



FOR LEASE

ASKING: \$16.50 PSF /GROSS

UNIT G | SPACE DETAILS:

SPACE AVAILABLE:	+/- 2,150 SF
OFFICE SPACE:	+/- 20%
CEILING HT:	+/- 16' CLEAR
LOADING:	1 DOCK
PARKING:	GOOD
OCCUPANCY:	IMMEDIATE
LEASE TERM:	NEGOTIABLE
RE TAXES:	BASE YEAR INCLUDED



WAREHOUSE SPACE

- PART OF A +/- 50,000 SF INDUSTRIAL-WAREHOUSE BUILDING SITUATED ON +/- 3.10 ACRES
- NEARBY LIRR STATION(S)
- SIGNAGE
- TENANT IS RESPONSIBLE FOR TAX INCREASES, GENERAL LIABILITY/PROPERTY INSURANCE, HVAC SERVICE CONTRACT AND SNOW REMOVAL (BILLED SEPARATELY)

For further information or to arrange an inspection, please contact exclusive broker(s):

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