

3,200 SF INDUSTRIAL UNIT FOR LEASE – UNIT H

Property Description

Premier Commercial RE, LLC is pleased to announce that it has been retained on an exclusive basis to handle the marketing associated with the leasing of a 3,200 SF industrial unit located at 70 H Jefryn Boulevard in Deer Park, New York.

This unit is well suited to serve as a showroom, warehouse/distribution or manufacturing center, while accommodating comfortable corporate administrative offices.

PROPERTY DETAILS:

Unit Size:	+/- 3,200 SF
Office:	10%
Ceiling Height:	12' Clear
Loading:	1 Drive-in
Heat:	Gas
Parking:	Ample
Zoning:	Light Industrial
Municipality:	Town of Babylon, Suffolk County
Lease Price:	\$18.00 PSF Modified Gross
Occupancy:	December 2024



PROPERTY HIGHLIGHTS:

- Ideal for a variety of distribution and manufacturing uses
- Corner Unit
- Located in the Deer Park Industrial Park
- < 5 miles from the Long Island Expressway
- Walking distance to the Tanger Outlets

FOR INFORMATION CONTACT EXCLUSIVE BROKER:

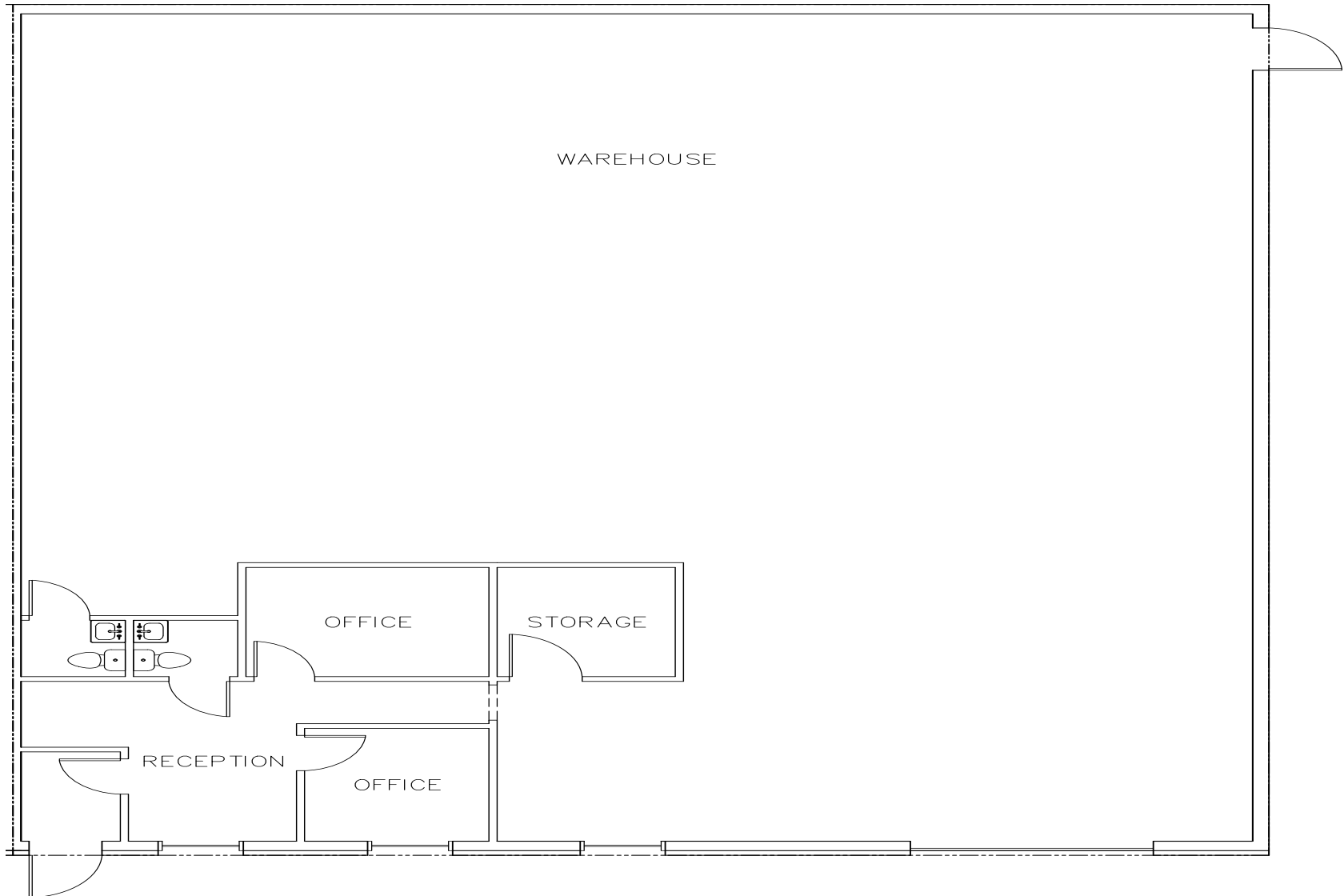
Desmond Mullins, Senior Director | dmullins@pcrellc.com | 631-398-5654

All information is from sources deemed reliable and is provided subject to errors, omissions, change of price or other terms and conditions, prior to sale, lease, or withdrawal without notice. Such information may not have been verified and no express representations are hereby made.

PREMIER COMMERCIAL RE LLC
500 N. Broadway, Suite 105
Jericho, NY 11753
Tel. 516-284-8000 | www.pcrellc.com

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Floor Plan:



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