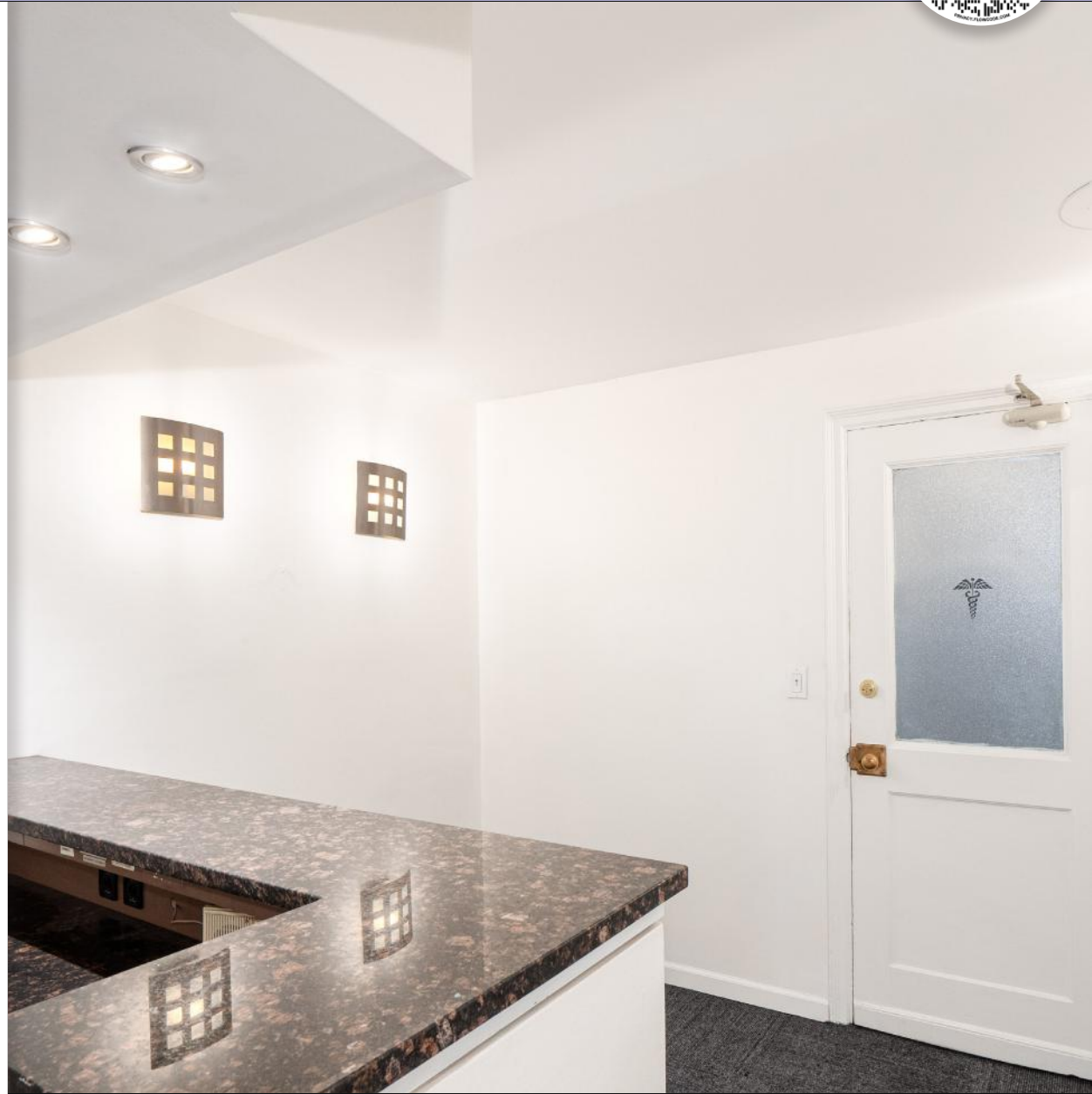




7TH FLOOR **MEDICAL CO-OP** FOR SALE

PRICE	\$435,000
APPROX SIZE	601 SQ FT
MAINTENANCE	\$2,757 PER MONTH
FLIP TAX	NONE
FINANCING	75% MAXIMUM



115 EAST 61ST STREET, SUITE 7A
BETWEEN PARK AVENUE AND LEXINGTON AVENUE

LAYOUT

- WAITING AREA
- RECEPTION AREA
- EXAMINING/TREATMENT AREA
- LAB
- X-RAY ROOM (LEAD-LINED DOOR)
- RESTROOM

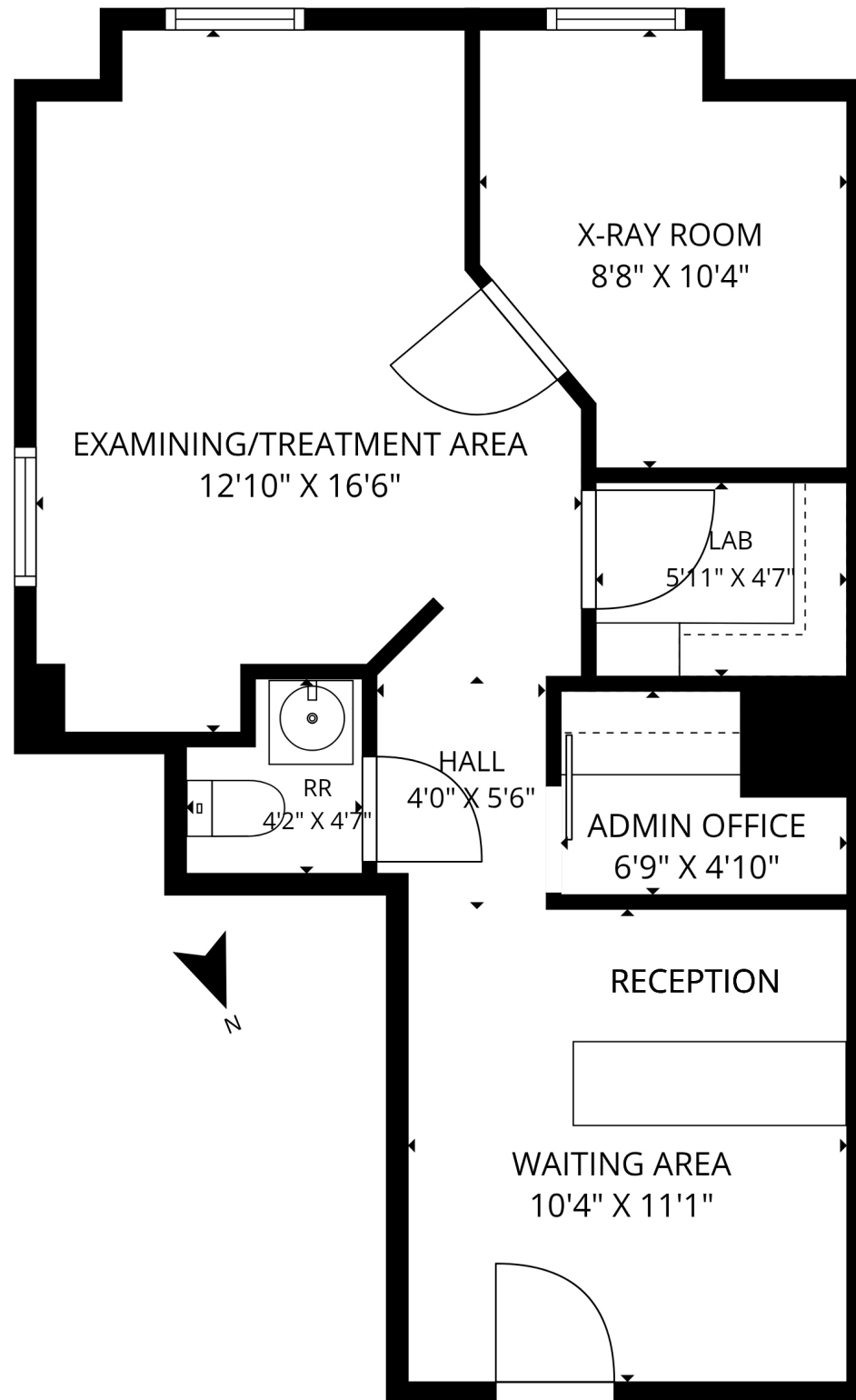
ADDITIONAL FEATURES

- DEDICATED MEDICAL BUILDING (PRE-WAR)
- RECESSED AND OVERHEAD LIGHTING
- LEAD-LINED DOOR (X-RAY ROOM)
- CENTRAL AIR CONDITIONING
- ADAPTABLE TO ANY MEDICAL SPECIALTY



FLOOR PLAN • CURRENT

FOR ILLUSTRATIVE PURPOSES ONLY.
SIZE AND DIMENSIONS MAY VARY.



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