



Description *Grand Park Building*

Location: 110 East 40th Street

Size: 2,840 SF.

Floor: 7th Floor

Price: Call to Discuss

Term: 5 - 10 Years

Increases: 3%

Electric: Direct

Possession: 2017

Features

- ▶ AAA Class Building (Park Avenue & Lexington)
- ▶ Renovated Lobby With ADA Access
- ▶ Great Medical Office - Facing Front of the Building
- ▶ Ready for Tenant Installation
- ▶ 3 Exam Rooms
- ▶ 2 Consultation Rooms
- ▶ 2 Private Bathrooms
- ▶ Two Entrances (ideal for multiple doctors office)
- ▶ Tenant Controlled Air Conditioning
- ▶ Large Lab and Kitchenette
- ▶ Convenient Location To Grand Central
- ▶ Easy Access To Subways #4, #5, #6 And S Line
- ▶ 24 Hour / 7 Day Building Access



For Further Information, Please Contact

Stanley J. Piesh

Exclusive Agent

Prime Manhattan Realty

212-594-7354 - direct

917-282-8590 - cell

spiesh@primemanhattan.com

