

GROUND FLOOR **MEDICAL CO-OP** FOR SALE OR LEASE

PRICE (SALE) LEASE APPROX SIZE APPROX MAINT FLIP TAX FINANCING \$1,080,000 \$11,500/MONTH 1,800 SQ FT \$2,502 PER MONTH* 1% OF TOTAL PURCHASE PRICE 80% MAXIMUM



123 WEST 86TH ST, G UPPER WEST SIDE I BETWEEN W 86TH AND W 87TH STREET



LAYOUT

- EXPANSIVE WAITING AND RECEPTION AREA
- 6 EXAM ROOMS
- 2 CONSULTS
- 1 STAFF ROOM WITH WET PANTRY
- 3 RESTROOMS
- AMPLE STORAGE

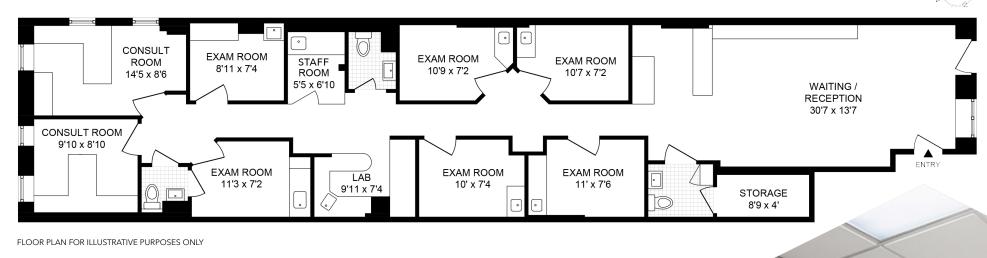
ADDITIONAL FEATURES

- PRE-WAR MEDICAL CO-OP
- SEMI-PRIVATE STREET ENTRANCE
- ADA COMPLIANT LIFT
- 7 WINDOWS
- SPLIT UNIT HVAC

- ADAPTABLE TO MANY MEDICAL SPECIALTIES
- BUILDING IS SELF-MANAGED

Wexler healthcare properties team

123 WEST 86TH STREET G



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