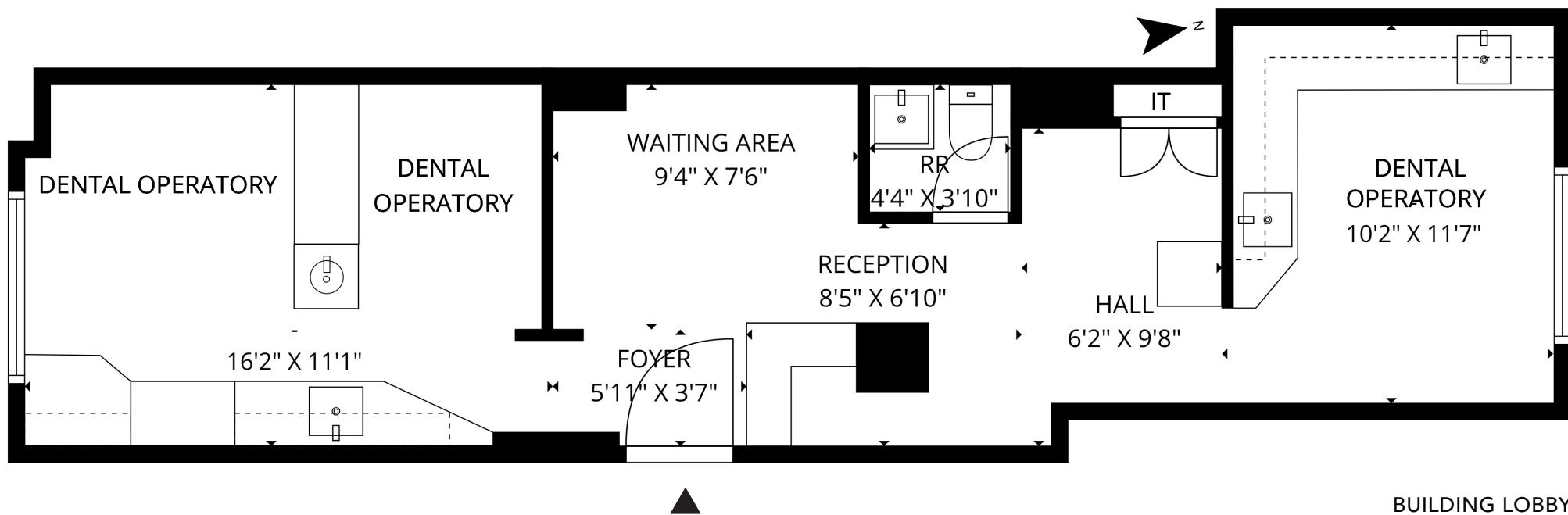
- 11.5-FOOT CEILINGS
- RECESSED AND OVERHEAD LIGHTING
- TILE FLOORING
- OPERATORIES PLUMBED FOR DENTAL USE
- TELEVISION MOUNTS IN OPERATORIES
- SPLIT UNIT AIR CONDITIONING
- PARKING GARAGE ON BLOCK
- ADAPTABLE TO ANY MEDICAL SPECIALTY





## FLOOR PLAN • CURRENT

FOR ILLUSTRATIVE PURPOSES ONLY.  
SIZE AND DIMENSIONS MAY VARY.



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