



**2,000 Sq. Ft. Finished Office**

**2275 Third Avenue**  
**New York, NY**

For more information, please contact:

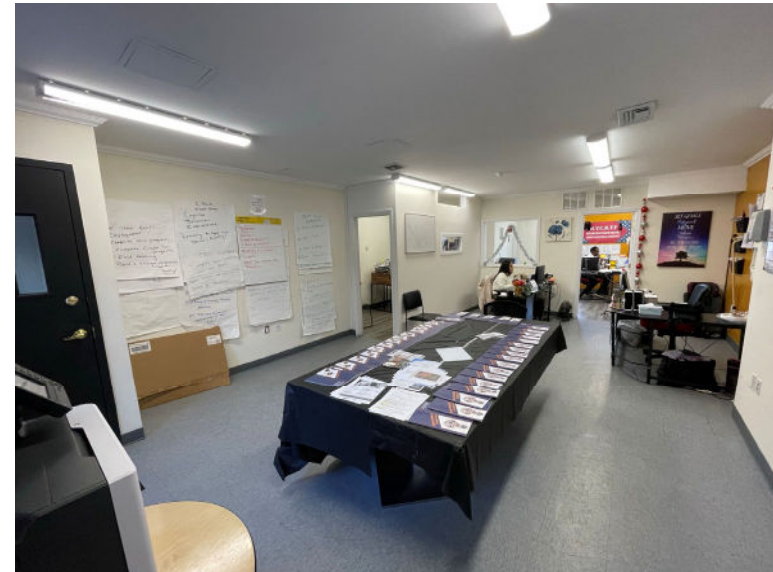
Anthony Gagliano  
(917) 446-4400

Rudolph Demasi  
(914) 391-1949



## 2,000 SF 2nd & 3rd Floor Office - 25 Feet Across on Third Avenue between 123rd & 124th Streets

- 1,000 SF Office on the 2nd Floor complete with one separate office and two restrooms in place
- 1,000 SF Office on the 3rd Floor complete with two offices and one restroom in place
- Direct Street Entrance on Third Avenue leads to Stairwell
- HVAC in place
- High Visibility Frontage – Facing Third Avenue
- Heavy Foot traffic location in rapidly developing area
- Several high-rise developments in immediate vicinity recently completed & currently under construction
- Many Legal Uses Permitted including: Retail, Office, Medical, School, Fitness, Non-profit, Etc.
- Will divide



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