



SILVERMAN REALTY GROUP, INC.

237 Mamaroneck Avenue
White Plains, New York 10605
(914) 683-8000 * Fax: (914) 683-8935

**74 MAMARONECK AVENUE
WHITE PLAINS, NEW YORK
(B/W QUARROPAS ST. & MARTINE AVENUE)**

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- | | |
|-----------------------|--|
| > SIZE | Approx. 1,383 Square Feet on ground floor plus basement |
| > RENTAL: | \$6,500 per month with 3% annual increases |
| > REAL ESTATE TAXES: | Tenant shall pay its proportionate share of increases over 2009/10 base year. |
| > OPERATING EXPENSES: | Tenant shall pay its proportionate share of increases over current expense base factor. |
| > TERM: | Ten (10) Years |
| > AVAILABILITY: | Immediate |
| > FRONTAGE: | Approx. 12 Feet |
| > FEATURES: | 1 block from Ritz Carlton Hotel
½ block from 15 screen movie theatre & City Center
Walking distance to over 3,000+ Apartments
Over 3,000 municipal parking spots within one block |

~~ Floor Plans On Reverse ~~

FOR FURTHER INFORMATION, PLEASE CONTACT:

**BONNIE H. SILVERMAN
(914) 683-8000**

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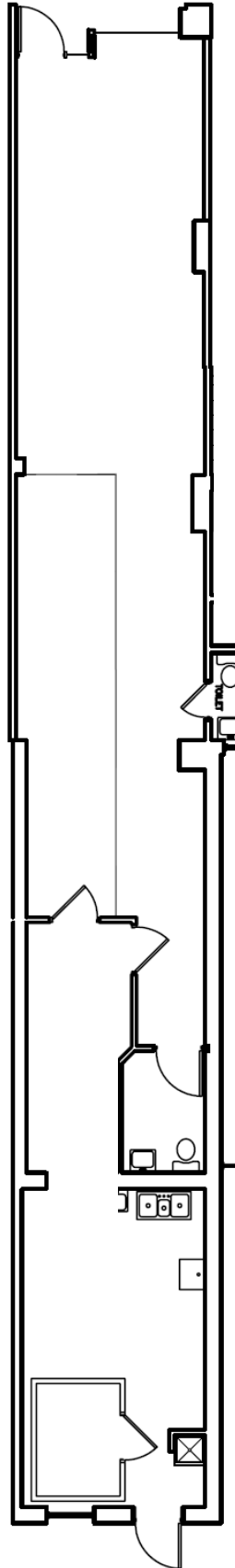
WE PAY ONE FULL COMMISSION IN ACCORDANCE WITH PRINCIPAL'S SCHEDULE OF RATES

All information furnished from sources deemed reliable and is submitted subject to errors, omissions, change of price, rental of other conditions, prior sale, lease or financing, or withdrawal without notice. No representation is made as to the accuracy of any information furnished.

74 Mamaroneck Avenue
White Plains, New York
Ground Floor
1,383 R.S.F.

Silverman Realty Group, Inc.
237 Mamaroneck Avenue
White Plains, New York

For Leasing Information
Bonnie H. Silverman
(914) 683-8000



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