

# 595 Madison Avenue

Art Gallery Building – the Fuller Building

57<sup>th</sup> Street

EXCLUSIVE LISTING



Reception / Front Desk



Walk Through / Hallway

## Plaza District Medical Office

*Unique opportunity for dentists on Madison Avenue and 57th Street.*

Prime Manhattan Realty is please to introduce a fully built and equipped move-in condition Dental office for Sublease with great New York City views from 25<sup>th</sup> floor at Iconic, Art Deco building, The Fuller Building located at 595 Madison Avenue and 57<sup>th</sup> Street.

This spectacular dental office provides a clean modern – contemporary buildout, freshly painted in pleasant elegant colors, containing five (5) fully operational dental operator all with impressive NYC views. Each dental operator is equipped with state of art dental equipment, digital x ray, granite counter-top with top and bottom cabinetry each houses a sink. Two windowed individual private offices with South and East city views provide area for doctor's consultation rooms, administrative or office manager office.

Bright north facing room next to sterilization area is equipped with brand new CBCT / Panorex (under lease agreement) as well as laboratory. U shape granite countertop sterilization area with two sinks and plenty of cabinets for storage can accommodate multiple doctor's needs.

Directly from 3 speed elevators on 25<sup>th</sup> floor is main entrance to spacious art decorated waiting area which can accommodate 6 to 10 chairs. Granite front desktop and reception area seats comfortably up to 4 persons of administrative staff. This impressive dental office provides a private lounge with refrigerator, sink and seating for 4 to relax during breaks with access to private bathroom. Tenant controlled air-condition is offering climate control through-out all rooms.



Exam Room



Lab /Sterilization Area

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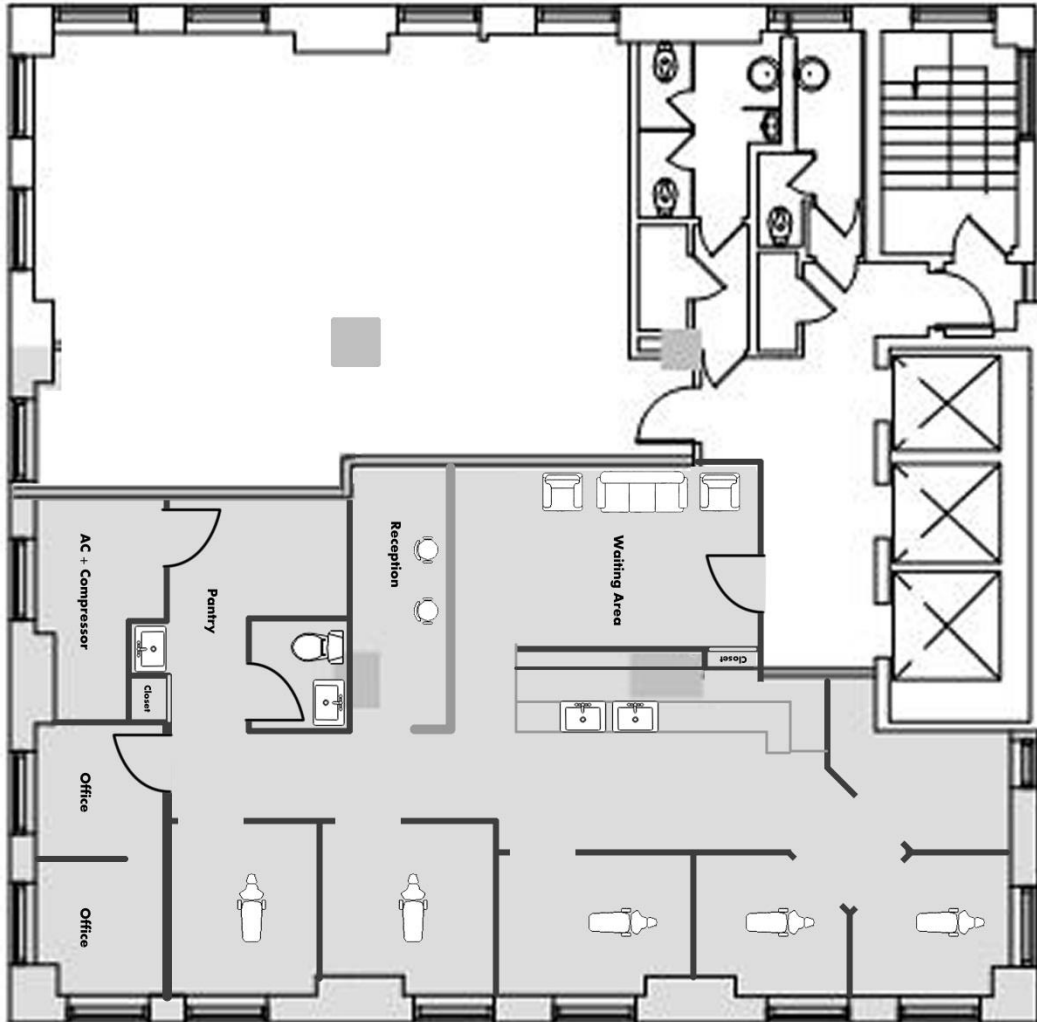
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**595 Madison Avenue 25<sup>th</sup> Floor**





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