

For Sale ~ Industrial Building
45 Hoffman Avenue
Hauppauge, NY 11788

METRO
REALTY SERVICES LLC

**Updated
Amperage**



Building Size: 15,000 sf
Lot Size: .92 acres
Offices: 2,200 sf
Ceiling Height: 16' clear
Drive-ins: 1 } combination
Docks: 1 }
Heat: Gas
Power: 400 amps
Sprinklers: Yes

Sale Price: \$1,875,000
Taxes: \$29,767.38 per year

Comments:

- ◆ Located off Exit 55 L.I.E. at the corner of Hoffman Avenue & Newton Place
- ◆ Parking for 36 cars
- ◆ Racking could be made available
- ◆ Zoned Light Industrial Town of Islip

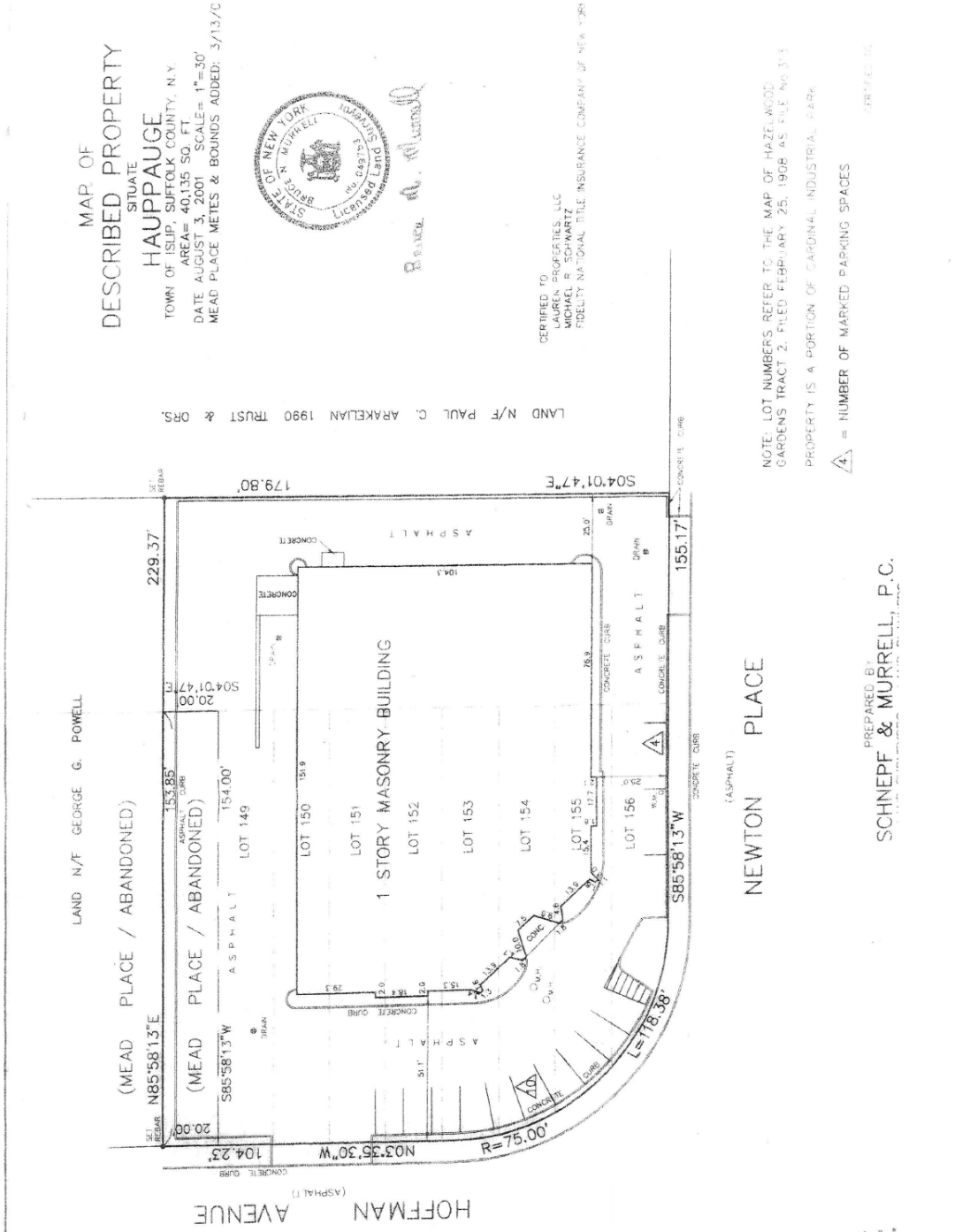
For further information or to arrange an inspection of this property please contact "Exclusive Agent":

Nicholas Romano, Licensed Real Estate Broker
Managing Partner
(631) 770-0700 ext. 6362
nick@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
info@metrorealtyservices.com ~ www.metrorealtyservices.com

For Sale ~ Industrial Building
45 Hoffman Avenue
 Hauppauge, NY 11788



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
info@metrorealtyservices.com ~ www.metrorealtyservices.com