



# FOR SALE

248 WINTHROP AVENUE, WESTBURY, NY 11590

**ASKING PRICE: \$2,500,000**

## EXECUTIVE SUMMARY

Island Associates is pleased to present the opportunity to acquire Village Auto Body, a long-established collision repair business together with the underlying real estate located at 248 Winthrop Avenue in Westbury, New York.

Established in 1977 and operating continuously for nearly five decades, Village Auto Body has built a reputation throughout Nassau County for craftsmanship, integrity, and technical capability. The facility supports modern collision repair operations, including electric vehicle servicing, advanced color matching, mechanical services, and 24-hour towing.

## AUTO BODY SHOP

- **Legal Auto Body / Auto Repair use**
- **Three operational bays**
- **Zhongda spray booth with USI Italia mixing room (Nassau County permitted)**
- **On-site yard**
- **Minutes from Northern State Pkwy and Meadowbrook Pkwy**
- **Short distance to LIRR (Westbury)**

### Jason Merrell

Commercial Associate  
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### Island Associates Real Estate Inc.

444 Route 111, Suite 1, Smithtown, NY 11787  
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# PROPERTY OVERVIEW

**Building Size: +/- 6,200 SF**

**Lot Size: 0.20 Acres**

**Clear Height: 14'6 - 17'6**

**Zoning: Business B-2**

**RE Taxes: \$34,037 /Yr**

**Legal Auto Body / Auto Repair Use**

**3 Operational service bays**

**5 Overhead Doors**

- 12'6 W x 14'6 H
- 11 W x 13'6 H
- 12 W x 13'6 H
- 7'10 W x 10' H
- 7'10 W x 10' H

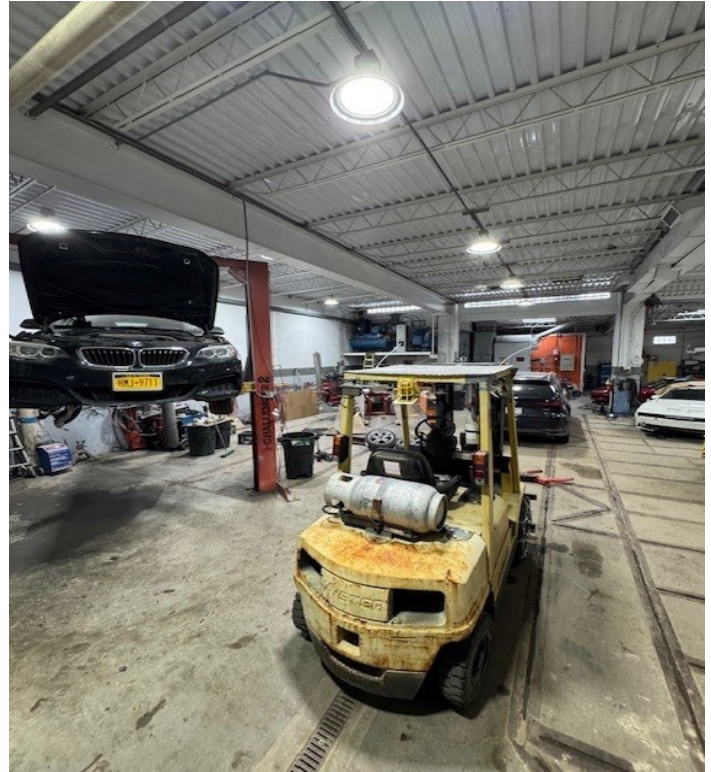
**Electrical: 3-phase / 400 amp**

**Paint Booth: Zhongda booth (13' W x 27' L) with**

**USI Italia Mixing Room**

**Separate office / service area**

**Fenced in Yard**



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# BUSINESS SUMMARY

Village Auto Body has operated continuously since 1977 and currently employs approximately five trained staff members. The business provides:

- Full collision repair
- Structural and cosmetic repairs
- Advanced color-match refinishing
- Wheel alignment and mechanical services
- EV-capable service operations
- Concierge insurance coordination
- 24-hour towing

\*Business contents, financial and operational details available upon execution of NDA.

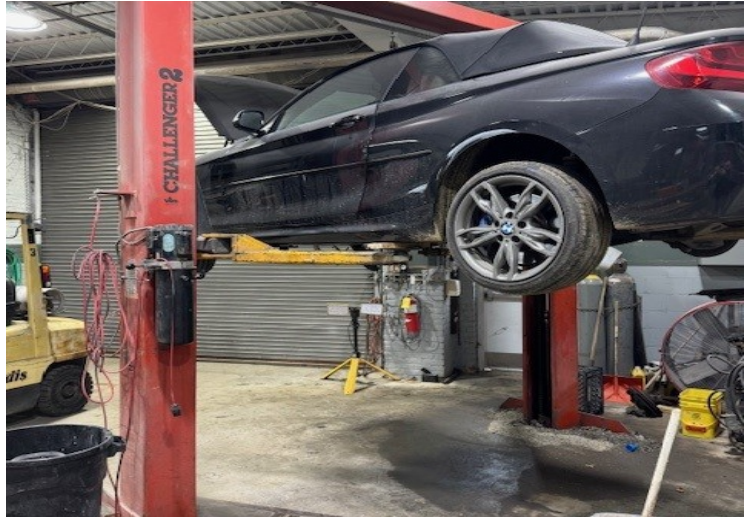


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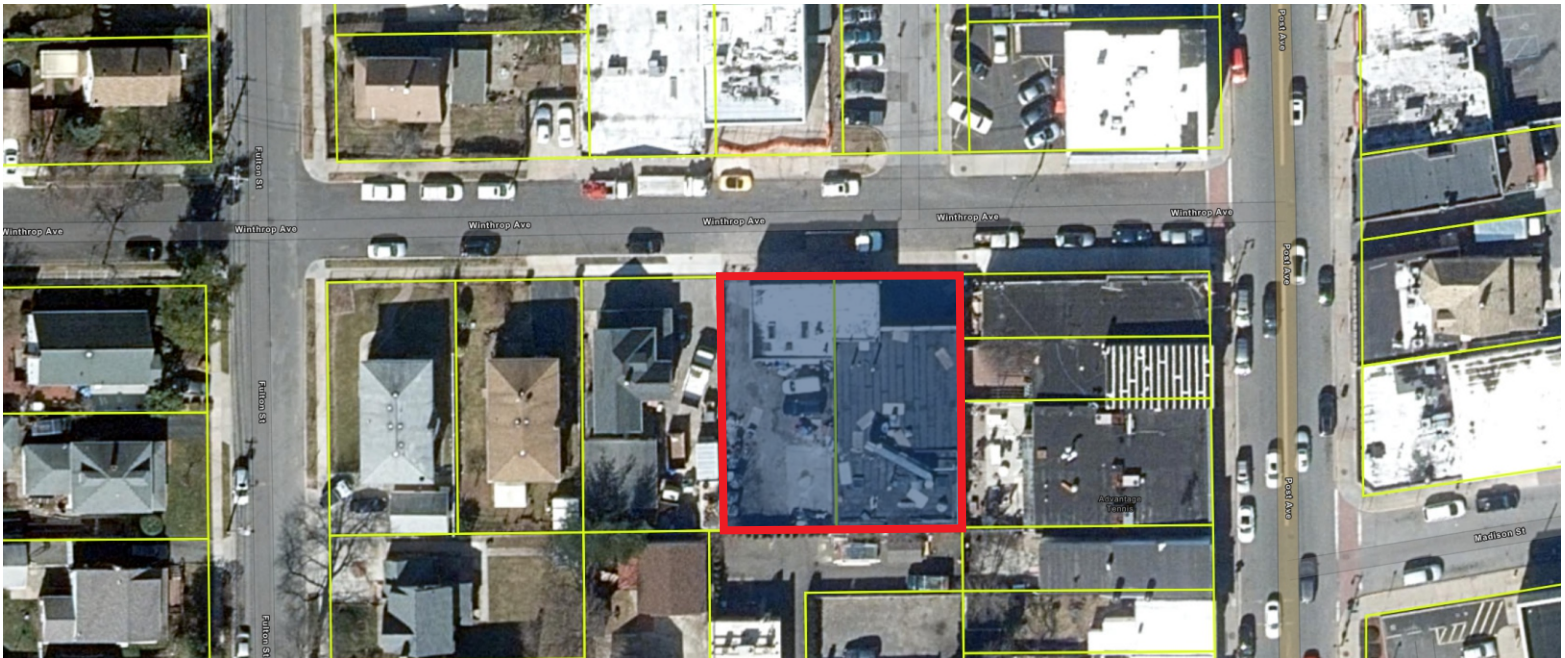


# YARD PHOTOS





# EXTERIOR PHOTO / AERIAL VIEW



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