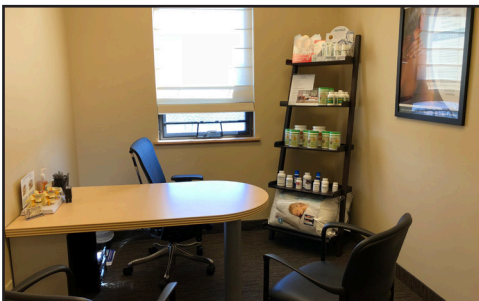


# Fantastic Sublease Opportunity

4400 Sq. Ft.

**PREMIUM**

Professional/Medical/Office



**CONVENIENCE** -401 Main Street in Johnson City has easy access to the highway, is 1/2 block from Wilson Hospital and is in close proximity to the new Binghamton University buildings.

**FLEXIBILITY** -10 patient rooms/offices adjoin over 1400sq. ft. of space in the main room with ADDITIONAL large main office, break room, laundry room, AND x-ray room (built to required specifications).

**AMENITIES** -This newer building, has a 700sq. ft. reception area/waiting room, built-in seating, elevator access, two handicap accessible bathrooms, a kitchenette with breakroom, a large parking lot and an eight camera surveillance system.

**VALUE** -Enjoy discounted rate of \$18.50/sq. ft which INCLUDES tenant's portion of tax obligation.

Call Rebecca Gennett 607.222.2559 for more information and to make an appointment to see this amazing space.



• 201 Oakdale Road • Johnson City, NY 13790 • 607.757.2100 •