

47-49

JERSEY ST
WEST BABYLON, NY



NEW TO MARKET- FOR LEASE

**+/- 24,500 SQUARE FOOT INDUSTRIAL BUILDING
(DIVISIBLE)**

PROPERTY HIGHLIGHTS

BUILDING SIZE:	+/- 24,500 SQFT
LOT SIZE:	+/- 1.31 ACRES
DIVISIONS:	+/-5,000 SQFT +/-9,000 SQFT +/-11,000 SQFT
OFFICE AREA:	+/- 1,500 SQFT
CEILING HEIGHT:	15' - 17' CLEAR
PARKING:	AMPLE
POWER:	HEAVY
HVAC:	GAS HEAT
LOADING:	3 LOADING DOCKS 2 DRIVE IN DOORS
SPRINKLERS:	WET
ZONING:	TOWN OF BABYLON G
PRICING:	UPON REQUEST
OCCUPANCY:	IMMEDIATE

**NEWLY RENOVATED AND HIGHLY
FUNCTIONAL INDUSTRIAL BUILDING
ON AN OVERSIZED PARCEL
CONVENIENTLY LOCATED JUST SOUTH
OF THE LONG ISLAND EXPRESSWAY
EXIT 49**





DIVISION PLAN

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

LUCIANO OLIVERIO

PRESIDENT | MANAGING BROKER

c: (516) 852-3757

e: luciano@summitcregroup.com