

840

LEFFERTS AVENUE FLATBUSH, BROOKLYN

Between Schenectady & Utica Avenues

MEDICAL/OFFICE FOR LEASE

APPROXIMATE SIZE

3,000 SF

ASKING RENT

~~\$12,500/Month~~ Reduced
\$10,000/Month

POSSESSION

Immediate

TERM

5-10 Years

FRONTAGE

40 FT

COMMENTS

- Turn-key Article 28 medical facility with 8+ private exam rooms/offices
- High-end build-out with premium finishes
- Private parking on-site
- ADA-compliant throughout and ramp in front
- Ideal for established medical practices

NEIGHBORS

Modern MD Urgent Care • Yours & Mine • PS 221
• C&S Cleaners • Island Burger • Sea Kings • O's
Grill Spot • Troy Organic Cleaners • Izzy's Brooklyn
Smokehouse • Kingsbrook Jewish Medical Center

TRANSPORTATION



PROPERTY INFORMATION

NOAM AZIZ

Senior Director
212.468.5984
naziz@meridiancapital.com

DANIEL ZACAİM

Associate
212.468.5910
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RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

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INTERIOR

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