



1111 Broadhollow Road, Suite 222
Farmingdale, NY 11735
Phone: (631) 770-0700
Fax: (631) 770-0710
Email: info@metrorealtyservices.com
www.metrorealtyservices.com

Exclusive Listings Report November 2017

Tel: 631-770-0700 Fax: 631-770-0710

E-mail: info@metrorealtyservices.com

www.metrorealtyservices.com

INDUSTRIAL

Page#	City	Address	Size	Acres	Changes
2	Amityville	22 Sprague Ave	9,420	1.41	Temporarily Off The Market
2	Amityville	25 DeForest St	10,000	0.50	
2	Amityville	51 Sprague Ave	3,400	0.15	PRICE REDUCED
3	Bay Shore	2 Cherry St	5,220	0.25	NEW LISTING
3	Bay Shore	45 Sweeneydale Ave	8,250	1.40	Cross-Dock Terminal - 25 Doors Available
3	Bethpage	271 Central Ave	4,600	0.12	
4	Bohemia	1605 Sycamore Ave D	4,200		Can be combined with .33 acres
4	Bohemia	Knickerbocker Ave		1.70	BUILD TO SUIT
4	Bohemia	N/S Davinci Dr W/O Johnson		2.00	BUILD TO SUIT
5	Central Islip	135 Brightside Ave	4,800	0.23	NEW LISTING
5	Copiague	545 Oak St	4,020	0.30	NEW LISTING - BUSINESS INCLUDED
5	Copiague	598 Oak St	12,800	0.46	NEW LISTING - BUSINESS INCLUDED
6	Copiague	610 Oak St	3,904	0.20	BUSINESS INCLUDED
6	Elmont	481 Meacham Ave	5,096	0.17	Available Immediately
6	Farmingdale	19-21 Potter & 20 Murray St	14,517	0.50	
7	Farmingdale	92 Central Ave	20,000		
7	Floral Park	12 Van Buren Ave	2,800	0.18	Updated Info
7	Freeport	53 Hanse Ave	8,035	0.36	
8	Hauppauge	165 Oser Ave		5.70	
8	Hauppauge	1765 Expressway Dr N	51,140	3.64	IN CONTRACT
8	Hauppauge	2100 Pacific St	20,000		LEASED
9	Hauppauge	45 Hoffman Ave	15,000	0.92	
9	Hauppauge	65 Commerce Dr	45,738	2.50	
9	Hauppauge	65 Commerce Dr (Front Unit)	24,554	2.50	
10	Hauppauge	65 Commerce Dr (Rear Unit)	21,184	2.50	
10	Hempstead	495 Peninsula Blvd	15,330	0.45	Building & Business For Sale
10	Hicksville	100 Frank Rd	20,000	1.90	
11	Holbrook	Peachtree Ct		4.00	BUILD TO SUIT or LAND SALE
11	Huntington Station	193 West Hills Rd	3,200	0.18	SOLD
11	Lindenhurst	175 E Hoffman Ave	12,200	0.43	

INDUSTRIAL (cont.)

Page#	City	Address	Size	Acres	Changes
12	Lindenhurst	181 E Hoffman Ave	12,870	0.42	
12	Lindenhurst	920 Wellwood Ave	12,000	0.53	
12	Medford	2965 Horseblock Rd	6,000	2.00	
13	Melville	65 Maxess Rd	51,780	4.10	Rental price TBD by work
13	Mineola	207 Elm Pl	6,051	0.17	
13	Mineola	88 Windsor Ave	6,980	0.18	
14	New Hyde Park	2110 Jericho Tpke	5,428	0.19	Building & Business
14	Ronkonkoma	110 Remington Blvd	6,135	0.82	
14	Ronkonkoma	1900 Lakeland Ave	9,000	0.67	IN CONTRACT
15	Ronkonkoma	28 Colt Ct	7,856	0.91	
15	Ronkonkoma	786 Marconi Ave	6,000	2.00	NEW LISTING
15	Ronkonkoma	E/S Remington Blvd		3.90	BUILD TO SUIT
16	Ronkonkoma	Fleetwood Ct		1.40	BUILD TO SUIT
16	Ronkonkoma	Fleetwood Ct		3.00	BUILD TO SUIT
16	Uniondale	395 Westbury Blvd	36,312	1.34	
17	Valley Stream	100 E Mineola Ave	9,350		
17	Valley Stream	100 E Mineola Ave	5,100		
17	West Babylon	127 Dale St	22,500	3.70	Occupancy Arranged
18	West Babylon	165 Eads St Unit A	4,000		
18	West Babylon	31 Lamar St Units B & C	4,176		LEASED
18	West Babylon	86-92 Otis St	13,440	0.92	IN CONTRACT
19	West Babylon	87 Eads St	6,322	0.90	LEASED
19	Westbury	110 Hopper St	14,370	0.53	
19	Westbury	128 Magnolia Ave	14,000	0.67	LEASE / SALE
20	Westbury	18 Sylvester St	19,620	0.51	
20	Westbury	483 Grand Blvd		0.59	
20	Yaphank	28 Old Dock Rd	11,970	1.00	

LAND

Page#	City	Address	Size	Acres	Changes
21	Bayport	E/S Sylvan Ave (Backs on Nichols Rd)		1.76	
21	Bohemia	1605 Sycamore Ave (Yard)		0.33	Can combine with 4,200sf Unit
21	Calverton	Burman Blvd & David Ct N/E/C		5.05	
22	Calverton	Scott Ave & Burman Blvd N/W/C		26.60	
22	Holbrook	481 Furrows Rd	12,000	1.00	IN CONTRACT
22	Medford	Bellport Station Rd & Horseblock Rd S/W/C		1.35	Signed Lease - waiting for approvals
23	Medford	N Service Rd		7.33	
23	Medford	S Service Rd		5.20	
23	Plainview	80 Dupont St		1.00-1.25	1.00 - 1.25 Acres For Lease
24	Westbury	483 Grand Blvd		0.59	

OFFICE

Page#	City	Address	Size	Acres	Changes
25	Bohemia	1268-1276 Smithtown Ave	7,510		User/Investor
25	Bohemia	1268-1276 Smithtown Ave	3,392		
25	Calverton	221 David Ct	42,500	14.00	Divisible - LEASE OUT ON 6,500 SF
26	Farmingdale	92 Central Ave	4,000		Sublease
26	Garden City	1103 Stewart Ave	12,405		885 sf - 5,760 sf Available
26	Great Neck	320 Northern Blvd	1,497	0.50	
27	Hauppauge	165 Oser Ave	17,213	5.70	
27	Hauppauge	175 Engineers Rd	3,000		PRICED REDUCED
27	Hauppauge	295 Oser Ave	1,400		
28	Hauppauge	900 Wheeler Rd	5,283	3.80	
28	Smithtown	319 E Main St	1,560		
28	Valley Stream	100 E Mineola Ave	1,700	0.85	
29	Westbury	700 Shames Dr	1,800		

RETAIL

Page#	City	Address	Size	Acres	Changes
30	Bethpage	271 Central Ave	4,600	0.12	
30	Bohemia	1268-1276 Smithtown Ave	7,510		User/Investor
30	Farmingdale	1111 Broadhollow Rd	2,100	3.30	
31	Hauppauge	900 Wheeler Rd	5,375	3.80	
31	Lindenhurst	920 Wellwood Ave	12,000	0.53	
31	Ronkonkoma	25 Railroad Ave	900		



22 Sprague Ave
Amityville, NY 11701

Property type: **Industrial**

Available Size: 9,420
Office size: 942
Acres: 1.41

Sale Price:
Lease (psf incl tax): \$ 10.00
Tax (psf):

Comments:

Sprinklered
Sewered
Parking on paved concrete area in front of space &

Heat: Gas
Clear Ht: 15'
Power (amps): 2/400
Docks: 1
Drive-Ins: 1
Sewers: Y
Parking:

Temporarily Off The Market

Contact:

Tony Garistina
(631) 770-0700 x6366
tony@metrorealtyservices.com



25 DeForest St
Amityville, NY 11701

Property type: **Industrial**

Available Size: 10,000
Office size: 1,000
Acres: 0.50

Sale Price: \$ 880,000
Lease (psf incl tax): \$ 9.00
Tax (psf): \$ 3.00

Comments:

Zoned Light Industrial
Needs new roof, HVAC, and some
interior demolition
Rear Yard

Heat: Gas
Clear Ht: 12'
Power (amps): 200
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



51 Sprague Ave
Amityville, NY 11701

Property type: **Industrial**

Available Size: 3,400
Office size: 150
Acres: 0.15

Sale Price:
Lease (psf incl tax): \$ 15.35
Tax (psf):

Comments:

Free-Standing
Auto Permits In Place
Available Immediately

Heat: Gas
Clear Ht: 14'
Power (amps): 200
Docks: 0
Drive-Ins: 2
Sewers: Yes
Parking:

PRICE REDUCED

Contact:

Tony Garistina
(631) 770-0700 x6366
tony@metrorealtyservices.com



**2 Cherry St
Bay Shore, NY 11706**

Property type: **Industrial**

Available Size:	5,220	Sale Price:	\$ 750,000	Heat:	Gas
Office size:	1,044	Lease (psf incl tax):		Clear Ht:	14'
Acres:	0.25	Tax (psf):	\$ 3.19	Power (amps):	TBD

Comments:
 New LED Lighting
 ±8 year old roof.
 Heat & AC ±10 years old
 Additional .27 acres can be made available at additional cost
 1 Door 15' Wide

NEW LISTING

Contact:
 Jeremy Hackett/Rick Falco
 (631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**45 Sweeneydale Ave
Bay Shore, NY 11706**

Property type: **Industrial**

Available Size:	8,250	Sale Price:		Heat:	Gas
Office size:	1,000	Lease (psf incl tax):	See Comments	Clear Ht:	11'-12'
Acres:	1.40	Tax (psf):		Power (amps):	200

Comments:
 \$600/per door / Base year taxes included
 Additional trailer parking available
 Additional office space available
 Fenced & Lit Lot
 Located off of 5th Ave
 Cross-Dock Terminal

**Cross-Dock Terminal
25 Doors Available**

Contact:
 Mark Timpone
 (631) 770-0700 x6361
mark@metrorealtyservices.com



**271 Central Ave
Bethpage, NY 11714**

Property type: **Industrial**

Available Size:	4,600	Sale Price:	\$ 699,000	Heat:	Oil
Office size:	1,500	Lease (psf incl tax):		Clear Ht:	12'
Acres:	0.12	Tax (psf):	\$ 7.09	Power (amps):	TBD

Comments:
 1st FL 2,920 sf: 1,500 Off/Showrm & 1,420 Svc Ar
 2nd FL 1,680 sf: Seven Rm Apt - MTM Tenant
 Tenant will sign new long-term lease if desired
 Central Air Conditioning
 Zoned General Bus - Town of Oyster Bay
 1,500 sf Basement not incl in sf

Contact:
 Joel Gersten/Mort Glick
 (631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**1605 Sycamore Ave D
Bohemia, NY 11716**

Property type: **Industrial**

Available Size: 4,200
Office size: 1,000
Acres:
Sale Price:
Lease (psf incl tax): \$ 10.00
Tax (psf):

Comments:

Lease: \$3,500 / month
1/3 Yard Space Also Available @ \$2000/month
Office & bathrooms renovated to suit
Yard delivered completely fenced. If tenant rents yard & building they will have sole access.
Long or Short Term Lease

Heat: Gas
Clear Ht: 15'
Power (amps): 200
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

Can be combined with .33 acres

Contact:

Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



**Knickerbocker Ave
S/O McCormack St
Bohemia, NY 11716**

Property type: **Industrial**

Available Size:
Office size:
Acres: 1.70
Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Comments:

Build to Suit up to 21,500 sf
Parking To Code

Heat: Gas
Clear Ht: BTS
Power (amps):
Docks: BTS
Drive-Ins: BTS
Sewers: No
Parking:

BUILD TO SUIT

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**N/S Davinci Dr W/O Johnson
Bohemia, NY 11716**

Property type: **Industrial**

Available Size:
Office size:
Acres: 2.00
Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Comments:

Build to Suit up to 28,000 sf
Parking To Code

Heat: Gas
Clear Ht: BTS
Power (amps): BTS
Docks: BTS
Drive-Ins: BTS
Sewers: No
Parking:

BUILD TO SUIT

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**135 Brightside Ave
Central Islip, NY 11722**

Property type: Industrial

Available Size:	4,800	Sale Price:	\$ 840,000	Heat:	Gas
Office size:	1,200	Lease (psf incl tax):		Clear Ht:	16'
Acres:	0.23	Tax (psf):	\$ 3.97	Power (amps):	400

Comments:
 2 Street Loading
 1,200 sf mezzanine storage area not incl in sf
 Lot recently sealed
 Roof & HVAC (New 2013)
 8 camera security system
 Immediate Occupancy

NEW LISTING

Contact:
 Jeremy Hackett/Rick Falco
 (631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**545 Oak St
Copiague, NY 11726**

Property type: Industrial

Available Size:	4,020	Sale Price:	See Comments	Heat:	Gas/Was
Office size:	800	Lease (psf incl tax):		Clear Ht:	15' 9"
Acres:	0.30	Tax (psf):		Power (amps):	200 (3)

Comments:
 Zoned Auto Repair / Auto Dealer / Inspection Stati
 Fenced Concrete Yard, New Roof, New LED Lighting
 ±400 sf Basement
 Tow Truck Available For Sale Separately
 Sale Possible - Business Included
 Equipment Included - Call For Details

**NEW LISTING
BUSINESS INCLUDED**

Contact:
 Jeremy Hackett/Rick Falco
 (631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**598 Oak St
Copiague, NY 11726**

Property type: Industrial

Available Size:	12,800	Sale Price:	See Comments	Heat:	Radiant,
Office size:	1,280	Lease (psf incl tax):	See Comments	Clear Ht:	14'
Acres:	0.46	Tax (psf):		Power (amps):	800

Comments:
 Zoned Auto Body
 Fire Suppression System
 Air Lines Throughtout
 Fenced Yard, Security System & 18 Cameras
 Tow Truck Available for Sale Separately
 Business/Equipment Incl. - call for details

**NEW LISTING
BUSINESS INCLUDED**

Contact:
 Jeremy Hackett/Rick Falco
 (631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**610 Oak St
Copiague, NY 11726**

Property type: Industrial

Available Size: 3,904
Office size: 400
Acres: 0.20

Comments:

Zoned Auto Body
Fenced Yard
Business Included
New LED Lighting
Air Lines Throughout
Security System Included

Sale Price: \$ 1,800,000
Lease (psf incl tax):
Tax (psf): \$ 5.02

Heat: Oil
Clear Ht: 10' 3"
Power (amps): 400
Docks: 0
Drive-Ins: 4
Sewers:
Parking:

BUSINESS INCLUDED

Contact:

Jeremy Hackett/Rick Falco
(631) 770-0700 x6359/6352

jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**481 Meacham Ave
Elmont, NY 11003**

Property type: Industrial

Available Size: 5,096
Office size: 800
Acres: 0.17

Comments:

Street parking. Close to Queens Border / JFK Airp
This property can be sold with 474 Meacham Ave.
The two properties combined total approx 10,000sf

Sale Price: \$ 1,275,000
Lease (psf incl tax):
Tax (psf): \$ 4.95

Heat: Gas/Oil
Clear Ht: 15'4"
Power (amps): TBD
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

Available Immediately

Contact:

Mark Timpone
(631) 770-0700 x6361

mark@metrorealtyservices.com



**19-21 Potter & 20 Murray St
Farmingdale, NY 11735**

Property type: Industrial

Available Size: 14,517
Office size: 300
Acres: 0.50

Comments:

Taxes \$60,160.22
5 Units (4 Ind / 1 Residential)
2,044 sf free standing building has 2 yr lease,
all others are month-to-month
Current Income = \$130,908

Sale Price: \$ 1,199,000
Lease (psf incl tax):
Tax (psf): \$ 4.24

Heat: Gas
Clear Ht: TBD
Power (amps): TBD
Docks: 0
Drive-Ins: 4
Sewers:
Parking:

Contact:

Jeremy Hackett
(631) 770-0700 x6359

jeremy@metrorealtyservices.com



**92 Central Ave
Farmingdale, NY 11735**

Property type: Industrial

Available Size: 20,000 Sale Price:
Office size: 4,000 Lease (psf incl tax): \$ 10.50
Acres: Tax (psf): See Comments

Comments:

Sublease runs through Oct 2023
New Warehouse Lighting
Brand New Office / 15 Parking Spaces
12,000 w/4,000 sf office, 4 docks
available @ \$11.50
4,000 sf office avail. @ \$15 psf gr

Heat: Gas
Clear Ht: 14'
Power (amps): TBD
Docks: 6
Drive-Ins: 1 with
Sewers:
Parking:

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



**12 Van Buren Ave
Floral Park, NY 11001**

Property type: Industrial

Available Size: 2,800 Sale Price: See Comments
Office size: 500 Lease (psf incl tax): See Comments
Acres: 0.18 Tax (psf): See Comments

Comments:

Sale Price: Upon Request / Lease Price: \$8,500/mon
Taxes: ±\$20,881.44
2 Separate Tax Lots
Permitted for Auto Repair/Auto Body
Mezzanine storage 6' x 20'
Approved for expansion to 4,000 sf

Heat: Gas &
Clear Ht: 13' 6"
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

Updated Info

Contact:

Jeremy Hackett/Mark Timpone
(631) 770-0700 x6359/6361
jeremy@metrorealtyservices.com;
mark@metrorealtyservices.com



**53 Hanse Ave
Freeport, NY 11520**

Property type: Industrial

Available Size: 8,035 Sale Price: \$ 2,200,000
Office size: 2,315 Lease (psf incl tax):
Acres: 0.36 Tax (psf): \$ 6.21

Comments:

Fenced Yard With Electric Gate
Heavy Floor Load Concrete Mezzanine
Freeport Electric
Sewers
Move-In Condition

Heat: Gas
Clear Ht: 28'6"
Power (amps): 600
Docks: 0
Drive-Ins: 3
Sewers: Yes
Parking:

Contact:

Andy Blumenthal/Tony Garistina
(631) 770-0700 x6363/6366
andy@metrorealtyservices.com;
tony@metrorealtyservices.com



**165 Oser Ave
Hauppauge, NY 11788**

Property type: **Industrial**

Available Size: Sale Price: \$ 8,900,000
Office size: Lease (psf incl tax):
Acres: 5.70 Tax (psf):

Comments:

Buildable Size Approx. 100,000sf
Existing 17,213sf Office Building On Lot
Price includes 5.7 acre lot & Office Bldg
Sewer connection capable
Will lease office building separately
See Office Listing for Lease Info

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Andy Blumenthal/Doug Donatelli
(631) 770-0700 x6363/6364
andy@metrorealtyservices.com;
doug@metrorealtyservices.com



**1765 Expressway Dr N
Hauppauge, NY 11788**

Property type: **Industrial**

Available Size: 51,140 Sale Price: \$ 7,500,000
Office size: Lease (psf incl tax): \$ 11.90
Acres: 3.64 Tax (psf): \$ 1.90

Comments:

30 Ton Crane / 10 Ton Crane
Divisible, Column Free
21,180 sf High Bay Area with 32' Clear Ht
Oversized Drive-in Doors
Fully Sprinklered, Ample Parking

Heat: Gas
Clear Ht: 18' / 32'
Power (amps): 2000
Docks: 2
Drive-Ins: 7
Sewers:
Parking:

IN CONTRACT

Contact:

John Pujia
(631) 770-0700 x6373
john@metrorealtyservices.com



**2100 Pacific St
Hauppauge, NY 11788**

Property type: **Industrial**

Available Size: 20,000 Sale Price:
Office size: 0 Lease (psf incl tax): \$ 6.00
Acres: Tax (psf):

Comments:

10,000 sf - 20,000 sf available.
All inclusive price /flexible terms and size.
Clean warehouse space ideal for dead storage.
Located immediately south of LIE Exit 56.

Heat: Gas
Clear Ht: 17'
Power (amps): TBD
Docks: Possible
Drive-Ins: 1
Sewers:
Parking:

LEASED

Contact:

Doug Donatelli
(631) 770-0700 x6364
doug@metrorealtyservices.com



**45 Hoffman Ave
Hauppauge, NY 11788**

Property type: Industrial

Available Size: 15,000
Office size: 2,200
Acres: 0.92

Sale Price: \$ 1,935,000
Lease (psf incl tax):
Tax (psf): \$ 1.98

Heat: Gas
Clear Ht: 16'
Power (amps): 400
Docks: 1
Drive-Ins: 1
Sewers: No
Parking: 36

Comments:

Free Standing
Parking For 36 Cars
Racking Could Be Made Available
Zoned Light Industrial Town Of Islip

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**65 Commerce Dr
Hauppauge, NY 11788**

Property type: Industrial

Available Size: 45,738
Office size: 4,000
Acres: 2.50

Sale Price: \$ 6,500,000
Lease (psf incl tax): \$ 8.75
Tax (psf): \$ 2.06

Heat: Gas
Clear Ht: 18' / 21'
Power (amps): 800
Docks: 4
Drive-Ins: 1
Sewers: Yes
Parking: 0

Comments:

Front Space 24,554sf Available Immediately
Rear Space 21,184 Available 60 days after signing
Taxes: \$94,495.22

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



**65 Commerce Dr (Front Unit)
Hauppauge, NY 11788**

Property type: Industrial

Available Size: 24,554
Office size: 4,000
Acres: 2.50

Sale Price:
Lease (psf incl tax): \$ 8.95
Tax (psf):

Heat: Gas
Clear Ht: 18'
Power (amps): 400
Docks: 2
Drive-Ins: 1
Sewers: Y
Parking: 0

Comments:

Front Unit
Secure Unit
Own Meter
Entire Office Space Newly Renovated
Occupancy: Immediate

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



**65 Commerce Dr (Rear Unit)
Hauppauge, NY 11788**

Property type: Industrial

Available Size: 21,184
Office size: 0
Acres: 2.50

Comments:

Rear Unit
Secured Unit
Own Meter
Occupancy - 60 days after lease signing

Sale Price:
Lease (psf incl tax): \$ 8.25
Tax (psf):

Heat: Gas
Clear Ht: 21
Power (amps): 400
Docks: 2
Drive-Ins: 0
Sewers: Yes
Parking:

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



**495 Peninsula Blvd
Hempstead, NY 11550**

Property type: Industrial

Available Size: 15,330
Office size: 766
Acres: 0.45

Comments:

Frontage on Peninsula Blvd
Village of Hempstead

Sale Price: \$ 2,750,000
Lease (psf incl tax):
Tax (psf): \$ 4.72

Heat: Gas
Clear Ht: 14'
Power (amps): 800
Docks: 1
Drive-Ins: 2
Sewers: Y
Parking: 0

Building & Business For Sale

Contact:

Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



**100 Frank Rd
Hicksville, NY 11801**

Property type: Industrial

Available Size: 20,000
Office size: 2,000
Acres: 1.90

Comments:

Used for Outside Storage
Fully sprinklered
Two lots & street
.43 acre fenced yard
20,000 sf on 1.06 acres
Can be delivered with tenant in 7,000sf

Sale Price: \$ 3,900,000
Lease (psf incl tax):
Tax (psf): \$ 4.49

Heat: Gas/Was
Clear Ht: 12'/22'
Power (amps): 1600
Docks: 0
Drive-Ins: 8
Sewers: Y
Parking:

Contact:

Jeremy Hackett/Mark Timpone
(631) 770-0700 x6359/6361
jeremy@metrorealtyservices.com;
mark@metrorealtyservices.com



**Peachtree Ct
Holbrook, NY 11741**

Property type: **Industrial**

Available Size: Sale Price: \$ 1,900,000
Office size: Lease (psf incl tax): See Comments
Acres: 4.00 Tax (psf): See Comments

Comments:

Will Consider Land Lease or BTS
Can Build ± 50,000 sf
Parking To Code
Taxes Approx. \$13,000 per year
L-1 Light Industrial - Town of Islip
Sub-divided into Two ±2 Acre Parcels

Heat: TBD
Clear Ht: BTS
Power (amps): BTS
Docks:
Drive-Ins: BTS
Sewers: No
Parking:

BUILD TO SUIT or LAND SALE

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**193 West Hills Rd
Huntington Station, NY 11746**

Property type: **Industrial**

Available Size: 3,200 Sale Price: \$ 480,000
Office size: 3,000 Lease (psf incl tax): See Comments
Acres: 0.18 Tax (psf): \$ 3.67

Comments:

3 Separate Services
Just off Jericho Tpke
Was previously divided for multi-tenant use
Windows on 3 sides of building

Heat: Gas
Clear Ht: 12'
Power (amps): 400
Docks: 0
Drive-Ins: 0
Sewers:
Parking: 11

SOLD

Contact:

Jeremy Hackett/Rick Falco
(631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



**175 E Hoffman Ave
Lindenhurst, NY 11757**

Property type: **Industrial**

Available Size: 12,200 Sale Price: \$ 1,399,000
Office size: 2,440 Lease (psf incl tax): See Comments
Acres: 0.43 Tax (psf): \$ 2.21

Comments:

Fenced Yard, Sprinklers,
Divides
Adjacent to 181 E Hoffman also for sale
6000 lb Crane
LED Lighting upgraded in parts of bldg

Heat: Gas/Oil
Clear Ht: 12'-18'
Power (amps): 800
Docks: 0
Drive-Ins: 3
Sewers:
Parking:

Contact:

Jeremy Hackett/Rick Falco
(631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



181 E Hoffman Ave
Lindenhurst, NY 11757

Property type: **Industrial**

Available Size:	12,870	Sale Price:	\$ 1,287,000	Heat:	Gas
Office size:	1,287	Lease (psf incl tax):		Clear Ht:	12'/13.5'
Acres:	0.42	Tax (psf):	\$ 2.12	Power (amps):	600
Comments:					
New Stucco					
LED Lighting					
Adjacent to 175 E Hoffman Ave also for sale					
Located at Linenhurst LIRR Station					
Docks: 0					
Drive-Ins: 3					
Sewers:					
Parking:					

Contact:

Jeremy Hackett/Rick Falco
(631) 770-0700 x6359/6352

jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



920 Wellwood Ave
Lindenhurst, NY 11757

Property type: **Industrial**

Available Size:	12,000	Sale Price:	\$ 1,150,000	Heat:	Oil/Gas
Office size:	4,000	Lease (psf incl tax):		Clear Ht:	12'
Acres:	0.53	Tax (psf):	\$ 3.20	Power (amps):	600 (2)
Comments:					
Just South of Route 109					
Frontage on Wellwood Ave					
Paper street could be made available					
Can be delivered vacant or partially occupied					
Docks: 0					
Drive-Ins: 6					
Sewers:					
Parking:					

Contact:

Rick Falco
(631) 770-0700 x6352

rick@metrorealtyservices.com



2965 Horseblock Rd
Medford, NY 11763

Property type: **Industrial**

Available Size:	6,000	Sale Price:	\$ 2,100,000	Heat:	Oil
Office size:	900	Lease (psf incl tax):		Clear Ht:	19'
Acres:	2.00	Tax (psf):	\$ 4.55	Power (amps):	600
Comments:					
Roof ±5 yrs old.					
Outdoor Storage Permitted					
Existing above ground 1,000 gal diesel gas tank permitted.					
Expandable					
Fully Fenced					
Docks: 0					
Drive-Ins: 2					
Sewers: No					
Parking:					

Contact:

Jeremy Hackett
(631) 770-0700 x6359

jeremy@metrorealtyservices.com



**65 Maxess Rd
Melville, NY 11747**

Property type: Industrial

Available Size: 51,780 Sale Price:
Office size: 5,780 Lease (psf incl tax): See Comments
Acres: 4.10 Tax (psf): \$ 1.53

Comments:

Will consider short term (6-8 months/mon-mon) for warehouse only

Heat: Gas
Clear Ht: 24'
Power (amps): Ample
Docks: 7 with
Drive-Ins: 1
Sewers: Yes
Parking:

Rental price TBD by work

Contact:

Tony Garistina
(631) 770-0700 x6366
tony@metrorealtyservices.com



**207 Elm Pl
Mineola, NY 11501**

Property type: Industrial

Available Size: 6,051 Sale Price:
Office size: 1,210 Lease (psf incl tax): \$ 12.00
Acres: 0.17 Tax (psf): \$ 3.09

Comments:

Free Standing Building
Possible division / shared space lease available
Close to public transportation
Near LIRR Mineola Station

Heat: Gas
Clear Ht: 12'
Power (amps): 600
Docks: 1
Drive-Ins: 0
Sewers:
Parking:

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



**88 Windsor Ave
Mineola, NY 11501**

Property type: Industrial

Available Size: 6,980 Sale Price: \$ 1,395,000
Office size: 820 Lease (psf incl tax): \$ 16.00
Acres: 0.18 Tax (psf): \$ 3.36

Comments:

Parking for 8 cars + street
2nd FL office space 820 sf
Over-head doors are 13' 9" clear

Heat: Gas
Clear Ht: 14'5"
Power (amps): 200
Docks: 0
Drive-Ins: 2
Sewers:
Parking: 8

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



**2110 Jericho Tpke
New Hyde Park, NY 11040**

Property type: **Industrial**

Available Size: 5,428
Office size: 500
Acres: 0.19

Sale Price: \$ 2,500,000
Lease (psf incl tax):
Tax (psf): \$ 7.46

Comments:

Mezzanine for parts storage
Office bathroom & shop bathroom
1 pit with lift
Rear access
Allowable Uses - Commercial garage repairs,
Auto Body, Tire Shops & other related repairs

Heat: Oil
Clear Ht: 14'
Power (amps): TBD
Docks: 0
Drive-Ins: 6
Sewers:
Parking:

Building & Business

Contact:

Andy Blumenthal/Mark Timpone
(631) 770-0700 x6363/6361
andy@metrorealtyservices.com;
mark@metrorealtyservices.com



**110 Remington Blvd
Ronkonkoma, NY 11779**

Property type: **Industrial**

Available Size: 6,135
Office size: 1,000
Acres: 0.82

Sale Price:
Lease (psf incl tax): \$ 9.50
Tax (psf):

Comments:

Can be delivered with 5,135sf of dead storage spac
Available yard
Flexible divisions

Heat: Gas
Clear Ht: 14'
Power (amps): 200
Docks: 1
Drive-Ins: 1
Sewers:
Parking:

Contact:

Rick Falco
(631) 770-0700 x6352
rick@metrorealtyservices.com



**1900 Lakeland Ave
Ronkonkoma, NY 11779**

Property type: **Industrial**

Available Size: 9,000
Office size: 1,350
Acres: 0.67

Sale Price: \$ 1,499,000
Lease (psf incl tax):
Tax (psf): \$ 2.17

Comments:

200' Frontage on Lakeland Ave
1.3 miles south of LIE Exit 59
3,000sf Leased @ \$2,500/mon + increases till 10/13
6,000sf Clear Span (No Columns)
Built in 1999

Heat: Gas
Clear Ht: 14'
Power (amps): 600 (2)
Docks: 0
Drive-Ins: 2
Sewers: No
Parking:

IN CONTRACT

Contact:

Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com

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**28 Colt Ct
Ronkonkoma, NY 11779**

Property type: **Industrial**

Available Size: 7,856
Office size: 1,800
Acres: 0.91
Sale Price:
Lease (psf incl tax): \$ 10.95
Tax (psf): \$ 1.00

Comments:

Very Clean Space In Upscale Business Park
New Motion-Sensitive LED Lighting In Warehouse
Possession: Immediate
100% Air Conditioned

Heat: Gas
Clear Ht: 16'
Power (amps): 400
Docks: 1
Drive-Ins: 1
Sewers:
Parking:

Contact:

Joel Gersten
(631) 770-0700 x6353
joel@metrorealtyservices.com



**786 Marconi Ave
Ronkonkoma, NY 11779**

Property type: **Industrial**

Available Size: 6,000
Office size: 900
Acres: 2.00
Sale Price: N/A
Lease (psf incl tax): \$ 9.75
Tax (psf):

Comments:

POL 25,000sf Bldg
Front Unit
Between Pond Rd & Lakeland Ave
Available February 1, 2018

Heat: Gas
Clear Ht: 16'
Power (amps): 400
Docks: 1
Drive-Ins: 1
Sewers:
Parking:

NEW LISTING

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**E/S Remington Blvd
Ronkonkoma, NY 11779**

Property type: **Industrial**

Available Size:
Office size:
Acres: 3.90
Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Comments:

Build to Suit up to 50,000 sf
Parking to Code
South of Fleetwood Ct
1 Block North of Veterans Hwy

Heat: Gas
Clear Ht: BTS
Power (amps): BTS
Docks: BTS
Drive-Ins: BTS
Sewers: No
Parking: 0

BUILD TO SUIT

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



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Fleetwood Ct
Ronkonkoma, NY 11779

Property type: Industrial

Available Size:
Office size:
Acres: 1.40

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Comments:
Build to Suit up to 17,000 sf
Parking To Code

Heat: Gas
Clear Ht: BTS
Power (amps): BTS
Docks: BTS
Drive-Ins: BTS
Sewers: No
Parking:

BUILD TO SUIT

Contact:
Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



Fleetwood Ct
Ronkonkoma, NY 11779

Property type: Industrial

Available Size:
Office size:
Acres: 3.00

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Comments:
Build to Suit up to 30,000 sf
Parking To Code

Heat: Gas
Clear Ht: BTS
Power (amps): BTS
Docks: BTS
Drive-Ins: BTS
Sewers: No
Parking:

BUILD TO SUIT

Contact:
Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



395 Westbury Blvd
Uniondale, NY 11553

Property type: Industrial

Available Size: 36,312
Office size: 6,553
Acres: 1.34

Sale Price: \$ 6,950,000
Lease (psf incl tax): \$ 13.50
Tax (psf): \$ 3.15

Comments:
Large Fenced Yard
New LED Lighting
Zoned Lt Mfg in Town of Hempstead
Built in 1962

Heat: Gas
Clear Ht: 16'
Power (amps): 2000
Docks: 3
Drive-Ins: 1
Sewers: Yes
Parking:

Contact:
Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



100 E Mineola Ave
Valley Stream, NY 11580

Property type: Industrial

Available Size: 9,350
Office size:
Acres:

Comments:

Sale Price:
Lease (psf incl tax): \$ 10.00
Tax (psf):

Heat: TBD
Clear Ht: TBD
Power (amps): TBD
Docks: 0
Drive-Ins: 1
Sewers: Y
Parking:

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



100 E Mineola Ave
Valley Stream, NY 11580

Property type: Industrial

Available Size: 5,100
Office size:
Acres:

Comments:

Storage / Warehouse on Lower Level

Sale Price:
Lease (psf incl tax): \$ 10.00
Tax (psf):

Heat: TBD
Clear Ht: 10'
Power (amps): TBD
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



127 Dale St
West Babylon, NY 11704

Property type: Industrial

Available Size: 22,500
Office size: 2,500
Acres: 3.70

Comments:

Lease Price: \$700 Per Door NNN
32 Cross Doors (4 End Doors)
16 Door positions under cover inside
"Interior loading bays/area" 50'x200'
Back up Generator

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf): See Comments

Heat: Gas
Clear Ht: 13'/17'
Power (amps): TBD
Docks: 36
Drive-Ins: 0
Sewers: No
Parking:

Occupancy Arranged

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



165 Eads St Unit A
West Babylon, NY 11704

Property type: **Industrial**

Available Size: 4,000
Office size: 2,000
Acres:

Comments:
High End Office

Sale Price:
Lease (psf incl tax): \$ 12.00
Tax (psf):

Heat: Gas
Clear Ht: 14'
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

Contact:
Rick Falco
(631) 770-0700 x6352
rick@metrorealtyservices.com



31 Lamar St Units B & C
West Babylon, NY 11704

Property type: **Industrial**

Available Size: 4,176
Office size: 600
Acres:

Comments:
Asking Lease Price: \$3,800 / month
Ample Parking
Located Off Edison Avenue

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf): See Comments

Heat: Gas
Clear Ht: 14' 8"
Power (amps): 200
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

LEASED

Contact:
RickFalco/Ivan Arevalo
(631) 770-0700 x6352/6351
rick@metrorealtyservices.com;
ivan@metrorealtyservices.com



86-92 Otis St
West Babylon, NY 11704

Property type: **Industrial**

Available Size: 13,440
Office size: 2,016
Acres: 0.92

Comments:
4 Separate units (electric/gas)
Units can be delivered vacant or leased mo/mo
Fully Fenced
2 curb cuts. Trucks can drive around building for good loading access.

Sale Price: \$ 1,750,000
Lease (psf incl tax):
Tax (psf): \$ 3.15

Heat: Gas
Clear Ht: 15-15 1/2'
Power (amps): 800
Docks: 0
Drive-Ins: 4
Sewers:
Parking: 0

IN CONTRACT

Contact:
Jeremy Hackett/Rick Falco
(631) 770-0700 x6359/6352
jeremy@metrorealtyservices.com;
rick@metrorealtyservices.com



87 Eads St
West Babylon, NY 11704

Property type: **Industrial**

Available Size: 6,322
Office size: 948
Acres: 0.90

Sale Price:
Lease (psf incl tax): \$ 9.50
Tax (psf):

Heat: Gas
Clear Ht: 14'6"
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

LEASED

Comments:

Available Immediately
Newly Developed Space
Ample Parking
No CAM (Landscaping And Snow Removal Included)

Contact:

Nick Romano/Rick Falco
(631) 770-0700 x6362/6352
nick@metrorealtyservices.com;
rick@metrorealtyservices.com



110 Hopper St
Westbury, NY 11590

Property type: **Industrial**

Available Size: 14,370
Office size: 1,000
Acres: 0.53

Sale Price: \$ 2,550,000
Lease (psf incl tax):
Tax (psf): \$ 5.34

Heat: Gas
Clear Ht: 15' - 22'
Power (amps): Heavy
Docks: 0
Drive-Ins: 2
Sewers: Y
Parking:

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com

Comments:

Great loading in rear of building
Ample Parking
3,000sf mezzanine (not included in 14,000 sf)
Possession Arranged



128 Magnolia Ave
Westbury, NY 11590

Property type: **Industrial**

Available Size: 14,000
Office size: 2,000
Acres: 0.67

Sale Price: \$ 3,000,000
Lease (psf incl tax): \$ 15.00
Tax (psf): \$ 3.94

Heat: Gas / Oil
Clear Ht: 13'
Power (amps): TBD
Docks: 1
Drive-Ins: 3
Sewers:
Parking:

LEASE / SALE

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



**18 Sylvester St
Westbury, NY 11590**

Property type: Industrial

Available Size:	19,620	Sale Price:	\$ 3,290,000	Heat:	Gas
Office size:	2,500	Lease (psf incl tax):		Clear Ht:	12' /15' 6"
Acres:	0.51	Tax (psf):	\$ 3.86	Power (amps):	1800
Comments:					
Excellent power distribution					
2nd floor office space (approx. 1,800 sf)					
Interior loading dock					
Docks: 1					
Drive-Ins: 2					
Sewers: Y					
Parking:					

Contact:
Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



**483 Grand Blvd
Westbury, NY 11590**

Property type: Industrial

Available Size:		Sale Price:	\$ 1,900,000	Heat:	
Office size:		Lease (psf incl tax):		Clear Ht:	
Acres:	0.59	Tax (psf):	See Comments	Power (amps):	
Comments:					
4 Separate tax lots					
Approx Taxes: \$46,294.17/year					
Incl ±4,831sf 6 uniti apt bldg on site generating income					
Addl warehouse of ±2,500 sf garage on site wi/ lg					
Used for outdoor storage					
Docks:					
Drive-Ins:					
Sewers:					
Parking:					

Contact:
Jeremy Hackett/Mark Timpone
(631) 770-0700 x6359/6361
jeremy@metrorealtyservices.com;
mark@metrorealtyservices.com



**28 Old Dock Rd
Yaphank, NY 11980**

Property type: Industrial

Available Size:	11,970	Sale Price:	\$ 1,799,000	Heat:	Gas
Office size:	2,400	Lease (psf incl tax):		Clear Ht:	15' 4"
Acres:	1.00	Tax (psf):	\$ 2.67	Power (amps):	±400
Comments:					
Outdoor Storage					
Just off LIE					
Built in 2008					
New LED Lighting					
Available on or about 3rd Qtr 2018					
IDA Benefits Possible					
Docks: 0					
Drive-Ins: 5					
Sewers: N					
Parking:					

Contact:
Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



E/S Sylvan Ave (Backs on Nichols Rd)
Bayport, NY 11705
Property type: Land

Available Size:
 Office size:
 Acres: 1.76

Comments:
 Can build 13,141 sf
 Signage possible on Nichols Rd
 Taxes: \$11,606.51 / year

Sale Price: \$ 550,000
 Lease (psf incl tax):
 Tax (psf): See Comments

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

Contact:
 Jeremy Hackett
 (631) 770-0700 x6359
jeremy@metrorealtyservices.com



1605 Sycamore Ave (Yard)
Bohemia, NY 11716
Property type: Land

Available Size:
 Office size:
 Acres: 0.33

Comments:
 Lease: \$2000/month

Sale Price:
 Lease (psf incl tax): See Comments
 Tax (psf):

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

Can combine with 4,200sf Unit

Contact:
 Jeremy Hackett
 (631) 770-0700 x6359
jeremy@metrorealtyservices.com



Burman Blvd & David Ct N/E/C
Calverton, NY 11933
Property type: Land

Available Size:
 Office size:
 Acres: 5.05

Comments:
 Will Consider Build To Suit
 Sale Price: \$310,000 per acre
 Lease Price: TBD
 Enterprise Park (EPCAL)

Sale Price: \$ 1,565,500
 Lease (psf incl tax): See Comments
 Tax (psf): See Comments

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

Contact:
 Nick Romano
 (631) 770-0700 x6362
nick@metrorealtyservices.com



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Scott Ave & Burman Blvd N/W/C Calverton, NY 11933

Property type: Land

Available Size: Office size: Acres: 26.60 Sale Price: Lease (psf incl tax): Tax (psf): See Comments See Comments See Comments

Comments: Will Consider Build To Suit Divided 5.2 ac., 6 ac., 7.1 ac., 8.3 ac. Sale Price: \$310,000 per acre for each division Lease Price: TBD Enterprise Park (EPCAL)

Heat: Clear Ht: Power (amps): Docks: Drive-Ins: Sewers: Parking:

Contact: Nick Romano (631) 770-0700 x6362 nick@metrorealtyservices.com



481 Furrows Rd Holbrook, NY 11741

Property type: Land

Available Size: 12,000 Office size: 1,800 Acres: 1.00 Sale Price: \$ 550,000 Lease (psf incl tax): Tax (psf):

Comments: Cleared & Leveled Industrial Land with Approved Plans & Permits for 12,000 sf Multi-Unit building (4 Units - 3,000 sf each) APPROVED PLANS/PERMITS

Heat: Gas Clear Ht: 16' Power (amps): 200 per Docks: 0 Drive-Ins: 4 (1 per Sewers: Parking:

IN CONTRACT

Contact: Nick Romano (631) 770-0700 x6362 nick@metrorealtyservices.com



Bellport Station Rd & Horseblock Rd S/W/C Medford, NY 11763

Property type: Land

Available Size: Office size: Acres: 1.35 Sale Price: \$ 1,500,000 Lease (psf incl tax): See Comments Tax (psf):

Comments: Ground Lease: \$145,000 / Year NET Taxes: \$312.44 390' Frontage on Bellport Station Rd 263' Frontage on Horseblock Rd Zoned J-5 (Gas Station), Town of Brookhaven

Heat: Clear Ht: Power (amps): Docks: Drive-Ins: Sewers: No Parking:

Signed Lease - waiting for approvals

Contact: Nick Romano (631) 770-0700 x6362 nick@metrorealtyservices.com



**N Service Rd
Medford, NY 11763**

Property type: Land

Available Size: Sale Price: \$ 4,500,000
Office size: Lease (psf incl tax):
Acres: 7.33 Tax (psf): See Comments

Comments:

945' Frontage on N Service Rd
Owner will consider sale contingent to site plan
approvals & zoning change.
Taxes: \$7,739.93

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



**S Service Rd
Medford, NY 11763**

Property type: Land

Available Size: Sale Price: \$ 2,080,000
Office size: Lease (psf incl tax):
Acres: 5.20 Tax (psf): See Comments

Comments:

300' ± Frontage on S Service Rd

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Jeremy Hackett
(631) 770-0700 x6359
jeremy@metrorealtyservices.com



**80 Dupont St
Plainview, NY 11803**

Property type: Land

Available Size: Sale Price: \$ 1.00 - 1.25 Acres For Lease
Office size: Lease (psf incl tax): See Comments
Acres: 1.00-1.25 Tax (psf): See Comments

Comments:

No building, now clean with all debris removed
Will be delivered w/ NFA letter from Nassau County
Taxes to be determined
Lease Price: \$3.00 psf gr

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Jeremy Hackett/Mark Timpone
(631) 770-0700 x6359/6361
jeremy@metrorealtyservices.com;
mark@metrorealtyservices.com



**483 Grand Blvd
Westbury, NY 11590**

Property type: Land

Available Size:

Office size:

Acres: 0.59

Sale Price:

Lease (psf incl tax):

Tax (psf):

\$ 1,900,000

See Comments

Heat:

Clear Ht:

Power (amps):

Docks:

Drive-Ins:

Sewers:

Parking:

Comments:

4 Separate tax lots

Approx Taxes: \$46,294.17/year

Incl ±4,831sf 6 uniti apt bldg on site generating income

Addl warehouse of ±2,500 sf garage on site wi/ lg

Used for outdoor storage

Contact:

Jeremy Hackett/Mark Timpone

(631) 770-0700 x6359/6361

jeremy@metrorealtyservices.com;
mark@metrorealtyservies.com



**1268-1276 Smithtown Ave
Bohemia, NY 11716**

Property type: Office

Available Size: 7,510
Office size:
Acres:

Sale Price: \$ 825,000
Lease (psf incl tax):
Tax (psf): \$ 3.26

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

User/Investor

Comments:

Office/Retail
2 Story
1st Fl: 1,500sf & 1,410sf (Tenanted)
2nd Floor: 1,650sf, 1,137sf, 605sf

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**1268-1276 Smithtown Ave
Bohemia, NY 11716**

Property type: Office

Available Size: 3,392
Office size:
Acres:

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf): \$ 2.50

Heat: Gas
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers: No
Parking: 30

Comments:

1,500 sf Off/Retail 1st FL \$13+util -LEASED
3,392 sf Office available on 2nd Fl divisible to:
1,650sf - \$2,065/mon utilities incl.
1,137sf - \$1425/mon utilities incl.
605sf - \$775/mon utilities incl.

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



**221 David Ct
Calverton, NY 11933**

Property type: Office

Available Size: 42,500
Office size: 42,500
Acres: 14.00

Sale Price:
Lease (psf incl tax): \$ 16.50
Tax (psf): \$ 2.00

Heat:
Clear Ht:
Power (amps): Hvy
Docks:
Drive-Ins:
Sewers: Yes
Parking: 300

**Divisible
LEASE OUT ON 6,500 SF**

Comments:

Will Divide to 4,000 sf
Price Includes HVAC & Electric
POL 74,000 sf Building

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



92 Central Ave
Farmingdale, NY 11735

Property type: Office

Available Size: 4,000
Office size:
Acres:

Comments:

Brand New Office Space
15 Parking Spaces

Sale Price:
Lease (psf incl tax): \$ 15.00
Tax (psf):

Heat: Gas
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking: 15

Sublease

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



1103 Stewart Ave
Garden City, NY 11530

Property type: Office

Available Size: 12,405
Office size:
Acres:

Comments:

Ste 110 - 885 sf @ \$29.95
Ste 200 - 3,720 sf @ \$29.95 psf
Ste 220 - 2,040 sf @ \$29.95 psf
Ste 200/220 - 5,760 Can Divide
Full Commission To Procuring Broker

Sale Price:
Lease (psf incl tax): See Comments
Tax (psf):

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

885 sf - 5,760 sf Available

Contact:

Joel Gersten/Mort Glick
(631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



320 Northern Blvd
Great Neck, NY 11020

Property type: Office

Available Size: 1,497
Office size:
Acres: 0.50

Comments:

Full Service, Ample Parking
Lease Price Includes Electric, HVAC & Cleaning
Available 1st Floor: 1,497sf

Sale Price:
Lease (psf incl tax): \$ 25.00
Tax (psf): \$ 7.00

Heat: Gas
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers: Yes
Parking:

Contact:

Nick Romano/Joel Gersten
(631) 770-0700 x6362/6353
nick@metrorealtyservices.com;
joel@metrorealtyservices.com



**165 Oser Ave
Hauppauge, NY 11788**

Property type: Office

Available Size: 17,213 Sale Price: \$ 8,900,000
 Office size: 17,213 Lease (psf incl tax): \$ 22.50
 Acres: 5.70 Tax (psf): See Comments

Comments:

Fully Furnished, including 84 cubicles
 Vacant and in move-in condition
 Oversized lot offers future expansion

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers: Yes
 Parking: 211

Contact:

Andy Blumenthal/Doug Donatelli
 (631) 770-0700 x6363/6364
andy@metrorealtyservices.com;
doug@metrorealtyservices.com



**175 Engineers Rd
Hauppauge, NY 11788**

Property type: Office

Available Size: 3,000 Sale Price:
 Office size: Lease (psf incl tax): \$ 11.50
 Acres: Tax (psf):

Comments:

Self Contained Suite / No Loss Factor
 Brand New Kitchen
 Immediate Occupancy
 Lease: \$11.50 + \$3.50 utilities
 inclusive of CAM
 Smaller space sizes possible.

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

PRICED REDUCED

Contact:

David Rotter
 (631) 770-0700 x6360
dave@metrorealtyservices.com



**295 Oser Ave
Hauppauge, NY 11788**

Property type: Office

Available Size: 1,400 Sale Price:
 Office size: Lease (psf incl tax): \$ 12.95
 Acres: Tax (psf):

Comments:

Possession Immediate / Lease Term - Flexible
 Lease Price: \$12.95 psf + Elec/CAM
 Generous Parking, 24/7 Access, Pylon Signage
 Suite includes Large Gen Office, 7 Private Offices
 2 bathrooms, kitchen, storage area
 No Loss Factor

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

Contact:

Joel Gersten/Mort Glick
 (631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**900 Wheeler Rd
Hauppauge, NY 11788**

Property type: Office

Available Size: 5,283 Sale Price:
Office size: Lease (psf incl tax): \$ 17.95
Acres: 3.80 Tax (psf):

Comments:

676 SF - 3,243 SF Available
Ste 1/1,466sf, Ste 2/1,777sf, Ste 5/1,290sf,
Ste 6/1,350sf, Ste 7/676sf
Units can be combined up to 2,026 & 3,243 sf
Aggressive Lease Deals/Flexible Terms from 1-10yrs

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Joel Gersten/Mort Glick
(631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**319 E Main St
Smithtown, NY 11787**

Property type: Office

Available Size: 1,560 Sale Price: \$ 399,000
Office size: Lease (psf incl tax):
Acres: Tax (psf): \$ 7.19

Comments:

Condo Unit For Sale In Smithtown Professional Park
Condo Is Presently Occupied By Physical Therapy P
Excellent On-Site Parking
Common Area Maintenance Charges - \$440 / per month

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Joel Gersten/Mort Glick
(631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**100 E Mineola Ave
Valley Stream, NY 11580**

Property type: Office

Available Size: 1,700 Sale Price:
Office size: 1,700 Lease (psf incl tax): \$ 12.00
Acres: 0.85 Tax (psf):

Comments:

1,700 sf Office Space on 2nd Floor
consisting of private offices, conference room
and bullpen area

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers: Y
Parking: 100

Contact:

Mark Timpone
(631) 770-0700 x6361
mark@metrorealtyservices.com



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700 Shames Dr
Westbury, NY 11590

Property type: Office

Available Size: 1,800
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 17.50
Tax (psf):

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking: 5

Comments:

Tenants have own designated front entrance
4 offices, 3 newly renovated bathrooms
New ceiling tile & fresh paint
Area for Breakroom/Kitchen
Secure Unit
Lease: \$17.50 / Energy: \$3.25

Contact:

David Rotter
(631) 770-0700 x6360
dave@metrorealtyservices.com



**271 Central Ave
Bethpage, NY 11714**

Property type: **Retail**

Available Size: 4,600 Sale Price: \$ 699,000
 Office size: 1,500 Lease (psf incl tax):
 Acres: 0.12 Tax (psf): \$ 7.09

Comments:

1st FL 2,920 sf: 1,500 Off/Showrm & 1,420 Svc Ar
 2nd FL 1,680 sf: Seven Rm Apt - MTM Tenant
 Tenant will sign new long-term lease if desired
 Central Air Conditioning
 Zoned General Bus - Town of Oyster Bay
 1,500 sf Basement not incl in sf

Heat:
 Clear Ht:
 Power (amps):
 Docks: 0
 Drive-Ins: 2
 Sewers:
 Parking:

Contact:

Joel Gersten/Mort Glick
 (631) 770-0700 x6353/6356

joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**1268-1276 Smithtown Ave
Bohemia, NY 11716**

Property type: **Retail**

Available Size: 7,510 Sale Price: \$ 825,000
 Office size: Lease (psf incl tax):
 Acres: Tax (psf): \$ 3.26

Comments:

Office/Retail
 2 Story

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

User/Investor

Contact:

Nick Romano
 (631) 770-0700 x6362

nick@metrorealtyservices.com



**1111 Broadhollow Rd
Farmingdale, NY 11735**

Property type: **Retail**

Available Size: 2,100 Sale Price:
 Office size: Lease (psf incl tax): See Comments
 Acres: 3.30 Tax (psf):

Comments:

Unit Dimensions - 30' Wide x 70' Deep
 51,000/SF Three-Story Retail/Office Building
 Landlord Will Build Out To Suit
 High Visibility & Excellent Signage
 Abundant Parking
 \$23.00 psf NET + Tax & CAM (Aprox \$6.75 psf)

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking:

Contact:

Joel Gersten/Mort Glick
 (631) 770-0700 x6353/6356

joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**900 Wheeler Rd
Hauppauge, NY 11788**

Property type: **Retail**

Available Size: 5,375
Office size:
Acres: 3.80

Sale Price:
Lease (psf incl tax): \$ 28.50
Tax (psf):

Comments:

Store #4 - 1,280 sf
Store #5 - 1,170 sf WET USE
Store #6 - 1,075 sf
Store #9 - 1,850 sf

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Joel Gersten/Mort Glick
(631) 770-0700 x6353/6356
joel@metrorealtyservices.com;
mort@metrorealtyservices.com



**920 Wellwood Ave
Lindenhurst, NY 11757**

Property type: **Retail**

Available Size: 12,000
Office size: 4,000
Acres: 0.53

Sale Price: \$ 1,150,000
Lease (psf incl tax):
Tax (psf): \$ 3.20

Comments:

Just South of Route 109
Frontage on Wellwood Ave
Paper street could be made available
Can be delivered vacant or partially occupied

Heat: Oil/Gas
Clear Ht: 12'
Power (amps): 600 (2)
Docks: 0
Drive-Ins: 6
Sewers:
Parking:

Contact:

Rick Falco
(631) 770-0700 x6352
rick@metrorealtyservices.com



**25 Railroad Ave
Ronkonkoma, NY 11779**

Property type: **Retail**

Available Size: 900
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 21.33
Tax (psf):

Comments:

Part of 6,750 sf Retail
Visability to 17,000 passengers per day
Across from Ronkonkoma Railroad Station
\$1,600/month gross

Heat: Gas
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking:

Contact:

Nick Romano
(631) 770-0700 x6362
nick@metrorealtyservices.com



REALTY SERVICES LLC

Contacts

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Andrew B. Blumenthal, Licensed Real Estate Broker
Managing Partner
andy@metrorealtyservices.com Ext. 6363

Robert "Doug" Donatelli, Licensed Real Estate Broker
Managing Partner
doug@metrorealtyservices.com Ext. 6364

Anthony Garistina, Licensed Real Estate Broker
Managing Partner
tony@metrorealtyservices.com Ext. 6366

Jeremy D. Hackett, Licensed Real Estate Broker
Managing Partner
jeremy@metrorealtyservices.com Ext. 6359

Nicholas Romano, Licensed Real Estate Broker
Managing Partner
nick@metrorealtyservices.com Ext. 6362

David M. Rotter, Licensed Real Estate Broker
Managing Partner
dave@metrorealtyservices.com Ext. 6360

Mark Timpone, Licensed Real Estate Broker
Managing Partner
mark@metrorealtyservices.com Ext. 6361

Joel E. Gersten, Licensed Associate Real Estate Broker
Senior Managing Director
joel@metrorealtyservices.com Ext. 6353

Morton H. Glick, Licensed Associate Real Estate Broker
Senior Managing Director
mort@metrorealtyservices.com Ext. 6356

Richard J. Falco, Licensed Real Estate Salesperson
Managing Director
rick@metrorealtyservices.com Ext. 6352

John Pujia, Licensed Associate Real Estate Broker
Senior Managing Director
john@metrorealtyservices.com Ext. 6373

Donna Beckley
Executive Assisant
Info@metrorealtyservices.com Ext. 6350

Nancy Neuberger
Executive Assistant
Info@metrorealtyservices.com Ext. 6354

*** To dial each person's direct line please dial (631) 391-ext#**

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