



# Office Property For Lease

## 335 Terry Rd Smithtown, NY 11787



### Offering Summary

Lease Rate:	Priced Upon Request
Building Size:	3,300 SF
Available SF:	3,300 SF
Lot Size:	29,155 SF
Year Built:	1985
Zoning:	CB
Taxes:	\$20,640

### Property Overview

+/- 3,300 SF Freestanding building with parking for 33 cars AVAILABLE for LEASE. This was previously occupied for a dental practice and would be turnkey for same type of practice. It is also ideal for all Professional Office, Medical and Day Care Users. Located in close proximity to the intersection of Town Line Rd and Terry Rd. in Smithtown. This property is surrounded by many households for potential customer base.

### Property Highlights

- Freestanding building with ample onsite parking for 33 cars.
- Versatile usage potential for medical, dental, office, or day care facilities.
- Full usable basement offers additional space and flexibility.
- Modern and updated interior features for a contemporary professional environment.
- Strategic location with high visibility and easy access for clients and employees.
- Well-maintained exterior and landscaping for a polished and inviting curb appeal.
- Efficient HVAC systems and energy-efficient lighting for cost savings.

For More Information:

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# Exterior Pictures

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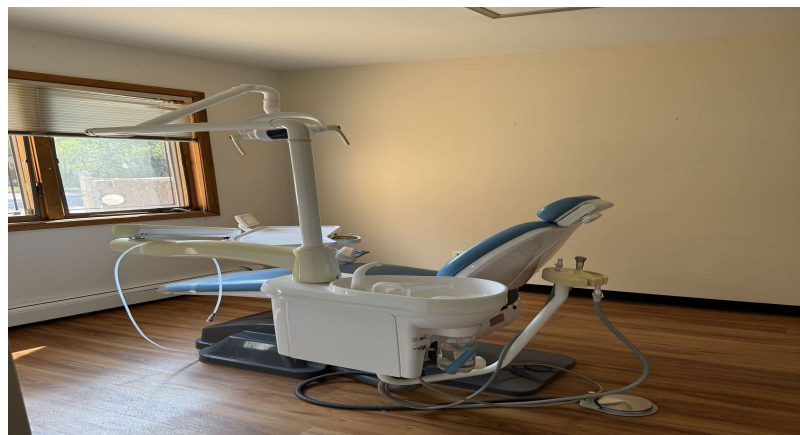
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# Interior Pictures

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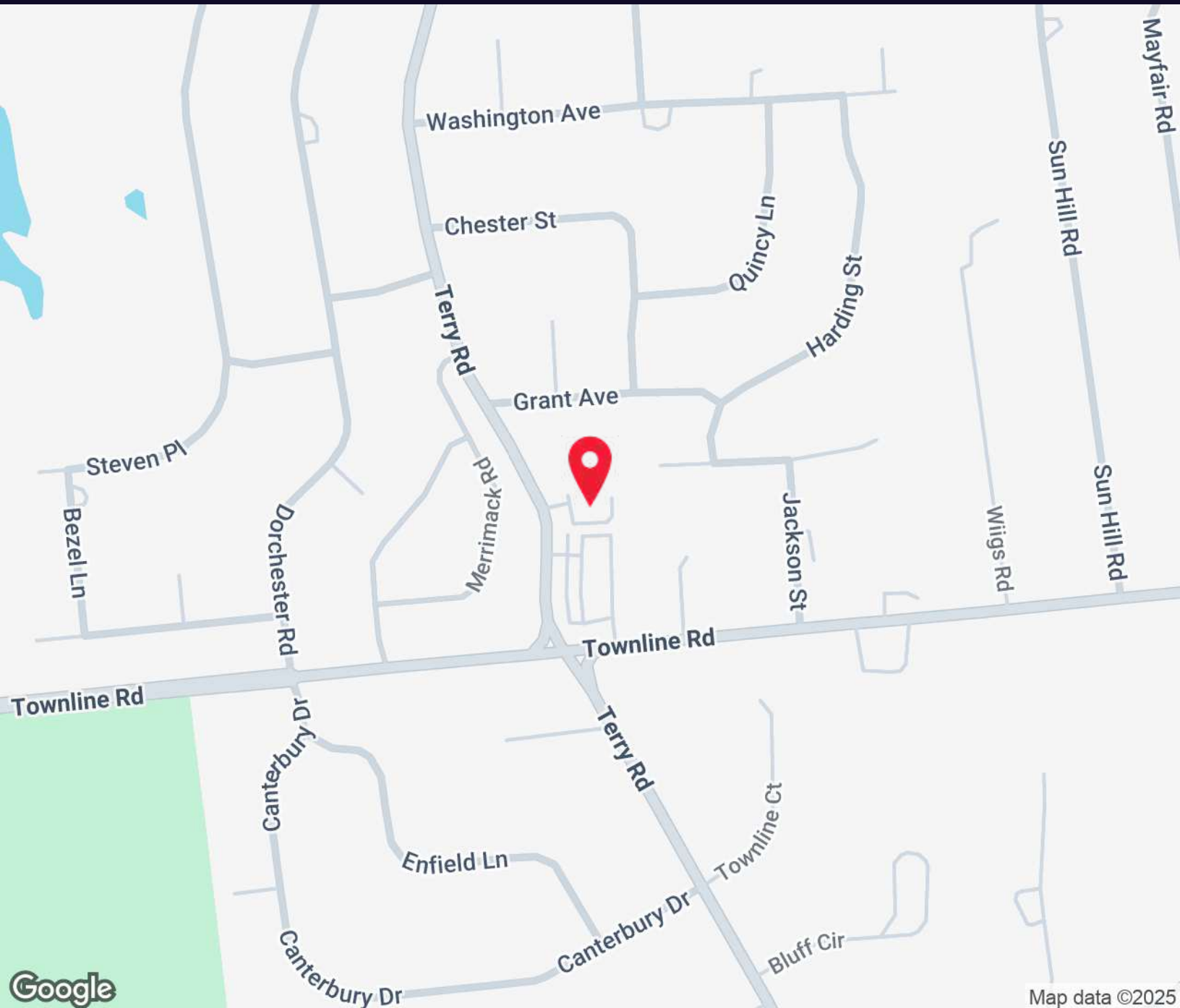
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## Area Map

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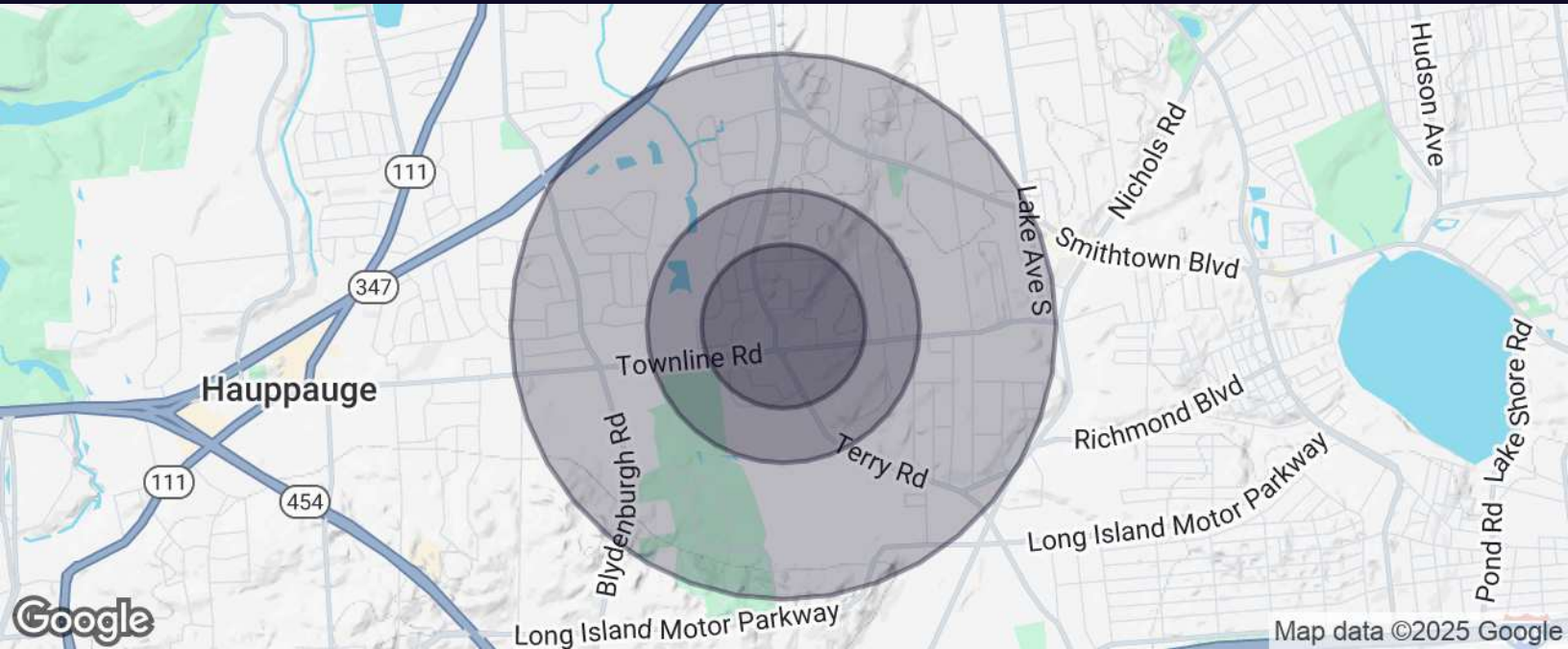
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# Demographics

## 335 Terry Rd Smithtown, NY 11787



Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	1,064	2,487	9,343
Average Age	43	43	44
Average Age (Male)	42	42	43
Average Age (Female)	44	44	46

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	364	850	3,287
# of Persons per HH	2.9	2.9	2.8
Average HH Income	\$195,443	\$201,281	\$204,329
Average House Value	\$677,678	\$680,044	\$691,349

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