

For Sale or Lease ~ Office
333 Smithtown Blvd
Nesconset, NY 11767

METRO
REALTY SERVICES LLC



MUST SELL

Building Size: 2,881 sf
Lot Size: .37 acres
Zoned: Neighborhood Business
Parking: 16+ cars
Basement: Not included in 2,881 sf
Taxes: \$18,698.19
Lease Price: \$4,400 / per month incl. taxes
Sale Price: ~~\$595,000~~ ~~\$550,000~~ \$495,000



Comments:

- ◆ High Profile Professional Offices
- ◆ Medical, Dental, Attorney... etc.
- ◆ 1,846' 1st Fl, 1,035' 2nd Fl

For further information or to arrange an inspection of this property please contact "Exclusive Agent":

Andrew B. Blumenthal, Licensed Real Estate Broker
Managing Partner
(631) 770-0700 ext. 6363
andy@metrorealtyservices.com

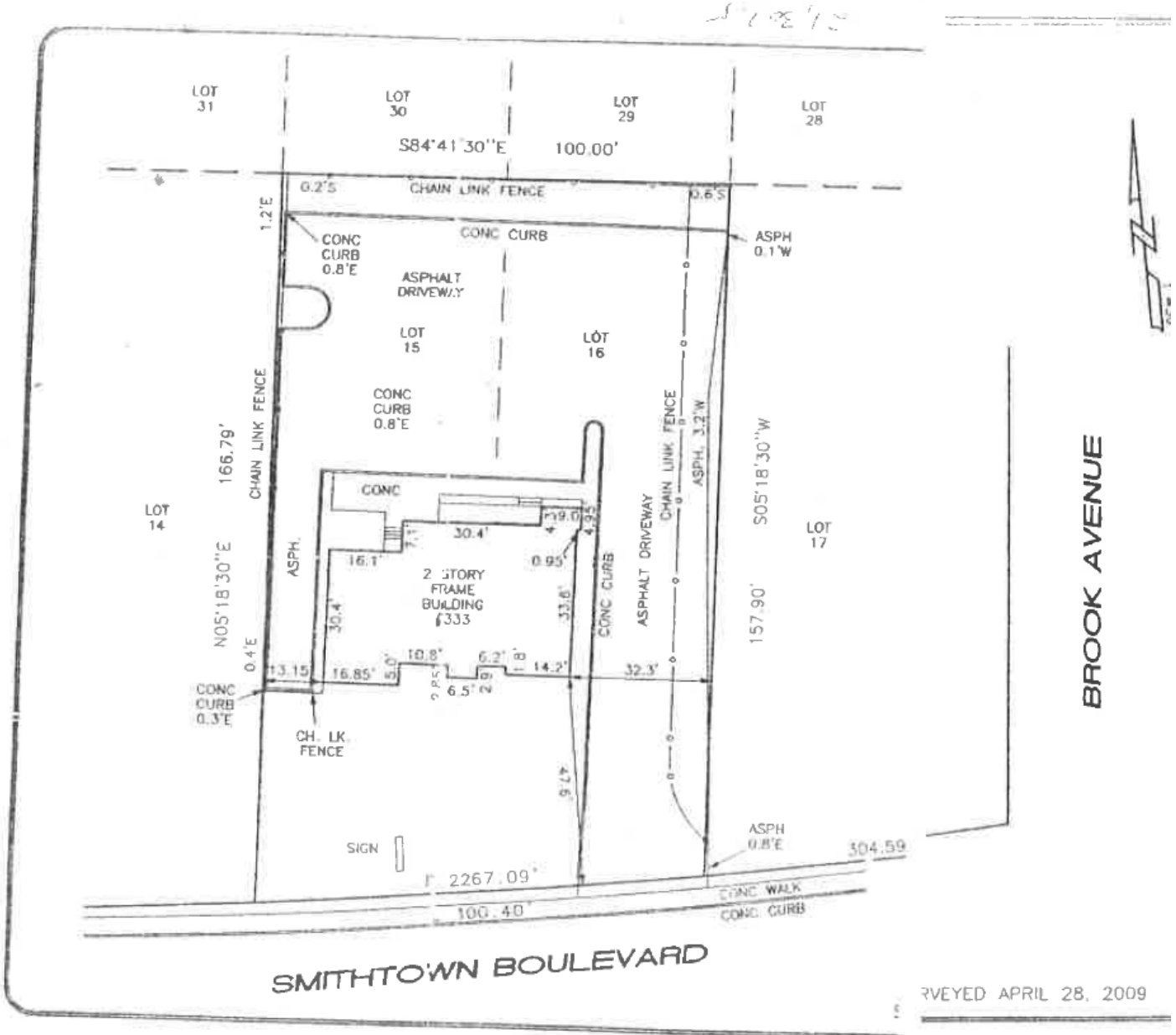
Anthony Garistina, Licensed Real Estate Broker
Managing Partner
(631) 770-0700 ext. 6366
tony@metrorealtyservices.com

All information submitted is subject to errors, omissions, change of price or rental, change of other terms and conditions, prior sale, lease, financing or withdrawal without notice. All areas and dimensions are approximate. This advertisement does not suggest that the broker has a listing on this property or properties or that any property is currently available.

Metro Realty Services, LLC
1111 Broadhollow Road, Suite 222, Farmingdale, NY 11735
T (631) 770-0700 ~ F (631) 770-0710
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REVISED APRIL 28, 2009

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