

FOR LEASE

40 SEAVIEW BOULEVARD
PORT WASHINGTON, NY

WILL DIVIDE
TO 23,000 SF



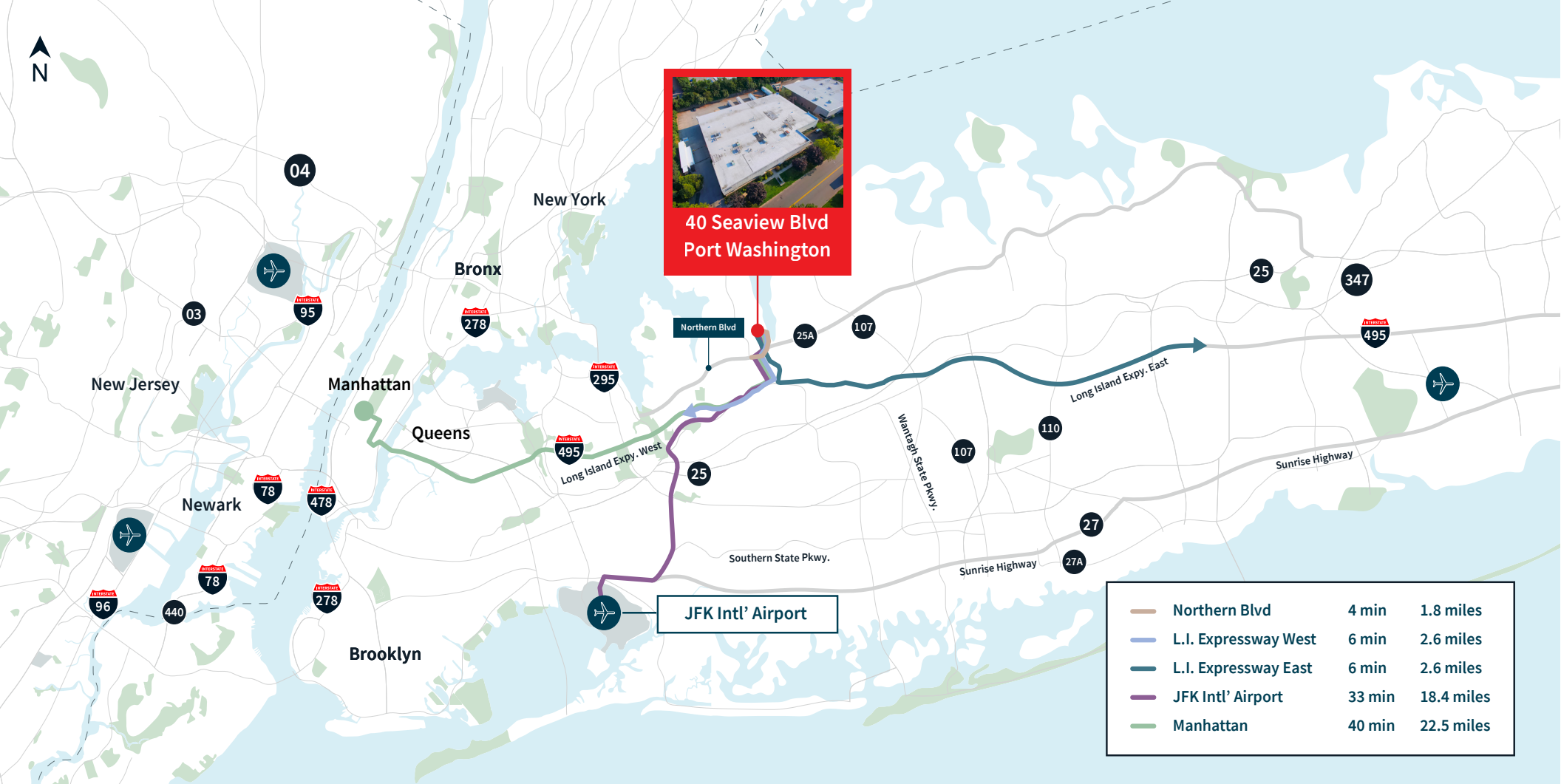
± 33,000 SF
AVAILABLE

SITE PLAN & SPECS

Seaview Blvd



- **BUILDING SIZE:** ± 33,000 SF
divisible to 23,000 SF
- **LOT SIZE:** 2 acres
- **OFFICE/R&D:** ± 17,000 SF
can be reduced to suit
- **CEILING HEIGHT:** 18' clear
- **LOADING:** 3 docks, 3 drive -ins
Additional docks possible
- **SPRINKLERS:** Fully
- **POWER:** ± 1,200 amps
- **PARKING:** 45 spaces
- **HVAC:** Fully air-conditioned
Oil heat
- **DELIVERY:** Q2 2026



EXCLUSIVE LEASING

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**40 SEAVIEW
 BOULEVARD**