

Colliers

WESTCHESTER MEDICAL PAVILION

311 NORTH STREET • WHITE PLAINS, NY

ONLY TWO SPACES LEFT

2,511 RSF (*built & ready to occupy*) & 5,200 RSF (*raw & ready to customize*)

HIGH QUALITY MEDICAL SPACE -HIGH QUALITY MEDICAL PRACTICES



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PROPERTY FEATURES

The Westchester Medical Pavilion is conveniently located just minutes from the heart of downtown White Plains with easy access to major hospitals, highways and parkways including I-287, I-684, I-95, I-87, Saw Mill River Parkway, Sprain Brook Parkway and Hutchinson River Parkway.

- **40 minute commute to NYC via highway or Metro North Railroad**
- **The Building designed specifically for medical tenants**

FIRST-CLASS AMENITIES

- 23-acre beautifully landscaped campus setting
- Elegant finishes provide a warm comfortable environment
- Café with free Wi-Fi access
- Outdoor seating and café tables
- Abundant parking for employees and patients
- Complementary valet parking

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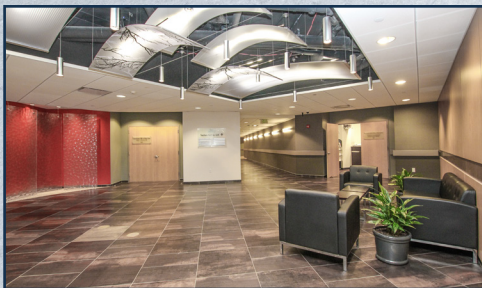
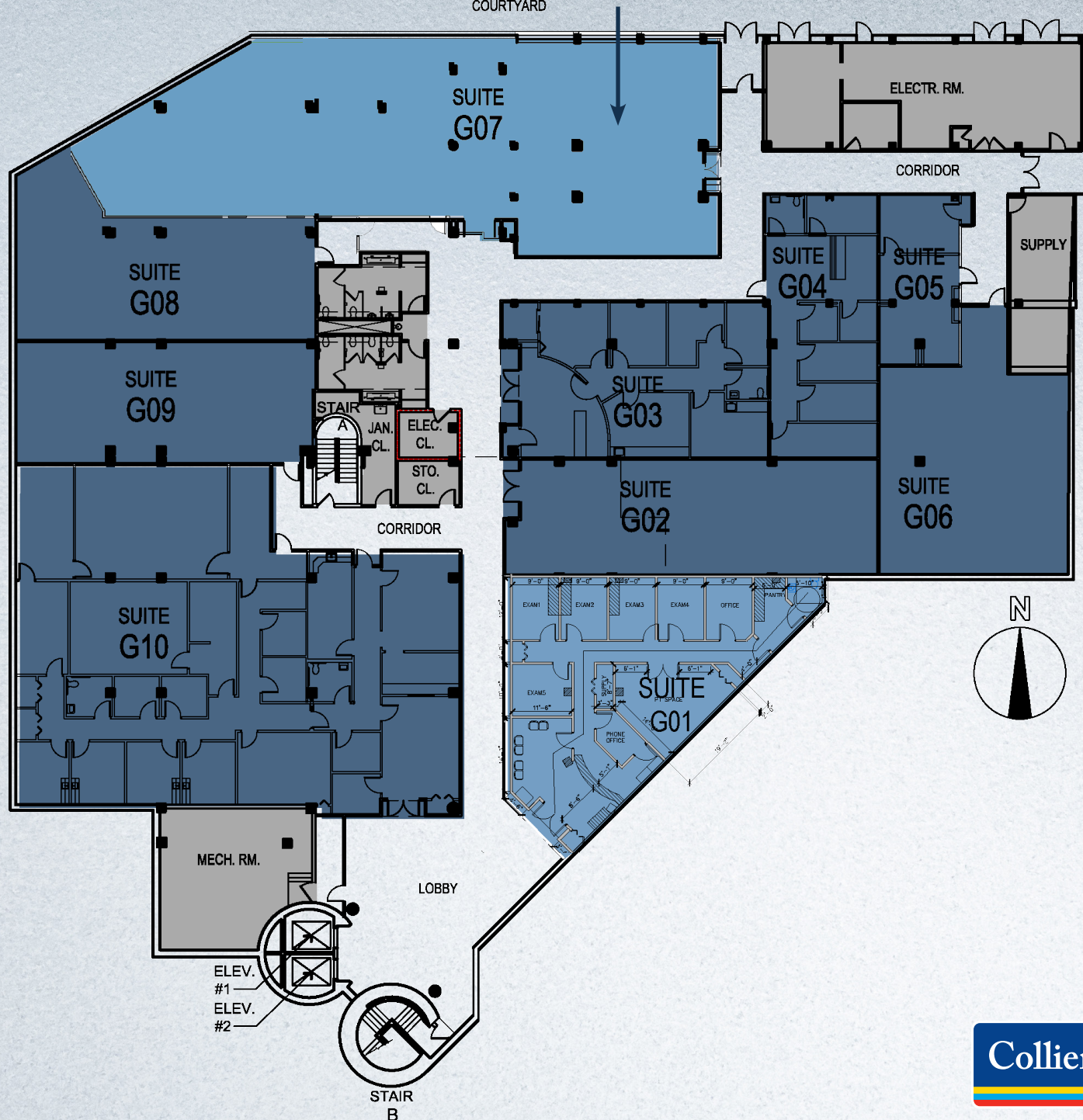
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CURRENT AVAILABLE SPACE
 CURRENT TENANT SPACE
 BUILDING UTILITIES & CIRCULATION

G01: 2,511 SF
G07: 5,200 SF

G07 Can have a private entrance

COURTYARD



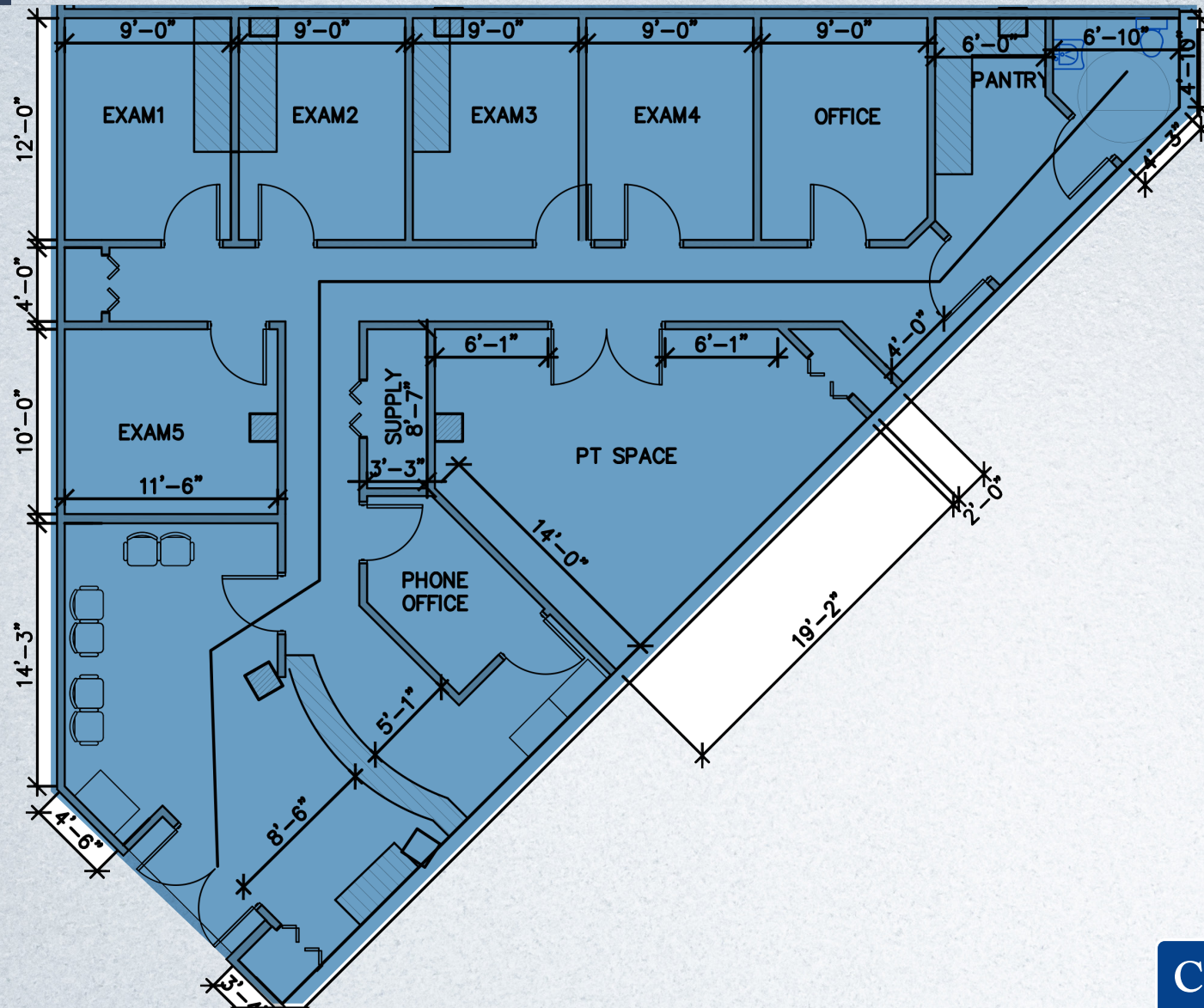
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GROUND FLOOR

Square Footage

G01: 2,511 SF



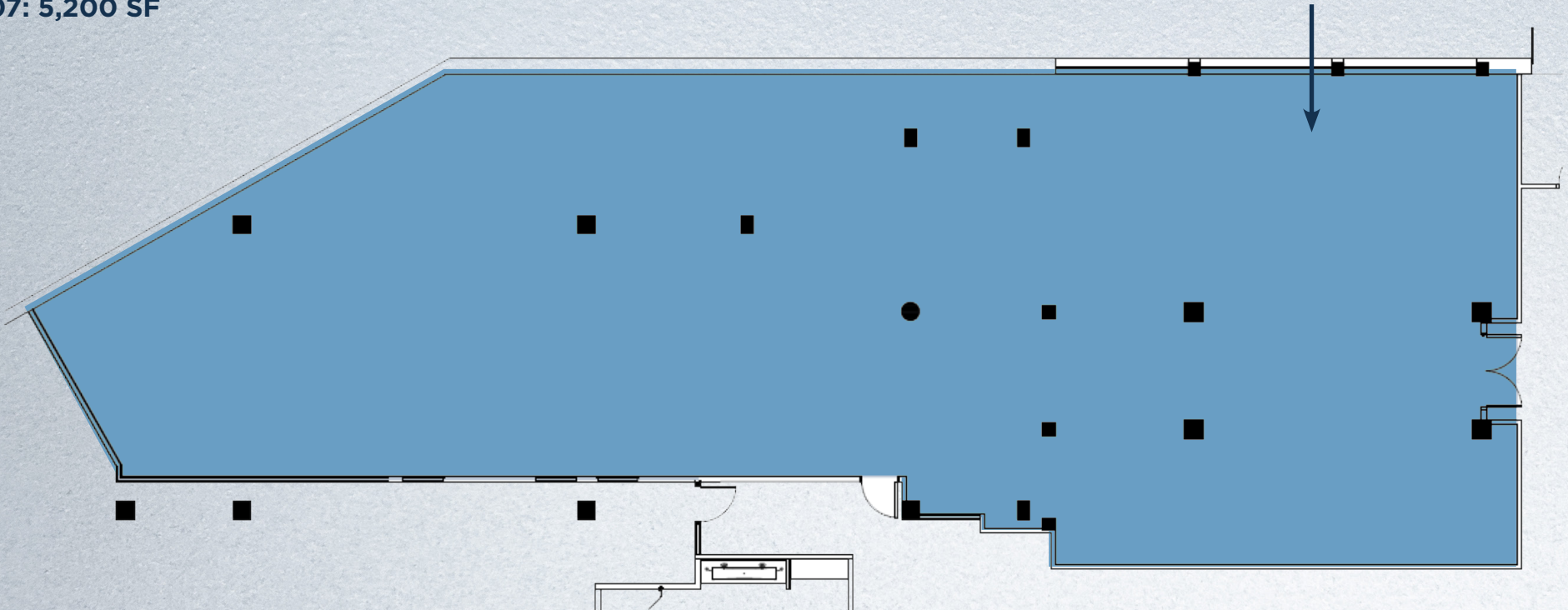
**WESTCHESTER
MEDICAL PAVILION**
311 NORTH STREET • WHITE PLAINS, NY

GROUND FLOOR

Square Footage

G07: 5,200 SF

CAN HAVE A PRIVATE ENTRANCE AND/OR PATIO



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ONLY TWO SPACES LEFT 2,511 RSF & 5,200 RSF

Relocate to or open in the most conveniently located Medical office building to the most conveniently located, highest quality medical office building in the area. With practices such as Orthopedics, Plastic Surgery, Geriatric, Physical Therapy, Cardiology, Ophthalmology, Pediatrics, Psychiatric, Dental, Chiropractic, Family, Wellness and a diagnostics and imaging center complete with MRI, stand-up MRI and ultrasound. The Westchester Medical Pavilion is truly the best location for medical practices in Westchester County.

The Westchester Medical Pavilion is designed for today's medical practices, offering minimal out of pocket and even "turn key" medical build outs with state-of-the-art building systems, available back up power and attractive amenities.

In addition, The Bristol, a 148 bed Assisted Living facility, is just stepsaway. The Bristol residents take full advantage of the close proximity of our doctors.





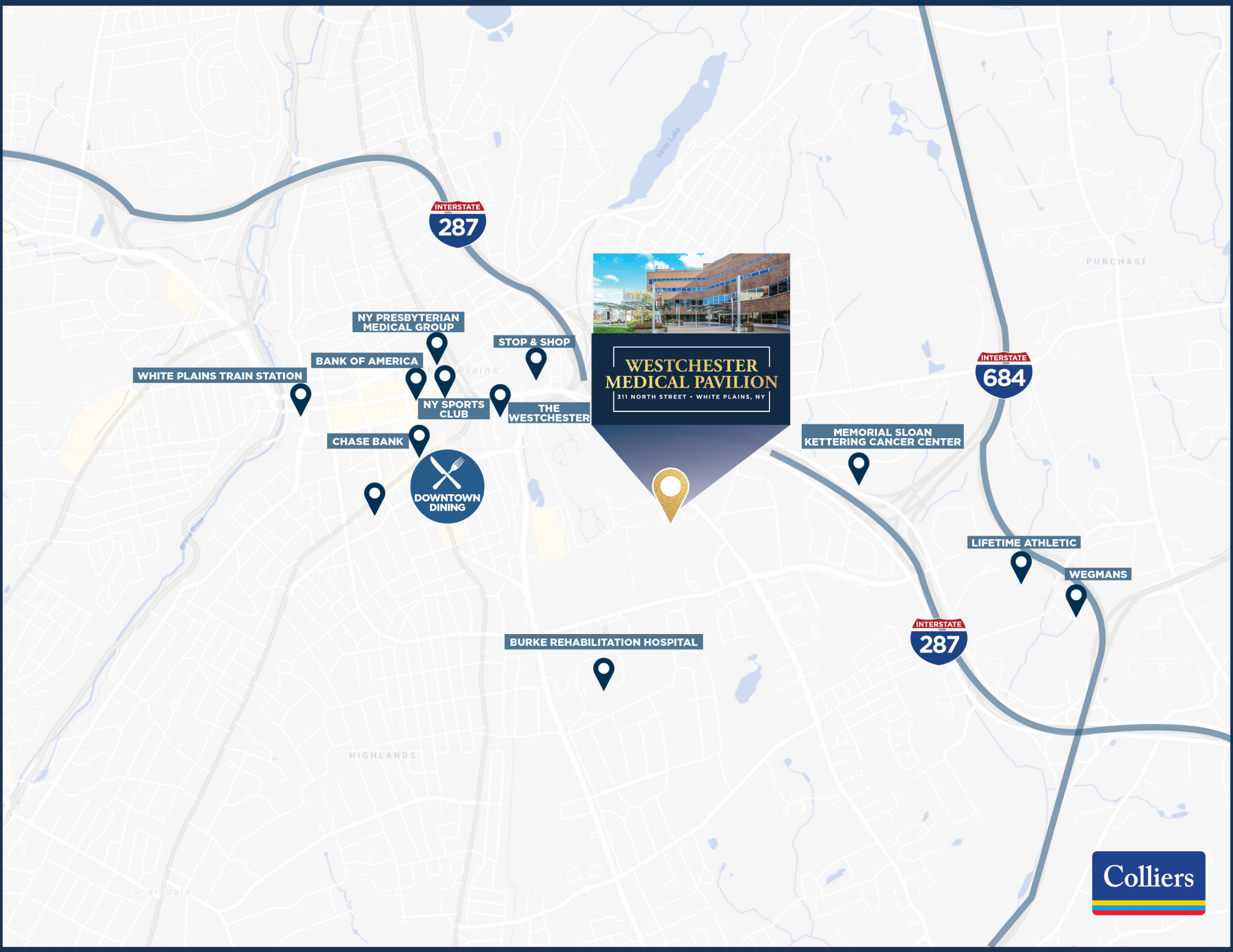
Area Map



WESTCHESTER MEDICAL PAVILION

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**WESTCHESTER
MEDICAL PAVILION**
311 NORTH STREET • WHITE PLAINS, NY

WHITE PLAINS TRAIN STATION

BANK OF AMERICA

NY PRESBYTERIAN
MEDICAL GROUP

NY SPORTS
CLUB

CHASE BANK



STOP & SHOP

THE WESTCHESTER

BURKE REHABILITATION HOSPITAL

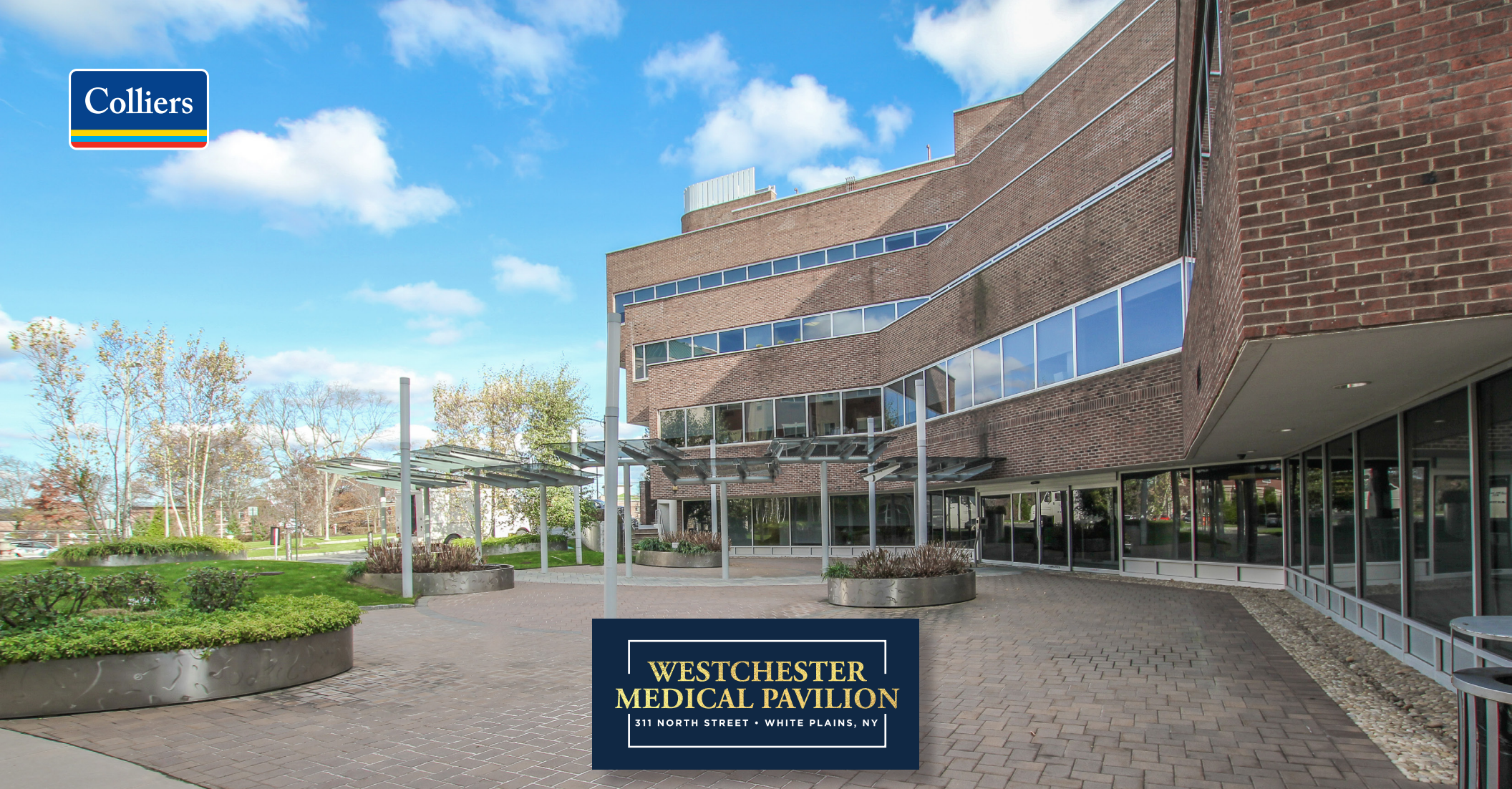
MEMORIAL SLOAN
KETTERING CANCER CENTER

INTERSTATE
684

LIFETIME ATHLETIC

WEGMANS

INTERSTATE
287



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