

OFFICE SPACE FOR LEASE
445 NEW YORK AVE
HUNTINGTON, NY

ASKING NET RENT UNIT SIZE
\$38/SF **2,500 SF**

ZONING
C6

PARKING
22 SPACES

TRAFFIC COUNT
17,200 VPD

PROPERTY SUMMARY

Berkshire Hathaway Commercial Services is pleased to present a prime leasing opportunity at 445 New York Avenue in Huntington, NY.

Built in 1971 with a full modern renovation in 2019, this 2,500 SF space is ideal for a wide range of retail, office, or service-oriented uses. The property benefits from C6 zoning in the Town of Huntington, allowing for multiple business opportunities, and features 22 dedicated parking spaces; an invaluable asset in this high-traffic corridor.

Situated along busy New York Avenue with a traffic count of approximately 17,200 vehicles per day, the site provides excellent visibility and exposure. Current tenants include a photographer and a real estate agent, making this a vibrant location with built-in traffic.

Contact us today to learn more about available configurations and schedule a tour of 445 New York Avenue.

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