#### WEXLER HEALTHCARE & COMMERCIAL P R O P E R T I E S TEAM AT THE CORCORAN GROUP

# MEDICAL/COMMERCIAL CONDO FOR SALE

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 PRICE
 \$1,595,000

 APPROX SIZE
 1,200 SQ FT

 MAINTENANCE/CC
 \$2,613 PER MONTH

 FINANCING
 80% MAXIMUM

 TAXES
 \$49,000 PER YEAR

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## **30 EAST 76TH STREET, SUITE 3B** BETWEEN PARK AND MADISON AVENUE

1.ED



### LAYOUT

- WAITING ROOM
- RECEPTION
- THREE EXAM ROOMS
- TWO CONSULTS/OFFICES
- ADDITIONAL PLUMBED ROOM IDEAL FOR A LAB
- UTILITY ROOM
- TWO RESTROOMS

### ADDITIONAL FEATURES

- 8 WINDOWS
- CENTRAL AIR CONDITIONING
- ADAPTABLE TO ANY MEDICAL SPECIALTY

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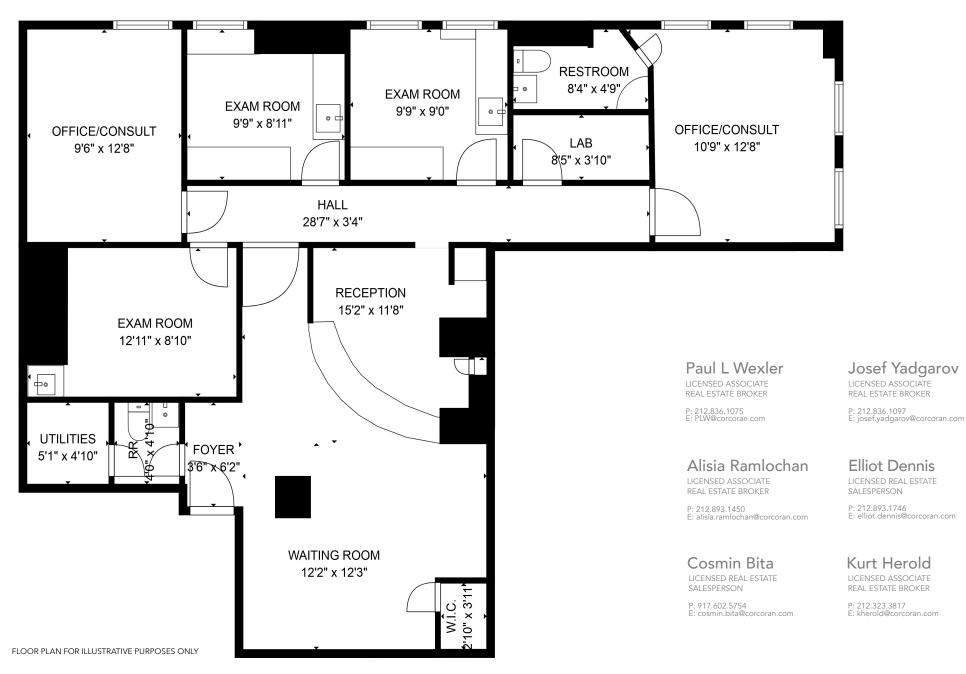
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