



For lease

43,000 SF Industrial zoned land

459-463 Brown Court Oceanside, NY

Property specifications

Available size	± 43,000 SF
Plot	± 82,500 SF (40,000 SF leased)
Rental rate	\$6.95 PSF
Zoning	Industrial Y, Town of Hempstead
Comments	 Ideal for outside storage, vehicle parking, and equipment storage Secure and fenced Utilities on site Flat site with excellent drainage Available immediately

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JLL SEE A BRIGHTER WAY



Key distances

3.5 miles

to Sunrise Highway

6.4 miles

to Meadowbrook Parkway

6.5 miles

to Nassau Expressway

6.9 miles to Belt Parkway

11.5 miles to JFK Airport

12.3 miles to Long Island Expressway



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