

For Lease | Industrial

79 Cedarhurst Ave, Medford, NY 11763



Building Size: 6,000 sf ±
Lot Size: 1.24 acres ±
Offices: 50% ±
Ceiling Height: 12' ±
Loading: 1 Drive-in Door
Heat: Two 10-ton Heat Pump Units
Power: ± 400 Amps

- Town of Brookhaven L1
- Section 574 | Block 3 | Lot 28
- Was Used for Outdoor Storage
- Huge Fenced Yard with Cameras
- Previously had 1 loading dock that can be opened back up.

Sale Price: \$2,500,000

Taxes: \$ 14,612.75 / year ±

Lease Price: 2 Options:

(Base year included in rental price)

A) \$7,900/mo. gross for building on +/- .75 acres or

B) \$10,500 /mo. gross for entire site

METRO
REALTY SERVICES LLC
201 Moreland Road, Ste 4, Hauppauge, NY 11788
(631) 770-0700 ~ info@metrorealtyservices.com
www.metrorealtyservices.com

Exclusive Agent:

Jeremy D. Hackett
Licensed Real Estate Broker
Managing Partner
Cell: [\(516\) 456-0108](tel:5164560108)
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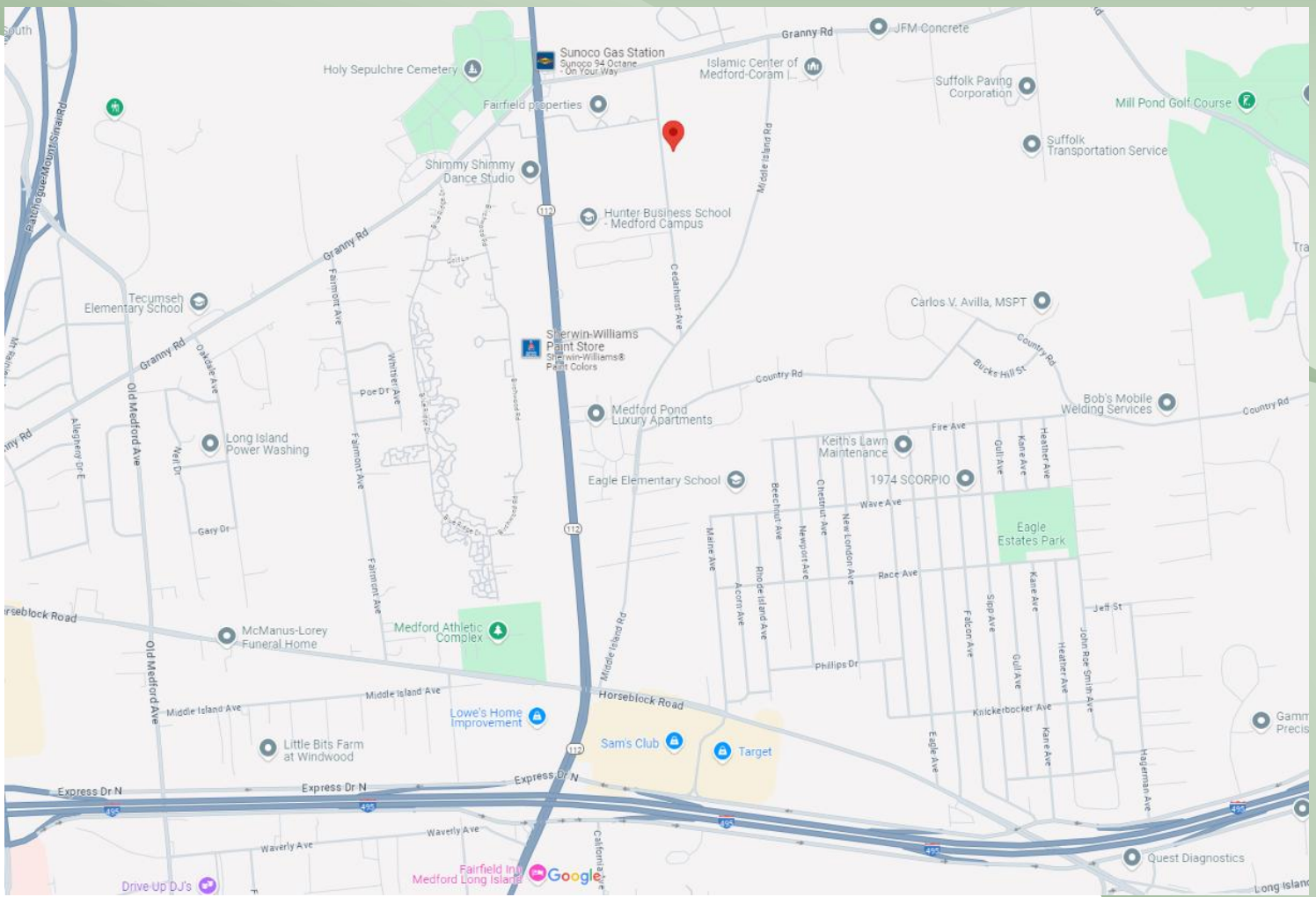
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