

Simone inks 95,000 s/f deal with Affinity Health Plan in the Bronx

Simone Development Companies announced that Affinity Health Plan, a managed care organization, has signed a lease for 95,000 S/F of office space at Simone's Metro Center Atrium mixed-use complex in the Bronx.

Affinity Health Plan is relocating its headquarters from 2500 Halsey Street in the Bronx to the 370,000 s/f office/retail/hotel complex that is nearing completion at Simone's 42-acre, multi-building Hutchinson Metro Center campus.

"We are thrilled to announce this major lease transaction at the Metro Center Atrium. With the addition of Affinity Health Plan, the Metro Center Atrium is approaching full occupancy, making it one of the most successful new commercial real estate developments in the region. This is great news for the Bronx which is enjoying an unprecedented economic renaissance," said Joseph Si-

mone, president of Simone Development Companies.

"The leasing activity that we have experienced over the past six months has been phenomenal. The Metro Center Atrium has emerged as the premier location for healthcare companies and medical practices looking for state-of-the-art space in a convenient and central location with first-class amenities," Simone added.

Cresa New York represented Affinity Health Plan in the transaction. Simone was represented in-house by Joseph Simone, Joseph Deglomini, Jr. and James MacDonald.

Among the other healthcare tenants recently signing leases at the complex include Montefiore Medical Center, Calvary Hospital, Fresenius Medical Care North America,



JOE SIMONE

Hanger Prosthetics, Parkchester Oral & Maxillofacial Surgery and Ophthalmologist Dr. Eric Wolf. The Metro Center Atrium is less than a mile from five major hospitals, making it an ideal location for medical practices and healthcare companies.

In addition to healthcare and medical practices, the Metro Center Atrium is also attracting retailers including Dunkin Donuts, which will occupy 1,500 s/f on the ground floor, joining an LA Fitness health club (the first in New York City) and a 9,000 s/f Children's Corner day care center.

An announcement is expected soon on a national family-style restaurant chain opening at Metro Center Atrium.

Another major feature drawing tenants to the complex is the new 125-room Marriott Hotel that is scheduled to open in the fall. It will be the first luxury hotel to open in the Bronx.