



# For sublease

Retail / office space in Downtown location  
85 Forest Avenue, Locust Valley, NY

## Rental rate:

Dramatically reduced - call for new price

<b>Floor</b>	Ground floor
<b>Availability</b>	3,000 SF
<b>Possession</b>	Immediate
<b>Term</b>	Thru 8/31/2027

## Property features:

- Sublease with the possibility of a direct deal
- Direct exterior entrance
- Basement / storage space available
- Signage available
- Walking distance to LIRR train station
- Adjacent to municipal parking lot

85 Forest Avenue / Locust Valley

## Interior photo



## Location map: 85 Forest Avenue, Locust Valley

