

PRIME OFFICE SPACE FOR LEASE

• 266 merrick road • lynbrook, new york



LOCATION

- lynbrook, new york 11563
- southwestern nassau county submarket

SPACE AVAILABLE IMMEDIATE OCCUPANCY

- | | | |
|-----------------------|--------------|------------|
| • 4,584 square feet | second floor | suite 200 |
| • 1,108 square feet * | first floor | suite 101B |
| • 878 square feet * | first floor | suite 101A |

*can combine to 1,896 sf

NEWLY RENOVATED HALLWAYS, RESTROOMS & ELEVATOR

• 4 story building • 40,000 square feet •

COMMENTS:

- Located in the Village of Lynbrook, nearby restaurants and shops
- Convenient to Southern State Parkway & Sunrise Highway
- 4 blocks to LIRR Lynbrook station
- 40 minutes to Manhattan, 17 minutes to JFK Airport
- Over 75 on-site parking spaces, municipal parking available
- On-site ownership
- New upgraded HVAC system

FOR INFORMATION CONTACT:

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