

MEDICAL/ PROFESSIONAL

OFFICES AVAILABLE FOR LEASE

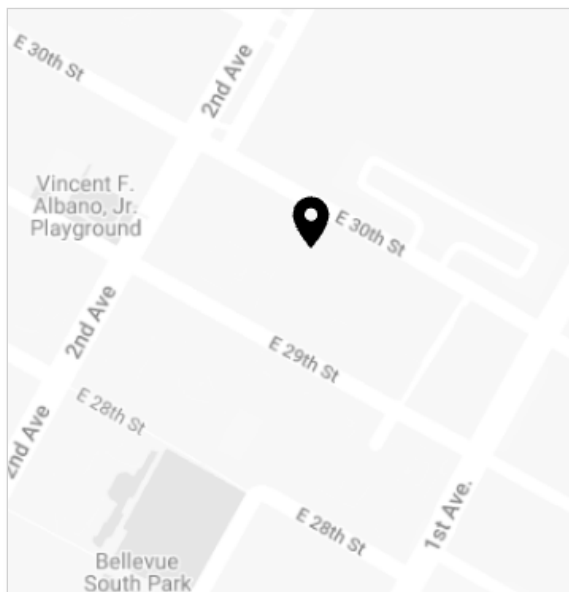
LOWER LEVEL

PRICE \$40/RSF
APPROX SIZE 2,865+/- RSF

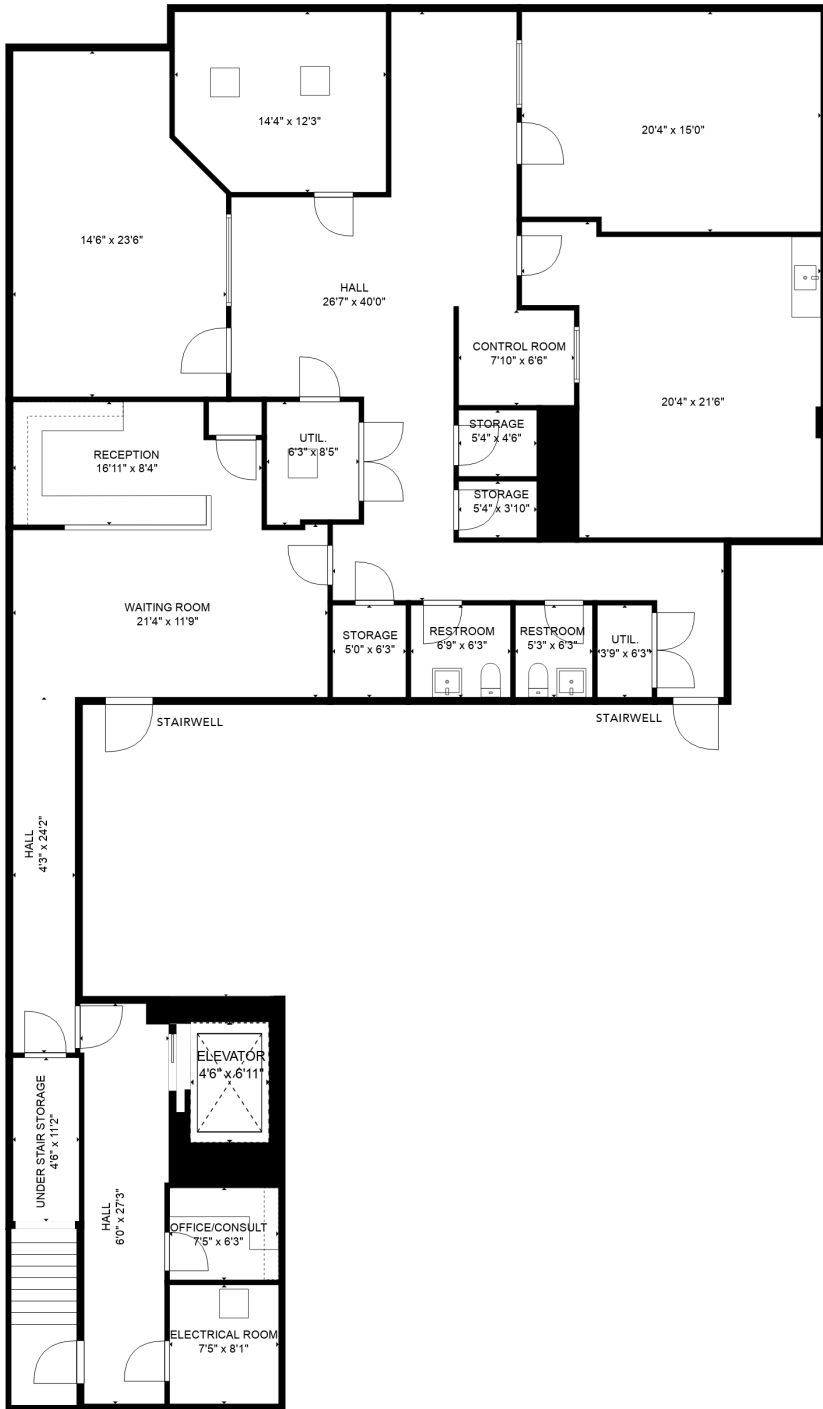
SECOND FLOOR + OUTDOOR SPACE

PRICE \$45/RSF
APPROX SIZE 3,330+/- RSF

TERM NEGOTIABLE
POSSESSION IMMEDIATE



316 EAST 30TH STREET
BETWEEN FIRST AND SECOND AVENUE



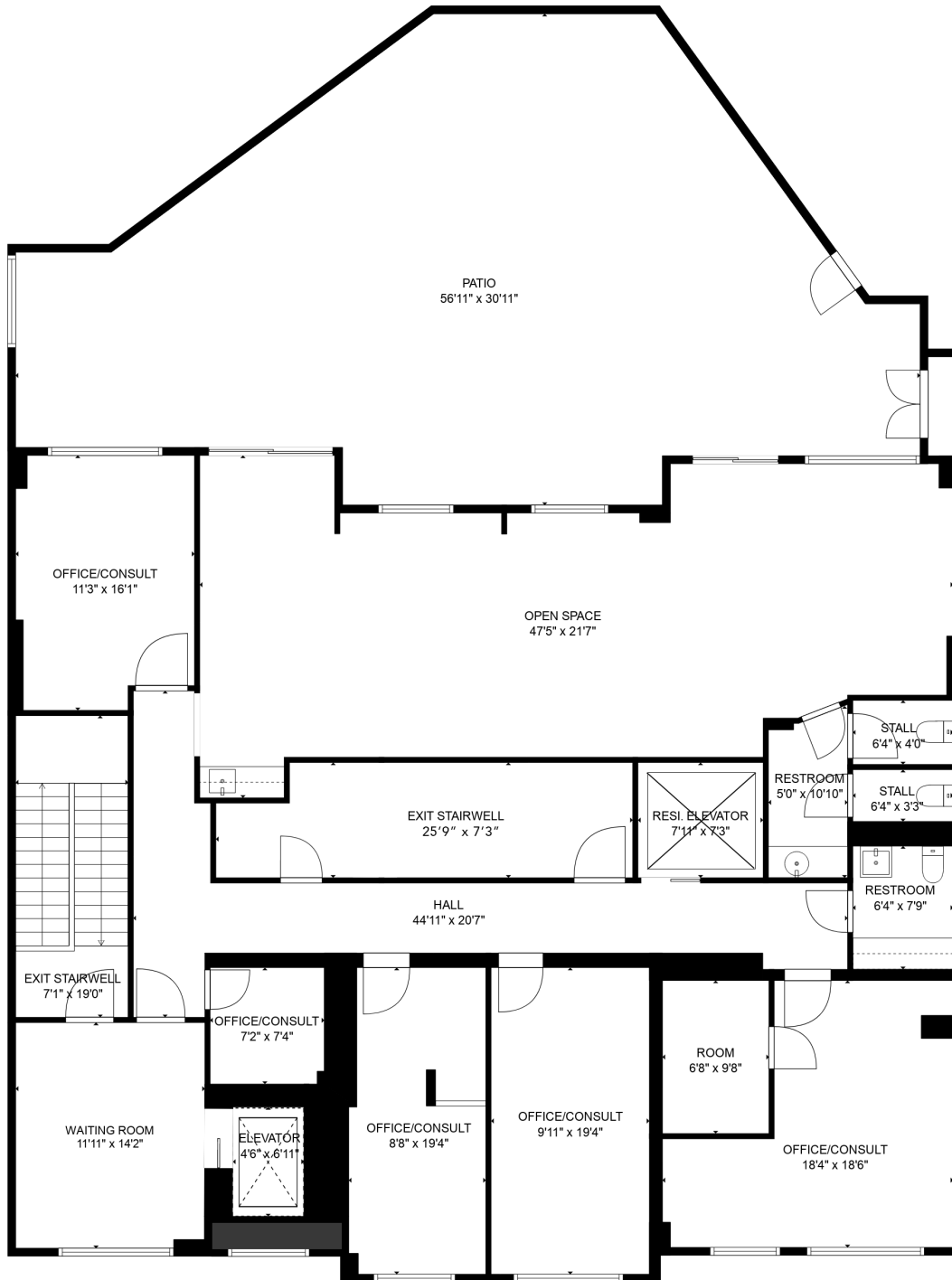
LOWER LEVEL LAYOUT

- RECEPTION AND WAITING ROOM
- THREE LARGE OFFICES/CONSULTS
- ADMINISTRATIVE OFFICE
- TWO RESTROOMS
- FIVE STORAGE ROOMS
- TWO UTILITY ROOMS
- IT CLOSET

ADDITIONAL FEATURES

- DIRECT ELEVATOR ENTRANCE
- CENTRAL AIR CONDITIONING
- ADAPTABLE TO ANY MEDICAL SPECIALTY





SECOND FLOOR LAYOUT

- WAITING ROOM
- FIVE OFFICES
- LARGE OPEN FLEX-SPACE
- TWO RESTROOMS
- 1,745 SF ROOF DECK PATIO

ADDITIONAL FEATURES

- DIRECT ELEVATOR ENTRANCE
- TWO ACCESS POINTS TO OUTDOOR SPACE

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FLOOR PLAN FOR ILLUSTRATIVE PURPOSES ONLY. ACTUAL SIZES AND DIMENSIONS MAY VARY.

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