



2155 Ocean Ave • Suite C
Ronkonkoma, Long Island, New York 11779
phone: 631-467-4300
fax: 631-467-5786
www.zere.com
e-mail: office@zere.com

EXCLUSIVE
CALVERTON ENTERPRISE PARK
10,740 SF
MANUFACTURING/ WAREHOUSE

Location: 347 Burman Blvd, Calverton, NY 11933
Size: 10,740 sf
Office: 5% +
Height: 20' clear
Loading: Extra Wide Drive-In Door 12' X 14'
Power: Heavy
Heat: Gas
Sprinklered: Yes
Parking : Excellent
Sewer: Yes
Occupancy: Immediate
Lease Term: Minimum Three years
Lease Price: \$11.50 psf including taxes, CAM, net of utilities & snow removal

Comments: SEWERS! Located on the south side of EPCAL off south entrance in largest building in the park. Heavy parking available. Some mezzanine space. Future site of large aviation center with and additional 1 million sf proposed in addition to the existing 1.5 million sf.



To submit offers / schedule an appointment, please contact exclusive listing broker:
Michael or Marie Zere / 631-467-4300

BROKERS PROTECTED

Marie Calverton
Marketing

specializing in office leasing, industrial and commercial real estate services since 1980
All information is submitted subject to errors, omissions, changes of rental, sale price and other conditions,
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