



FOR SALE

110-115 Herricks Road

New Hyde Park, NY



\$4,250,000

PROPERTY FEATURES



NEW HYDE PARK, NY

Building Size

14,175 SF

Space Available

Building 1 (115)

Warehouse

9,000 SF Total (Divisible)

Unit A: 6,000 SF

Unit B: 3,000 SF

Office

4,705 SF 1st Floor

1,028 SF 2nd Floor

13.8' clear

Building 2 (111)

5,266 SF Warehouse

16.3' clear

Building 3 (110)

1,133 SF (Income producing)

\$3445.20 + Utilities

Possession

Immediate

Loading

2 Drive-ins

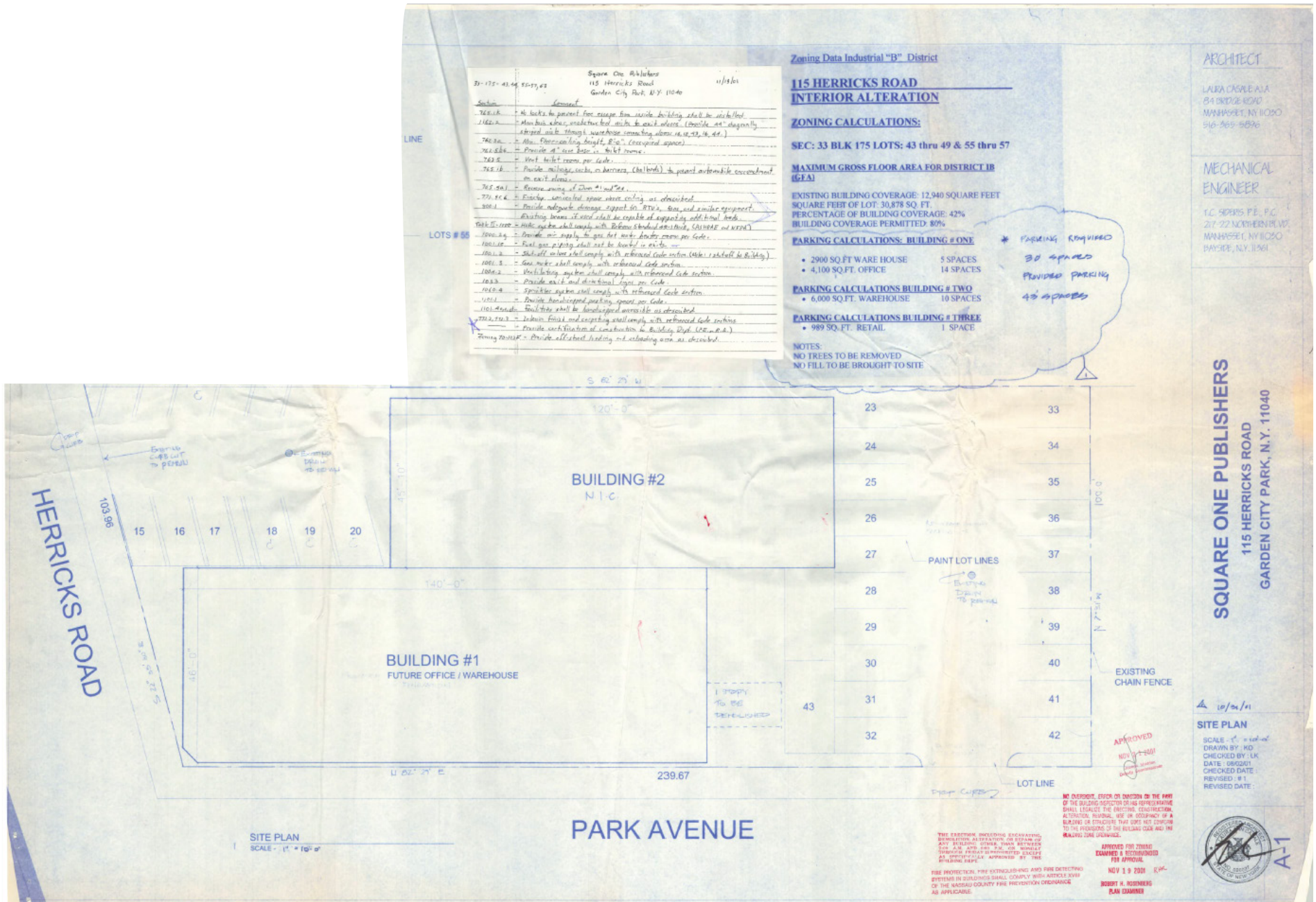
Parking

43 Spaces

Comments

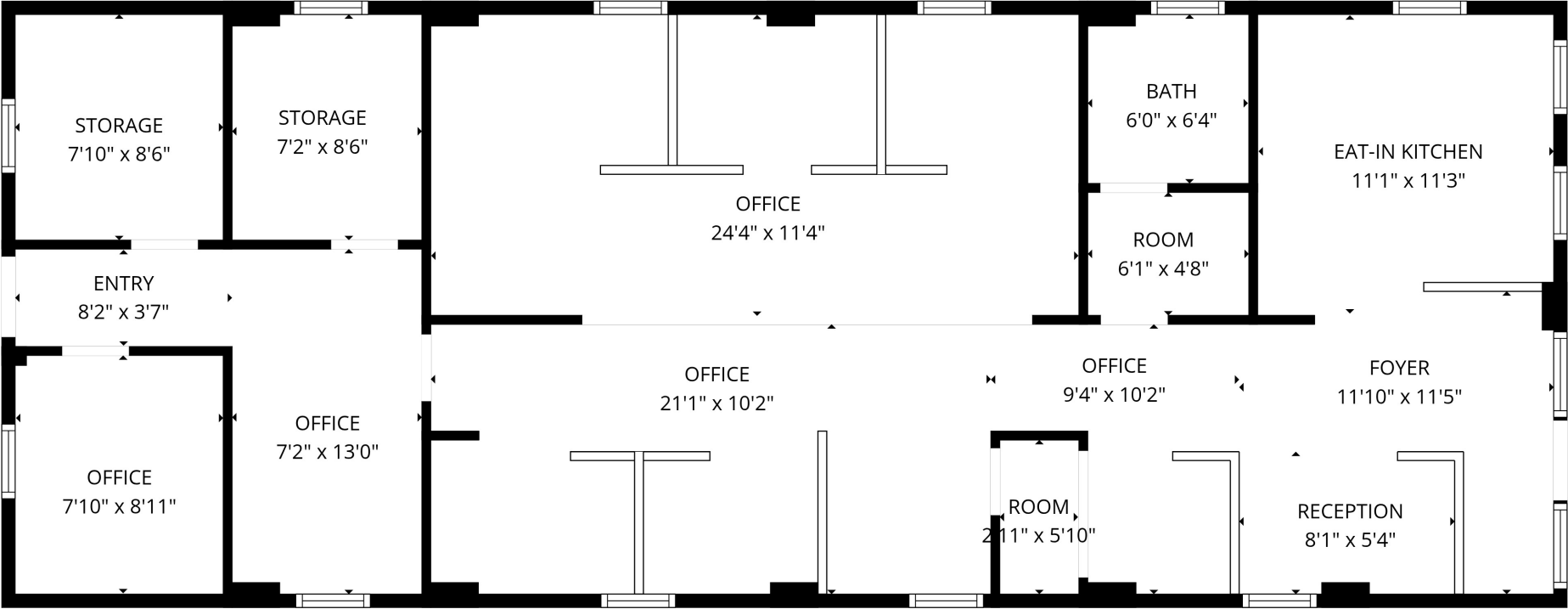
- Excellent visibility
- Great parking
- Signage opportunities

SITE PLAN



110 HERRICKS ROAD

First Floor Plan | 1,133 SF



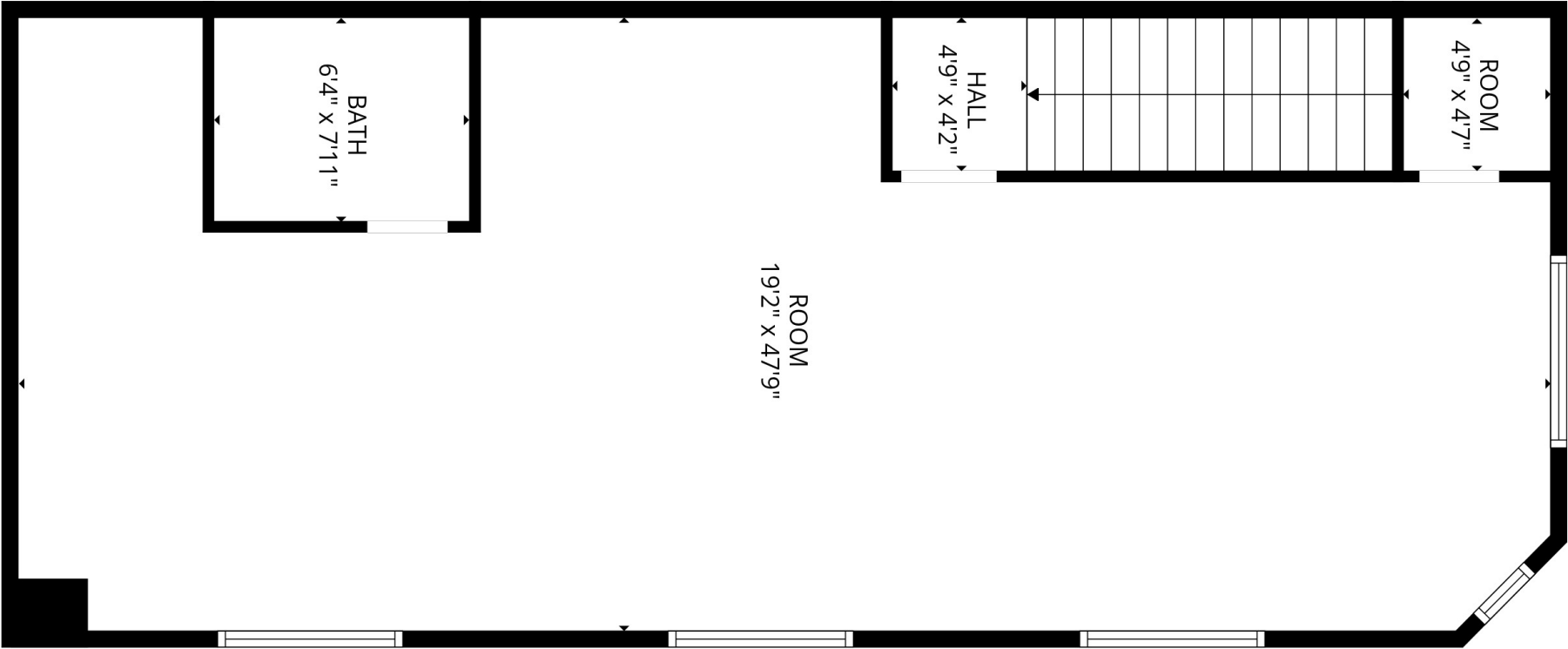
115 HERRICKS ROAD

First Floor Plan | 4,315 SF

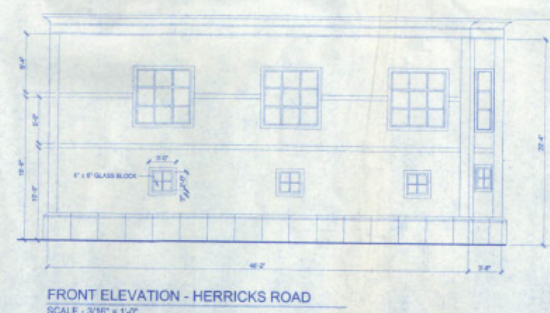
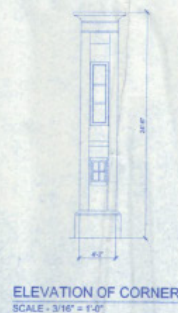
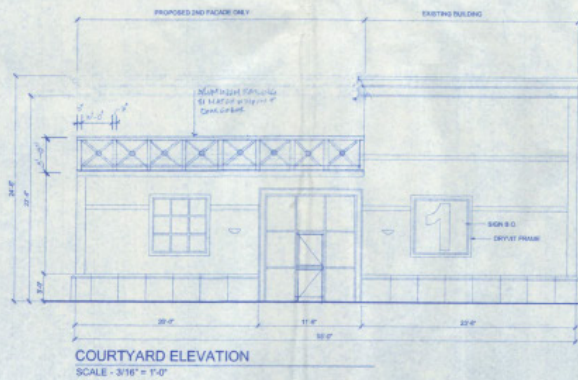
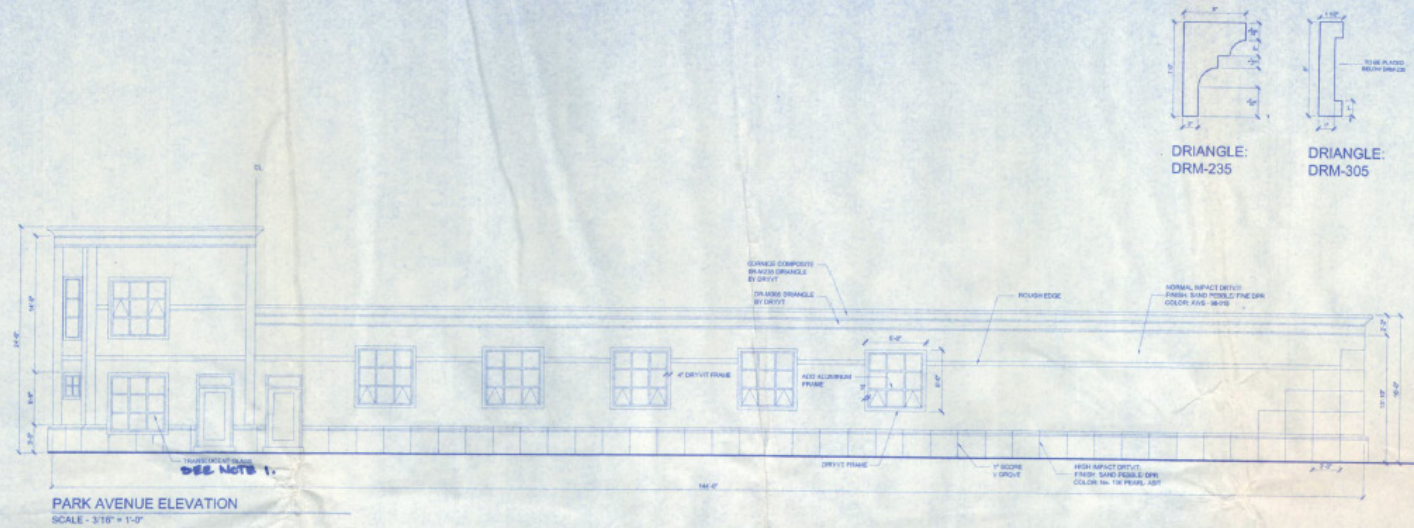


115 HERRICKS ROAD

Second Floor Plan | 910 SF



ELEVATION PLAN



GLASS NOTES: I
AIDE 123 BENDHEIM
(ARCHITECTURAL GLASS)
122 HUDSON ST, NYC NY
212-226-6370

ARCHITECT

LAURA CASALE AIA
84 BRIDGE ROAD
MANHASSET, NY 11030
516-365-5536

MECHANICAL ENGINEER

T.G. SPERBS P.E., P.C.
217-22 NORTHERN BLVD.
MANHASSET, NY 11030
BAYSIDE, N.Y. 11361

SQUARE ONE PUBLISHERS
115 HERRICKS ROAD
GARDEN CITY PARK, N.Y. 11040

10/31/01

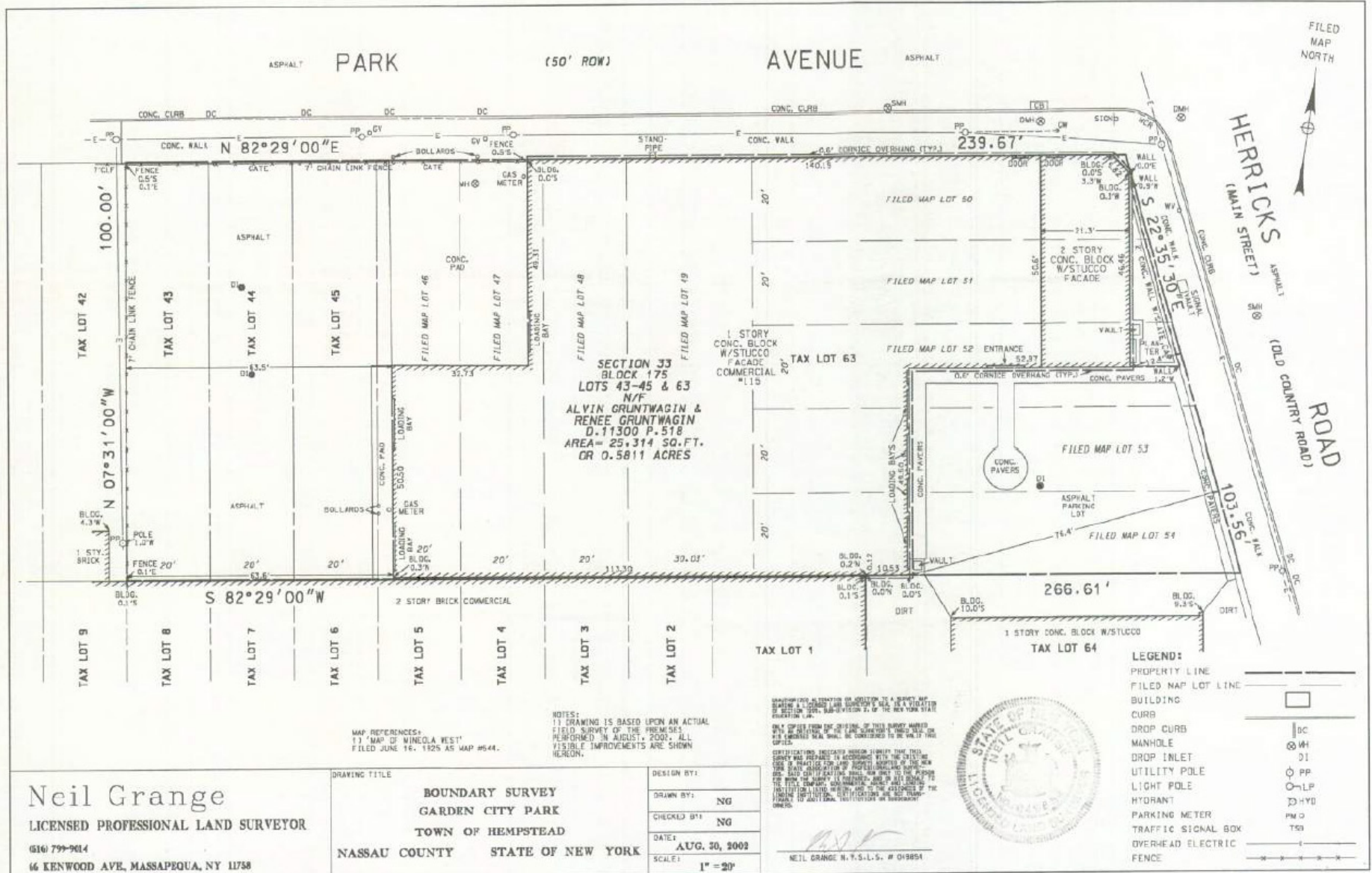
ELEVATION PLANS

SCALE - 3/16" = 1'-0"
DRAWN BY: KD
CHECKED BY: LK
DATE: 05/15/01
CHECKED DATE:
REVISED: # 1
REVISED DATE



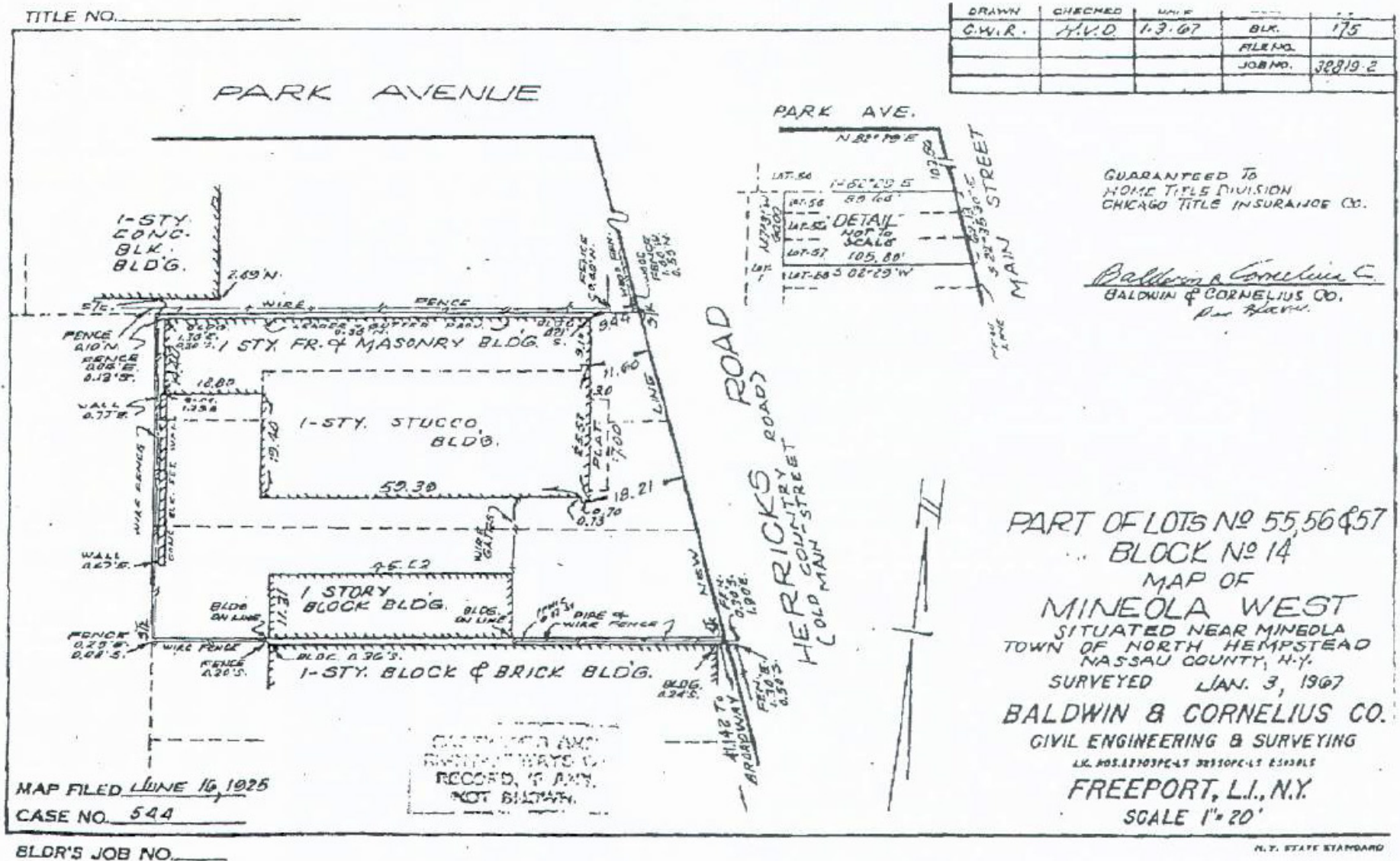
A-4

SURVEY



SECTION 33 BLK175
LOTS 43,44,63
FILE MAP NO 562

SURVEY



MAP



An aerial photograph showing a large industrial complex with several large, flat-roofed buildings. The buildings are mostly white and grey, with some showing signs of wear and discoloration on the roofs. There are several air conditioning units and other rooftop equipment. In the background, a residential neighborhood with houses and trees is visible. A street runs along the bottom of the industrial area, with some parked cars and a white van. The overall scene is a mix of industrial and suburban environments.

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CONTACT

ROBERT KUPPERSMITH
Executive Managing Director
+1 631 425 1220
robert.kuppersmith@cushwake.com

JENNIFER GRGAS
Senior Director
+1 516 398 6375
jennifer.grgas@cushwake.com

