

+/- 22,856 SQUARE FEET OF INDUSTRIAL SPACE FOR SUBLEASE

PROPERTY HIGHLIGHTS:

BUILDING SIZE:	+/- 52,573 SF
AVAILABLE SPACE:	+/- 22,856 SF
LOT SIZE:	+/- 2.12 ACRES
OFFICE:	+/- 10%
POWER:	+/- 400 AMPS (3 PHASE)
PARKING:	AMPLE
SPRINKLERS:	WET
HEAT:	GAS
HVAC:	OFFICES ONLY
CEILING HEIGHT:	+/- 14'6" CLEAR (IN 50%) +/- 18'0" CLEAR (IN 50%)
LOADING:	2 INTERIOR DOCKS 1 EXTERIOR DOCK 1 DRIVE-IN DOOR
ZONING:	TOWN OF BABYLON G
SUBLEASE EXP:	MARCH 2025 (+ 5 YR OPTION)
LEASE PRICE:	UPON REQUEST



FOR MORE INFORMATION OR TO SCHEDULE A TOUR OF THE PROPERTY, PLEASE CONTACT BROKERS:

GARY J. CHIMERI
 PRESIDENT
 (516) 286-5177
 GCHIMERI@PARAMOUNTPG.COM

LUCIANO V. OLIVERIO
 MANAGING PARTNER
 (516) 852-3757
 LUCIANO@PARAMOUNTPG.COM

EXCLUSIVE LISTING

PARAMOUNT PROPERTIES GROUP

171 ALLEN BLVD
 FARMINGDALE, NY 11735
 (631) 414-7878
 WWW.PARAMOUNTPG.COM

