

2,520 SF AVAILABLE



**3124 EXPRESSWAY DR S
ISLANDIA, NY**

NOVEMBER 1ST OCCUPANCY

**14' CLEAR
200 AMPS
79% FINISH
(1) DRIVE-IN DOOR**

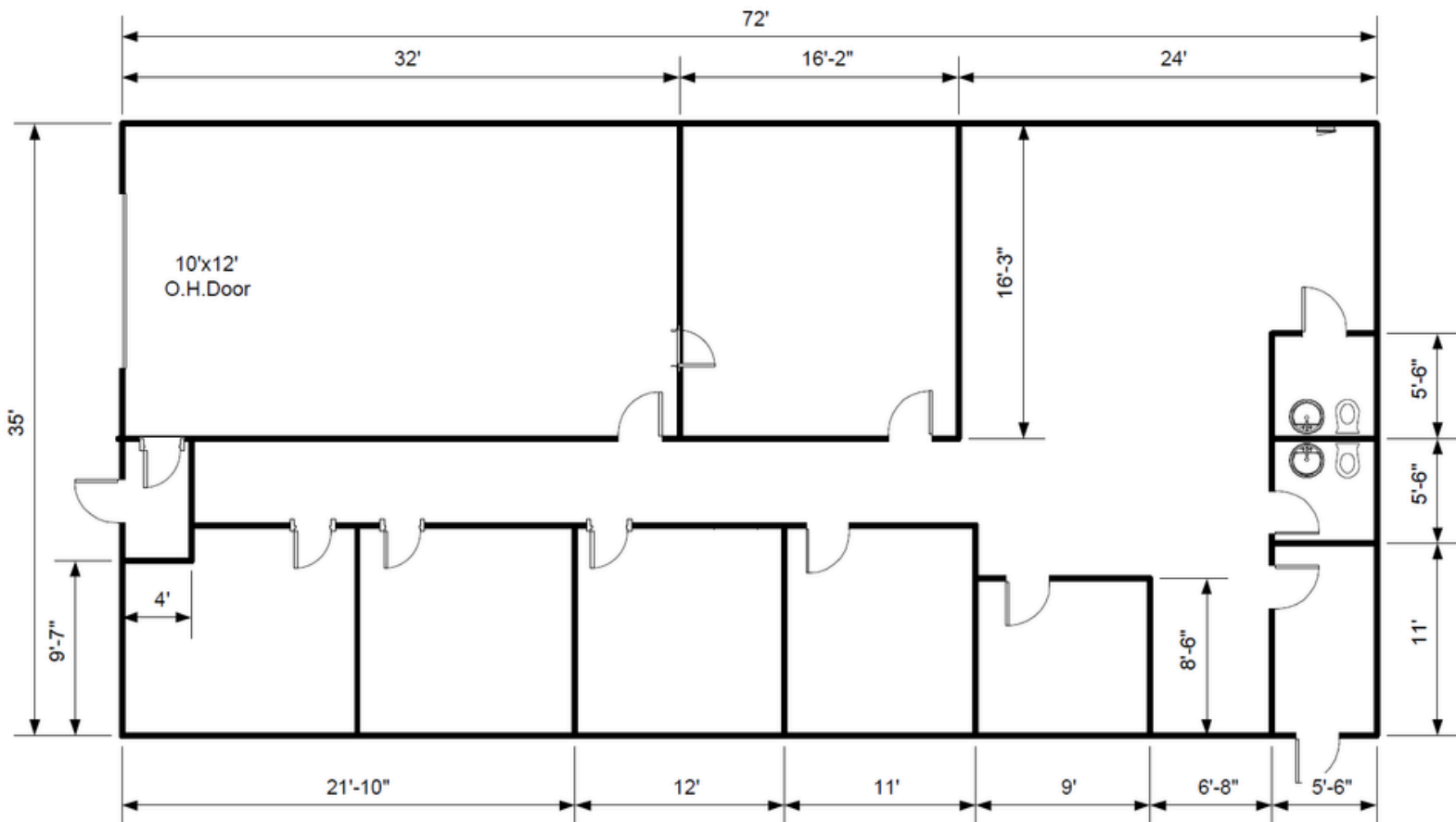
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BROKER'S PROTECTED**

3124 EXPRESSWAY DR S, ISLANDIA, NY 11749

NOVEMBER 1ST OCCUPANCY

2,520 SF INDUSTRIAL UNIT

- 14' Clear
- 79% Finish
- (1) Drive-in
- AC in Offices
- (2) Bathrooms
- (5) Private Offices
- (1) Large Bullpen
- (1) Conference Room
- Gas Heat in Warehouse
- 200 AMPS / 3-Phase Power
- LED Lighting Throughout
- 0.2 Miles South of I-495 at Exit 57 
- 0.3 Miles Southeast of Veterans Hwy 
- 1.5 Miles to Hauppauge Industrial Park
- 3.5 Miles to Sunrise Hwy 
- 5 Miles to Northern State Parkway 
- Multitenant Industrial Building
- Centralized Location For Simplified Commuting and Freight Logistics
- Perfect for Light Manufacturing, Storage or Service Related Use



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