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Exclusive Listings Report May 2017

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INDUSTRIAL

Page#	City	Address	Size	Acres	Changes
2	Amityville	22 Sprague Ave	9,420	1.41	
2	Amityville	25 DeForest St	10,000	0.50	
2	Amityville	43 Sprague Ave	2,617	0.14	NEW LISTING
3	Amityville	51 Sprague Ave	3,400	0.15	NEW LISTING
3	Bay Shore	45 Sweeneydale Ave	8,250	1.40	Cross-Dock Terminal - 25 Doors Available
3	Bay Shore	602 Pine Aire Dr	18,373	1.22	PRICE REDUCED
4	Bellport	991 Station Rd	4,770	1.50	LEASED
4	Bethpage	271 Central Ave	4,600	0.12	
4	Bohemia	1605 Sycamore Ave D	4,200		Can be combined with .33 acres
5	Bohemia	1606 Ninth Ave	8,270	0.51	
5	Bohemia	Knickerbocker Ave		1.70	BUILD TO SUIT
5	Bohemia	N/S Davinci Dr W/O Johnson		2.00	BUILD TO SUIT
6	Calverton	1828 Middle Rd	16,965	5.00	PRICE REDUCED
6	Deer Park	40 Burt Dr Suite 5	2,580		IN CONTRACT
6	Elmont	481 Meacham Ave	5,096	0.17	Available Immediately
7	Farmingdale	92 Central Ave	12,000		Sublease
7	Freeport	53 Hanse Ave	8,035	0.36	
7	Hauppauge	165 Oser Ave		5.70	Buildable Size Approx. 100,000 sf
8	Hauppauge	1765 Expressway Dr N	51,140	3.64	
8	Hauppauge	20 Davids Dr	28,000	2.20	MAJOR PRICE REDUCTION
8	Hauppauge	2100 Pacific St	20,000		(10,000 sf - 20,000 sf)
9	Hauppauge	280 Oser Ave	30,000	1.90	
9	Hauppauge	45 Hoffman Ave	15,000	0.92	
9	Hauppauge	65 Commerce Dr	45,738	2.50	NEW LISTING
10	Hauppauge	65 Commerce Dr (Front Unit)	24,554	2.50	NEW LISTING
10	Hauppauge	65 Commerce Dr (Rear Unit)	21,184	2.50	
10	Hempstead	495 Peninsula Blvd	15,330	0.45	
11	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	

INDUSTRIAL (cont.)

Page#	City	Address	Size	Acres	Changes
12	Islip	3 W Beech St	13,112	1.23	Temporarily Off The Market
12	Lindenhurst	920 Wellwood Ave	12,000	0.53	PRICE REDUCED / Updated Info
12	Melville	65 Maxess Rd	51,780	4.10	
13	Mineola	207 Elm Place	6,051	0.17	NEW LISTING
13	New Hyde Park	125 Railroad Ave	10,700	0.41	
13	New Hyde Park	159-161 Lakeville Rd	8,052	0.19	
14	New Hyde Park	1855 Imperial Ave	4,640	0.09	
14	New Hyde Park	2110 Jericho Tpke	5,428	0.19	Building & Business
14	Oakdale	30 Montauk Blvd	6,000	0.40	30+ Car Parking
15	Ronkonkoma	E/S Remington Blvd		3.90	BUILD TO SUIT
15	Ronkonkoma	Fleetwood Ct		1.40	BUILD TO SUIT
15	Ronkonkoma	Fleetwood Ct		3.00	BUILD TO SUIT
16	Valley Stream	100 E Mineola Ave	9,350		
16	Valley Stream	100 E Mineola Ave	5,100		
16	West Babylon	116 Kean St	8,000	0.42	IN CONTRACT
17	West Babylon	127 Dale St	22,500	3.70	Occupancy Arranged
17	West Babylon	165 Eads St Unit A	4,000		
17	West Babylon	165 Eads St Unit B	1,800		LEASED
18	West Babylon	501-511 Sheffield Ave	7,400	1.25	
18	West Babylon	59 Otis St (front unit)	3,500	0.50	
18	West Babylon	87 Eads St	6,322	0.90	
19	Westbury	128 Magnolia Ave	14,000	0.67	NEW LISTING
19	Westbury	18 Sylvester St	19,620	0.51	
19	Wyandanch	82 Wyandanch Ave Units A&C	3,130		LEASED
20	Yaphank	3 Old Dock Rd	12,072	1.97	

LAND

Page#	City	Address	Size	Acres	Changes
21	Bellport	Horseblock Rd & Pinehurst Dr		5.05	SOLD
21	Bohemia	1605 Sycamore Ave (Yard)		0.33	Can combine with 4,200sf Unit
21	Bohemia	Carlough Rd		0.69	SOLD
22	Calverton	Burman Blvd & David Ct N/E/C		5.05	IN CONTRACT
22	Calverton	Scott Ave & Burman Blvd N/W/C		26.60	IN CONTRACT
22	Holbrook	481 Furrows Rd	12,000	1.00	IN CONTRACT
23	Medford	Bellport Station Rd & Horseblock Rd S/W/C		1.35	Signed Lease - waiting for approvals
23	Medford	N Service Rd		7.33	NEW LISTING
23	Plainview	80 Dupont St		2.43	

OFFICE

Page#	City	Address	Size	Acres	Changes
24	Bohemia	1268-1276 Smithtown Ave	7,510		User/Investor
24	Bohemia	1268-1276 Smithtown Ave	4,892		Divisible-2 Story - Additional Office Available
24	Calverton	221 David Ct	42,500	14.00	Divisible
25	Cedarhurst	525-529 Chestnut St	5,170	0.23	SOLD
25	Farmingdale	92 Central Ave	5,175		Sublease
25	Garden City	1103 Stewart Ave	19,697		885 sf - 13,412 sf Available
26	Great Neck	320 Northern Blvd	1,497	0.50	
26	Hauppauge	101 Corporate Dr	5,768		
26	Hauppauge	165 Oser Ave	17,213	5.70	
27	Hauppauge	175 Engineers Rd	3,000		New Space Size
27	Hauppauge	295 Oser Ave	1,720		
27	Hauppauge	55 Kennedy Dr	14,604		No longer handling at the moment
28	Hauppauge	900 Wheeler Rd	6,650	3.80	
28	Hicksville	70 E Old Country Rd	1,200		NEW LISTING
28	Massapequa	695 S Broadway	2,500	0.31	
29	Smithtown	319 E Main St	1,560		
29	Valley Stream	100 E Mineola Ave	1,700	0.85	
29	West Babylon	245 Rte 109	7,100		
30	Westbury	700 Shames Dr	1,840		NEW LISTING

RETAIL

Page#	City	Address	Size	Acres	Changes
31	Bethpage	271 Central Ave	4,600	0.12	
31	Bohemia	1268-1276 Smithtown Ave	7,510		User/Investor
31	Cedarhurst	525-529 Chestnut St	5,170	0.23	SOLD
32	Hauppauge	900 Wheeler Rd	2,355	3.80	
32	Lindenhurst	920 Wellwood Ave	12,000	0.53	PRICE REDUCED / Updated Info
32	Massapequa	695 S Broadway	2,500	0.31	
33	Ronkonkoma	25 Railroad Ave	900		
33	West Hempstead	248 Hempstead Tpke	6,020	0.09	



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):

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

Comments:

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

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

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

Comments:

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

Contact:

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



43 Sprague Ave
Amityville, NY 11701

Property type: **Industrial**

Available Size: 2,617
Office size: 262
Acres: 0.14

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

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

Comments:

Fully Paved & Fenced
Available Immediately

NEW LISTING

Contact:

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



51 Sprague Ave
Amityville, NY 11701

Property type: **Industrial**

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

Comments:

Free-Standing
Auto Permits In Place
Available June 1, 2017

Sale Price:
Lease (psf incl tax): \$ 17.65
Tax (psf):

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

NEW LISTING

Contact:

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



45 Sweeneydale Ave
Bay Shore, NY 11706

Property type: **Industrial**

Available Size: 8,250
Office size: 1,000
Acres: 1.40

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

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

Heat: Gas
Clear Ht: 11'-12'
Power (amps): 200
Docks: 25
Drive-Ins: 0
Sewers:
Parking:

**Cross-Dock Terminal -
25 Doors Available**

Contact:

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



602 Pine Aire Dr
Bay Shore, NY 11706

Property type: **Industrial**

Available Size: 18,373
Office size: 920
Acres: 1.22

Comments:

25% Air Conditioned
Large property with 3 street access
Walk to LIRR
\$8,000/yr income from cell antenna on roof.

Sale Price: \$ 2,150,000
Lease (psf incl tax):
Tax (psf): \$ 2.11

Heat: Oil
Clear Ht: 14'-16'
Power (amps): 400 (2)
Docks: 1
Drive-Ins: 2
Sewers: No
Parking:

PRICE REDUCED

Contact:

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



**991 Station Rd
Bellport, NY 11713**

Property type: Industrial

Available Size: 4,770
Office size: 477
Acres: 1.50

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

Heat: Gas
Clear Ht: 16'
Power (amps): 600
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

LEASED

Comments:

Price without extra land: \$6,900 / mon
Price with extra land: \$7,500 / month
Former Buss Repair / Storage Yard
Fenced yard currently used for outside storage
2 large service bays w/ maint. pits
Large shed on property

Contact:

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



**271 Central Ave
Bethpage, NY 11714**

Property type: Industrial

Available Size: 4,600
Office size: 1,500
Acres: 0.12

Sale Price: \$ 749,900
Lease (psf incl tax):
Tax (psf): \$ 7.09

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

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):

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

**Can be combined with
.33 acres**

Comments:

Lease: \$3,500 / month
1/3 Yard Space Also Available @ \$2000/month

Contact:

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



**1606 Ninth Ave
Bohemia, NY 11716**

Property type: Industrial

Available Size: 8,270
Office size: 1,260
Acres: 0.51

Sale Price: \$ 1,195,000
Lease (psf incl tax):
Tax (psf): \$ 2.22

Heat: Gas
Clear Ht: 18'
Power (amps): 400
Docks: 0
Drive-Ins: 3
Sewers:
Parking:

Comments:

2 14' x 14' Drive-ins
1 12' x 12' Drive-in
3 Five Ton Overhead Cranes
2,000 sf office on second fl being removed
Building Now Vacant

Contact:

David Rotter
(631) 770-0700 x6360
dave@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):

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

Comments:

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

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):

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

Comments:

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

BUILD TO SUIT

Contact:

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



**1828 Middle Rd
Calverton, NY 11933**

Property type: **Industrial**

Available Size: 16,965
Office size: 1,600
Acres: 5.00

Sale Price: \$ 2,299,000
Lease (psf incl tax): See Comments
Tax (psf): \$ 1.88

Heat: Oil
Clear Ht: 14'-24'
Power (amps): 800
Docks: 0
Drive-Ins: 4
Sewers:
Parking:

PRICE REDUCED

Comments:

4 Buildings 5,839/859/3,941/6,056
2 Separate Tax Lots
Owner Financing Possible
Lease: \$15,000/month net
Taxes: \$31,545

Contact:

Jeremy Hackett/Nick Romano
(631) 770-0700 x6359/6362

jeremy@metrorealtyservices.com;
nick@metrorealtyservices.com



**40 Burt Dr Suite 5
Deer Park, NY 11729**

Property type: **Industrial**

Available Size: 2,580
Office size: 812
Acres:

Sale Price: \$ 365,000
Lease (psf incl tax):
Tax (psf): \$ 4.41

Heat: Gas
Clear Ht: 15' 3"
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

IN CONTRACT

Comments:

Zoned GA Industrial
Clear Span
6 Reserved Parking Spots + Visitor
Built in 1988

Contact:

Jeremy Hackett
(631) 770-0700 x6359

jeremy@metrorealtyservices.com



**481 Meacham Ave
Elmont, NY 11003**

Property type: **Industrial**

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

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

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

Contact:

Mark Timpone
(631) 770-0700 x6361

mark@metrorealtyservices.com



92 Central Ave
Farmingdale, NY 11735

Property type: Industrial

Available Size: 12,000 Sale Price:
 Office size: 5,175 Lease (psf incl tax): \$ 12.00
 Acres: Tax (psf):

Comments:

Sublease Runs Through 10/31/2023
 Space Is Fully Racked & Demised With Fencing
 Brand New Office Space
 New Warehouse Lighting
 15 Parking Spaces

Heat: Gas
 Clear Ht: 14'
 Power (amps): TBD
 Docks: 3
 Drive-Ins: 0
 Sewers:
 Parking: 15

Sublease

Contact:

David Rotter
 (631) 770-0700 x6360
dave@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: \$ 10,500,000
 Office size: Lease (psf incl tax):
 Acres: 5.70 Tax (psf):

Comments:

Existing 17,213 sf Office Building on lot
 Will lease office building separately
 Price includes 5.7 acre lot & Office Bldg
 Sewer connection capable
 See Office Listing for Lease Info

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

Buildable Size
Approx. 100,000 sf

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	Heat:	Gas
Office size:	4,000	Lease (psf incl tax):	\$ 11.90	Clear Ht:	18' / 32'
Acres:	3.64	Tax (psf):	\$ 1.90	Power (amps):	2000
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					

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



**20 Davids Dr
Hauppauge, NY 11788**

Property type: **Industrial**

Available Size:	28,000	Sale Price:	\$ 3,500,000	Heat:	Gas
Office size:	3,500	Lease (psf incl tax):		Clear Ht:	22'
Acres:	2.20	Tax (psf):	\$ 2.34	Power (amps):	800
Comments:					
Procesming: 16,000 sf					
Offices: 3,500 sf					
Warehouse: 8,500 sf					
Occupancy 1st Quarter of 2015					

**MAJOR PRICE
REDUCTION**

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



**2100 Pacific St
Hauppauge, NY 11788**

Property type: **Industrial**

Available Size:	20,000	Sale Price:		Heat:	Gas
Office size:	0	Lease (psf incl tax):	\$ 8.50	Clear Ht:	17'
Acres:		Tax (psf):		Power (amps):	TBD
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.					

(10,000 sf - 20,000 sf)

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



**280 Oser Ave
Hauppauge, NY 11788**

Property type: Industrial

Available Size: 30,000
Office size: 9,000
Acres: 1.90

Comments:

3,000 sf R&D areas
Air-locked loading area

Sale Price: \$ 4,250,000
Lease (psf incl tax): \$ 11.00
Tax (psf): \$ 2.00

Heat: Gas
Clear Ht: 20
Power (amps): 2000
Docks: 2
Drive-Ins: 2
Sewers: Y
Parking: 0

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

Comments:

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

Sale Price: \$ 1,875,000
Lease (psf incl tax): \$ 8.95
Tax (psf): \$ 1.98

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

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

Comments:

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

Sale Price: \$ 6,500,000
Lease (psf incl tax): \$ 8.95
Tax (psf): \$ 2.06

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

NEW LISTING

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

Comments:

Front Unit
Secure Unit
Own Meter
Occupancy: June 2017

Sale Price:
Lease (psf incl tax): \$ 9.25
Tax (psf):

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

NEW LISTING

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: \$ 2,300,000
Lease (psf incl tax):
Tax (psf): \$ 3.90

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

Contact:

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



**100 Frank Rd
Hicksville, NY 11801**

Property type: Industrial

Available Size:	20,000	Sale Price:	\$ 3,900,000	Heat:	Gas/Was
Office size:	2,000	Lease (psf incl tax):		Clear Ht:	12'/22'
Acres:	1.90	Tax (psf):	\$ 4.49	Power (amps):	1600

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

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	Heat:	TBD
Office size:		Lease (psf incl tax):	See Comments	Clear Ht:	BTS
Acres:	4.00	Tax (psf):		Power (amps):	BTS

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

**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	Heat:	Gas
Office size:	3,000	Lease (psf incl tax):		Clear Ht:	12'
Acres:	0.18	Tax (psf):	\$ 3.67	Power (amps):	400

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

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



**3 W Beech St
Islip, NY 11751**

Property type: Industrial

Available Size: 13,112
Office size: 1,311
Acres: 1.23

Sale Price: \$ 1,295,000
Lease (psf incl tax):
Tax (psf): \$ 4.29

Comments:

Town of Islip
Building has new roof & parking lot
2 Separate parcels of land
Just off Rte 111 in between SS & Sunrise Hwy
Connected to Sewers
Taxes in certiorari

Heat: Oil
Clear Ht: 13' 5"
Power (amps): 600
Docks: 2
Drive-Ins: 2
Sewers: Yes
Parking: 30

**Temporarily
Off The Market**

Contact:

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



**920 Wellwood Ave
Lindenhurst, NY 11757**

Property type: Industrial

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:

**PRICE REDUCED
Updated Info**

Contact:

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



**65 Maxess Rd
Melville, NY 11747**

Property type: Industrial

Available Size: 51,780
Office size: 5,780
Acres: 4.10

Sale Price:
Lease (psf incl tax): \$ 11.53
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:

Contact:

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



REALTY SERVICES LLC

Exclusive Listings Report May 2017



207 Elm Pl
Mineola, NY 11501

Property type: Industrial

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

NEW LISTING

Contact:

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



125 Railroad Ave
New Hyde Park, NY 11040

Property type: Industrial

Available Size: 10,700
Office size: 2,500
Acres: 0.41
Sale Price:
Lease (psf incl tax): \$ 13.95
Tax (psf):

Comments:

Possession - January 2017
Nearby to Merillon Ave LIRR Station
In close proximity to Cross Island and
Grand Central Pkwy

Heat: Oil
Clear Ht: 14'
Power (amps): 2000
Docks: 1
Drive-Ins: 1
Sewers:
Parking: 15

Contact:

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



159-161 Lakeville Rd
New Hyde Park, NY 11040

Property type: Industrial

Available Size: 8,052
Office size: 2,620
Acres: 0.19
Sale Price: \$ 1,999,000
Lease (psf incl tax):
Tax (psf): \$ 5.36

Comments:

Well kept building
Showroom / Office space
visibility on Lakeville Road

Heat: Gas
Clear Ht: 10'6"-13'
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

Contact:

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



1855 Imperial Ave
New Hyde Park, NY 11040

Property type: **Industrial**

Available Size:	4,640	Sale Price:	\$ 1,050,000	Heat:	Gas
Office size:	1,440	Lease (psf incl tax):		Clear Ht:	12'/14'
Acres:	0.09	Tax (psf):	\$ 5.00	Power (amps):	200

Comments:
Nice 2nd Floor Offices
Potential to build addl. 1,760 sf office
1 Row of columns in warehouse
Inexpensive electricity/solar panels on roof
Divides with separate meters
Sprinklered

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	Sale Price:	\$ 2,500,000	Heat:	Oil
Office size:	500	Lease (psf incl tax):		Clear Ht:	14'
Acres:	0.19	Tax (psf):	\$ 7.46	Power (amps):	TBD

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

Building & Business

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



30 Montauk Blvd
Oakdale, NY 11769

Property type: **Industrial**

Available Size:	6,000	Sale Price:		Heat:	Oil
Office size:	600	Lease (psf incl tax):	\$ 14.50	Clear Ht:	16'
Acres:	0.40	Tax (psf):		Power (amps):	400

Comments:
Lease: \$7,250 per month
Was last used for outside storage of trucks
Large fenced yard
Newly paved
LED lighting in warehouse
33 striped parking spots

30+ Car Parking

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



REALTY SERVICES LLC

Exclusive Listings Report May 2017



E/S Remington Blvd
Ronkonkoma, NY 11779

Property type: Industrial

Available Size:
Office size:
Acres: 3.90

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

See Comments

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



Fleetwood Ct
Ronkonkoma, NY 11779

Property type: Industrial

Available Size:
Office size:
Acres: 1.40

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

See Comments

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):
Tax (psf):

See Comments

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



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): \$ 12.00
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): \$ 12.00
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



116 Kean St
West Babylon, NY 11704

Property type: **Industrial**

Available Size: 8,000
Office size: 1,200
Acres: 0.42

Comments:

Fenced Yard
Newly Renovated Office
Power Distribution in Warehouse
1 column in warehouse
Roof recently coated

Sale Price: \$ 960,000
Lease (psf incl tax):
Tax (psf): \$ 2.30

Heat: Oil
Clear Ht: 13.5'
Power (amps): 400
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

IN CONTRACT

Contact:

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



**127 Dale St
West Babylon, NY 11704**

Property type: **Industrial**

Available Size: 22,500 Sale Price:
Office size: 2,500 Lease (psf incl tax): See Comments
Acres: 3.70 Tax (psf): See Comments

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

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 Sale Price:
Office size: 2,000 Lease (psf incl tax): \$ 14.00
Acres: Tax (psf):

Comments:

High End Office

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

Contact:

Ivan Arevalo/Rick Falco
(631) 770-0700 x6351/6352
ivan@metrorealtyservices.com;
rick@metrorealtyservices.com



**165 Eads St Unit B
West Babylon, NY 11704**

Property type: **Industrial**

Available Size: 1,800 Sale Price:
Office size: 0 Lease (psf incl tax): \$ 12.00
Acres: Tax (psf):

Comments:

High End Office

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

LEASED

Contact:

Ivan Arevalo/Rick Falco
(631) 770-0700 x6351/6352
ivan@metrorealtyservices.com;
rick@metrorealtyservices.com



**501-511 Sheffield Ave
West Babylon, NY 11704**

Property type: **Industrial**

Available Size: 7,400
Office size: 700
Acres: 1.25

Sale Price:
Lease (psf incl tax): \$ 8.75
Tax (psf):

Comments:

Additional .75 acres amy be available
Dead End Street
Building interior completely renovated
Immediate Occupancy

Heat: Gas
Clear Ht: 12'
Power (amps): 800
Docks: 0
Drive-Ins: 1
Sewers: Yes
Parking:

Contact:

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



**59 Otis St (front unit)
West Babylon, NY 11704**

Property type: **Industrial**

Available Size: 3,500
Office size: 700
Acres: 0.50

Sale Price:
Lease (psf incl tax): \$ 10.03
Tax (psf):

Comments:

Lease 3,500 sf - \$3,100/mo
Newly Painted & Carpeted
Occupancy January 1, 2017

Heat: Gas
Clear Ht: 12'
Power (amps): 200
Docks: 0
Drive-Ins: 1
Sewers:
Parking:

Contact:

Nick Romano/Ivan Arevalo
(631) 770-0700 x6362/6351
nick@metrorealtyservices.com;
ivan@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):

Comments:

Available Mid To End Of February
Newly Developed Space
Ample Parking
No CAM (Landscaping And Snow Removal Included)

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

Contact:

Nick Romano/Ivan Arevalo
(631) 770-0700 x6362/6351
nick@metrorealtyservices.com;
ivan@metrorealtyservices.com



128 Magnolia Ave
Westbury, NY 11590

Property type: **Industrial**

Available Size: 14,000 Sale Price: \$ 3,000,000
Office size: 2,000 Lease (psf incl tax): \$ 13.95
Acres: 0.67 Tax (psf): \$ 3.94

Comments:

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

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

NEW LISTING

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
Office size: 2,500 Lease (psf incl tax):
Acres: 0.51 Tax (psf): \$ 3.86

Comments:

Excellent power distribution
2nd floor office space (approx. 1,800 sf)
Interior loading dock

Heat: Gas
Clear Ht: 12' /15' 6"
Power (amps): 1800
Docks: 1
Drive-Ins: 2
Sewers: Y
Parking:

Contact:

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



82 Wyandanch Ave Units A&C
Wyandanch, NY 11798

Property type: **Industrial**

Available Size: 3,130 Sale Price:
Office size: 200 Lease (psf incl tax): See Comments
Acres: Tax (psf):

Comments:

Lease Price: \$2,460.00 / month gross
4 Parking Spaces
Divides Into Two Units of 1,565sf each
Unit A: No Office, 1 Drive-In Door \$1,175.00 / mon
Unit C: 200sf Office, 1 Drive-In \$1,300.00 / mon

Heat: Oil
Clear Ht: 13'
Power (amps): Two 200
Docks: 0
Drive-Ins: 2
Sewers:
Parking:

LEASED

Contact:

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



REALTY SERVICES LLC

Exclusive Listings Report May 2017



3 Old Dock Rd
Yaphank, NY 11980

Property type: Industrial

Available Size: 12,072
Office size: 10,863
Acres: 1.97

Sale Price: \$ 1,995,000
Lease (psf incl tax): See Comments
Tax (psf): \$ 2.08

Heat: Gas
Clear Ht: 16' 6"
Power (amps): 800
Docks: 1
Drive-Ins: 1
Sewers:
Parking:

Comments:

New LED Lighting Throughout
Expansion Possible
Fully Air Conditioned
Lease Offers Considered

Contact:

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



**Horseblock Rd & Pinehurst Dr
Bellport, NY 11713**

Property type: Land

Available Size: Sale Price: \$ 1,818,000
Office size: Lease (psf incl tax):
Acres: 5.05 Tax (psf):

Comments:

Light Industrial - Town of Brookhaven
± 30% Coverage
Sewers
Plans created for ±60,000 sf Self-Storage Facility
\$360,000 per acre
Approx Taxes: \$7,565.06/year

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

SOLD

Contact:

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



**1605 Sycamore Ave (Yard)
Bohemia, NY 11716**

Property type: Land

Available Size: Sale Price: See Comments
Office size: Lease (psf incl tax):
Acres: 0.33 Tax (psf):

Comments:

Lease: \$2000/month

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



**Carlough Rd
Bohemia, NY 11716**

Property type: Land

Available Size: Sale Price: \$ 499,000
Office size: Lease (psf incl tax):
Acres: 0.69 Tax (psf):

Comments:

Town of Islip
IDA Benefits May Apply
Fully Fenced
Previously Approved for 2 Self Storage
Buildings (3,150sf & 4,500sf)
Taxes: \$6,394.87 per year

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

SOLD

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: Sale Price: \$ 934,250
Office size: Lease (psf incl tax): See Comments
Acres: 5.05 Tax (psf):

Comments:

Will Consider Build To Suit
Sale Price: \$185,000 per acre
Lease Price: TBD
Enterprise Park (EPCAL)

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

IN CONTRACT

Contact:

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



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

Property type: Land

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

Comments:

Will Consider Build To Suit
Divided 5.2 ac., 6 ac., 7.1 ac., 8.3 ac.
Sale Price: \$185,000 per acre for each division
Lease Price: TBD
Enterprise Park (EPCAL)

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

IN CONTRACT

Contact:

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



**481 Furrows Rd
Holbrook, NY 11741**

Property type: Land

Available Size: 12,000 Sale Price: \$ 550,000
Office size: 1,800 Lease (psf incl tax):
Acres: 1.00 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: Sale Price: \$ 1,500,000
 Office size: Lease (psf incl tax): See Comments
 Acres: 1.35 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):

Comments:

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

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

NEW LISTING

Contact:

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



80 Dupont St
Plainview, NY 11803

Property type: Land

Available Size: Sale Price: \$ 5,000,000
 Office size: Lease (psf incl tax):
 Acres: 2.43 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

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



**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 (Avail) & 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: 4,892
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

**Divisible-2 Story -
Additional Office**

Comments:

1,500 sf Off/Retail 1st FL \$13+util -AVAIL OCT-16
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

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



**525-529 Chestnut St
Cedarhurst, NY 11516**

Property type: Office

Available Size: 5,170
Office size:
Acres: 0.23

Comments:

525 Chestnut St - 2,570 sf
529 Chestnut St - 2,600 sf

Sale Price: \$ 1,549,000
Lease (psf incl tax):
Tax (psf): \$ 7.61

Heat:
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking: 10

SOLD

Contact:

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



**92 Central Ave
Farmingdale, NY 11735**

Property type: Office

Available Size: 5,175
Office size:
Acres:

Comments:

Brand New Office Space
15 Parking Spaces

Sale Price:
Lease (psf incl tax): \$ 15.50
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: 19,697
Office size:
Acres:

Comments:

Ste 110 - 885 sf @ \$29.95
Ste 200 - 3,720 sf @ \$29.95 psf
Ste 220 - 1,680 sf @ \$29.95 psf
Ste 300/301 - 13,412 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 - 13,412 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

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

Heat: Gas

Clear Ht:

Power (amps):

Docks:

Drive-Ins:

Sewers: Yes

Parking:

Comments:

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

Contact:

Nick Romano/Joel Gersten
(631) 770-0700 x6362/6353

nick@metrorealtyservices.com;
joel@metrorealtyservices.com



101 Corporate Dr
Hauppauge, NY 11788

Property type: Office

Available Size: 5,768
Office size: 5,768
Acres:

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

Heat:

Clear Ht:

Power (amps):

Docks:

Drive-Ins:

Sewers:

Parking:

Comments:

Self-contained Suite / No Loss Factor
Huge parking ratio
Immediate Occupancy
Full Commission To Procuring Broker

Contact:

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

joel@metrorealtyservices.com;
mort@metrorealtyservices.com



165 Oser Ave
Hauppauge, NY 11788

Property type: Office

Available Size: 17,213
Office size: 17,213
Acres: 5.70

Sale Price: \$ 10,500,000
Lease (psf incl tax): \$ 29.50
Tax (psf):

Heat:

Clear Ht:

Power (amps):

Docks:

Drive-Ins:

Sewers: Yes

Parking: 211

Comments:

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

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
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 12.50
Tax (psf):

Comments:

Self Contained Suite / No Loss Factor
Brand New Kitchen
Immediate Occupancy
Lease: \$12.50 + \$3.50 utilities
inclusive of CAM

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

New Space Size

Contact:

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



**295 Oser Ave
Hauppauge, NY 11788**

Property type: Office

Available Size: 1,720
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 12.95
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:

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



**55 Kennedy Dr
Hauppauge, NY 11788**

Property type: Office

Available Size: 14,604
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 10.25
Tax (psf):

Comments:

Multiple Options - PLEASE CALL FOR DETAILS
3,250 sf / 4,236 sf / 10,450 sf / 14,604 sf
Windows throughout, 24/7 access, Low Loss Factor
Bathrooms can be added, Full jA/C
Signage on Front Lawn
Occupancy To Be Arranged

Heat: Gas
Clear Ht:
Power (amps):
Docks:
Drive-Ins:
Sewers:
Parking: 70

**No longer handling at
the moment**

Contact:

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



**900 Wheeler Rd
Hauppauge, NY 11788**

Property type: Office

Available Size: 6,650 Sale Price:
Office size: Lease (psf incl tax): \$ 17.95
Acres: 3.80 Tax (psf):

Comments:

560 SF - 6,650 SF Available
Ste 1/1,466sf, Ste 2/1,777sf, Ste 3/700sf
Ste 4/568sf, Ste 5/1,290sf, Ste 7/676sf
Units can be combined
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



**70 E Old Country Rd
Hicksville, NY 11801**

Property type: Office

Available Size: 1,200 Sale Price:
Office size: 1,200 Lease (psf incl tax): See Comments
Acres: Tax (psf):

Comments:

1,200 sf Suite - First Floor
Abundant On-site Parking
24/7 Access
Excellent Window Ratio
Separately Controlled Utilities
Immediate Possession

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

NEW LISTING

Contact:

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



**695 S Broadway
Massapequa, NY 11758**

Property type: Office

Available Size: 2,500 Sale Price: \$ 550,000
Office size: Lease (psf incl tax):
Acres: 0.31 Tax (psf): \$ 10.00

Comments:

Great Redevelopment Site
Office/Retail
Good Parking
Main Road Visibility

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

Contact:

Andy Blumenthal
(631) 770-0700 x6363
andy@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:

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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



**245 Rte 109
West Babylon, NY 11704**

Property type: Office

Available Size: 7,100 Sale Price:
Office size: Lease (psf incl tax): See Comments
Acres: Tax (psf): \$ 1.75

Comments:

2,500 sf on 1st Floor - \$12 psf gr
4,600 sf on 2nd Floor - \$10 psf gr
Will Divide to 1,000'
Units Can be combined
Lease Amounts Include Heat/Electric
Windowed Offices

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

Contact:

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



REALTY SERVICES LLC



700 Shames Dr
Westbury, NY 11590

Property type: Office

Available Size: 1,840
Office size:
Acres:

Sale Price:
Lease (psf incl tax): \$ 18.00
Tax (psf):

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: \$18 / Energy: \$3.25

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

NEW LISTING

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: \$ 749,900
 Office size: 1,500 Lease (psf incl tax): N/A
 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



**525-529 Chestnut St
Cedarhurst, NY 11516**

Property type: **Retail**

Available Size: 5,170 Sale Price: \$ 1,549,000
 Office size: Lease (psf incl tax):
 Acres: 0.23 Tax (psf): \$ 7.61

Comments:

525 Chestnut St - 2,570 sf
 529 Chestnut St - 2,600 sf

Heat:
 Clear Ht:
 Power (amps):
 Docks:
 Drive-Ins:
 Sewers:
 Parking: 10

SOLD

Contact:

Mark Timpone
 (631) 770-0700 x6361

mark@metrorealtyservices.com



**900 Wheeler Rd
Hauppauge, NY 11788**

Property type: Retail

Available Size: 2,355
Office size:
Acres: 3.80

Comments:

Store #4 - 1,280 sf
Store #6 - 1,075 sf

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

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

Contact:

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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

Comments:

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

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

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

**PRICE REDUCED
Updated Info**

Contact:

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



**695 S Broadway
Massapequa, NY 11758**

Property type: Retail

Available Size: 2,500
Office size:
Acres: 0.31

Comments:

Great Redevelopment Site
Office/Retail
Good Parking
Main Road Visibility

Sale Price: \$ 550,000
Lease (psf incl tax):
Tax (psf): \$ 10.00

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

Contact:

Andy Blumenthal
(631) 770-0700 x6363
andy@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):

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

Comments:

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

Contact:

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



248 Hempstead Tpke
West Hempstead, NY 11552

Property type: **Retail**

Available Size: 6,020
Office size:
Acres: 0.09

Sale Price: \$ 649,000
Lease (psf incl tax):
Tax (psf): \$ 6.72

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

Comments:

3,120 sf Ground Level / 2,900 sf Lower Level
New Storefront, Roof, HVAC, Walls & Floors
4 Handicapped Accessible Lavatories & Kitchenette
Taxes: \$40,448
Owner Financing Available!

Contact:

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mort@metrorealtyservices.com



REALTY SERVICES LLC

Contacts

Exclusive Listings Report May 2017

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

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