



SPACE - DIRECT LEASE

## 8040 Roosevelt Boulevard

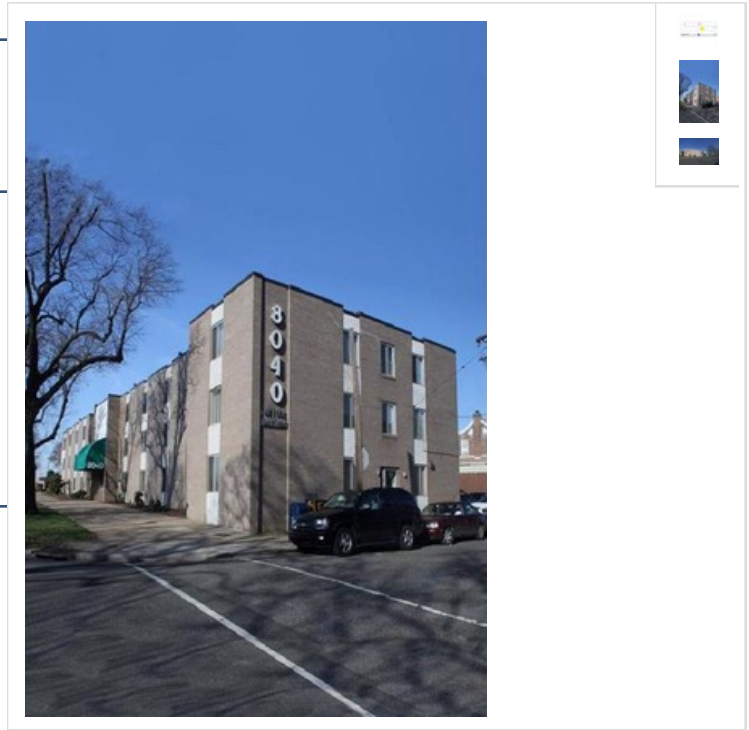
Philadelphia, PA | Northeast Philadelphia

DETAIL

Floor/Suite	3 / Suite 303
Total SF	450
Rent	Upon Request
Available	Immediate
Use	Office

CONTACT

**Andrew F. Conrad** - Senior Associate of Asset Management  
Phone 212-542-2101



BUILDING DESCRIPTION

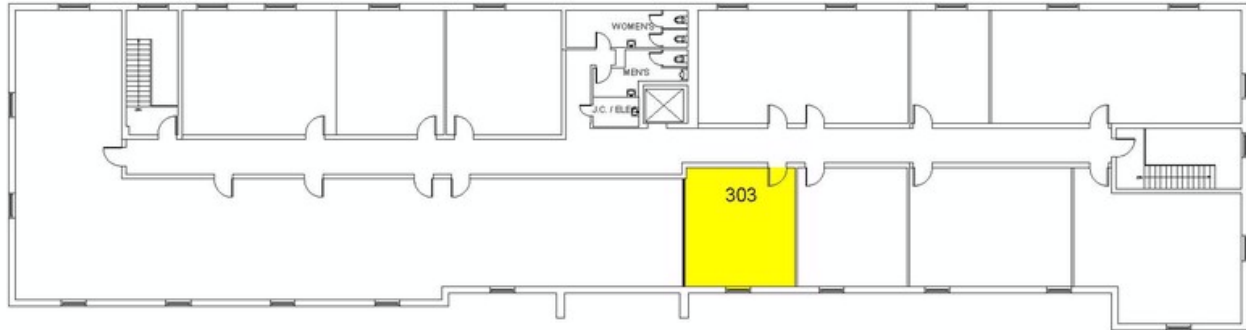
Upgraded lobby and hallways; Elevators upgraded; Close to major highways; public transportation

MAJOR TENANTS

Prism Career Institute

OTHER BUILDING INFO

**Passenger Elevators:** 1 **Building Area:** 27,000 sf **Number of Floors:** 3 **Floor Sizes:** 9,000 sq. ft. **Owner:** Smylie and Boulevard LP **Manager:** George Comfort & Sons, Inc. **Year Built/Renovated:** Built: 1965 **Tenancy:** Multi-tenant **Building Class:** B **Primary Type:** Office **Property Status:** Existing



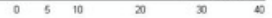
**8040 Roosevelt Blvd**

George Comfort & Sons, Inc.  
200 Madison Avenue New York, NY 10016



**Floor 3**

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20002 12/16/14 4/20/15/15/15