



**DGNY**  
Commercial

**201 CHRISTOPHER ST, RONKONKOMA, NY**

**FOR LEASE: ±20,000 SF Warehouse  
\$15.95 SF + Utilities. Immediate Occupancy.**



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# For Lease: Industrial Warehouse - \$15.95 SF + Utilities.



## IMMEDIATE OCCUPANCY



## Property Highlights

**Office:** 15% (3,000SF)  
**Zone:** IN1  
**Building Size:** ±20,000 SF  
**Drive Ins:** 1 - 9'W x 10'H  
**Loading Docks:** 1  
**Ceilings:** 16-24' Clear  
**Sprinklers:** Yes  
**Land Size:** 1.3 Acre  
**Parking:** 42 Spaces

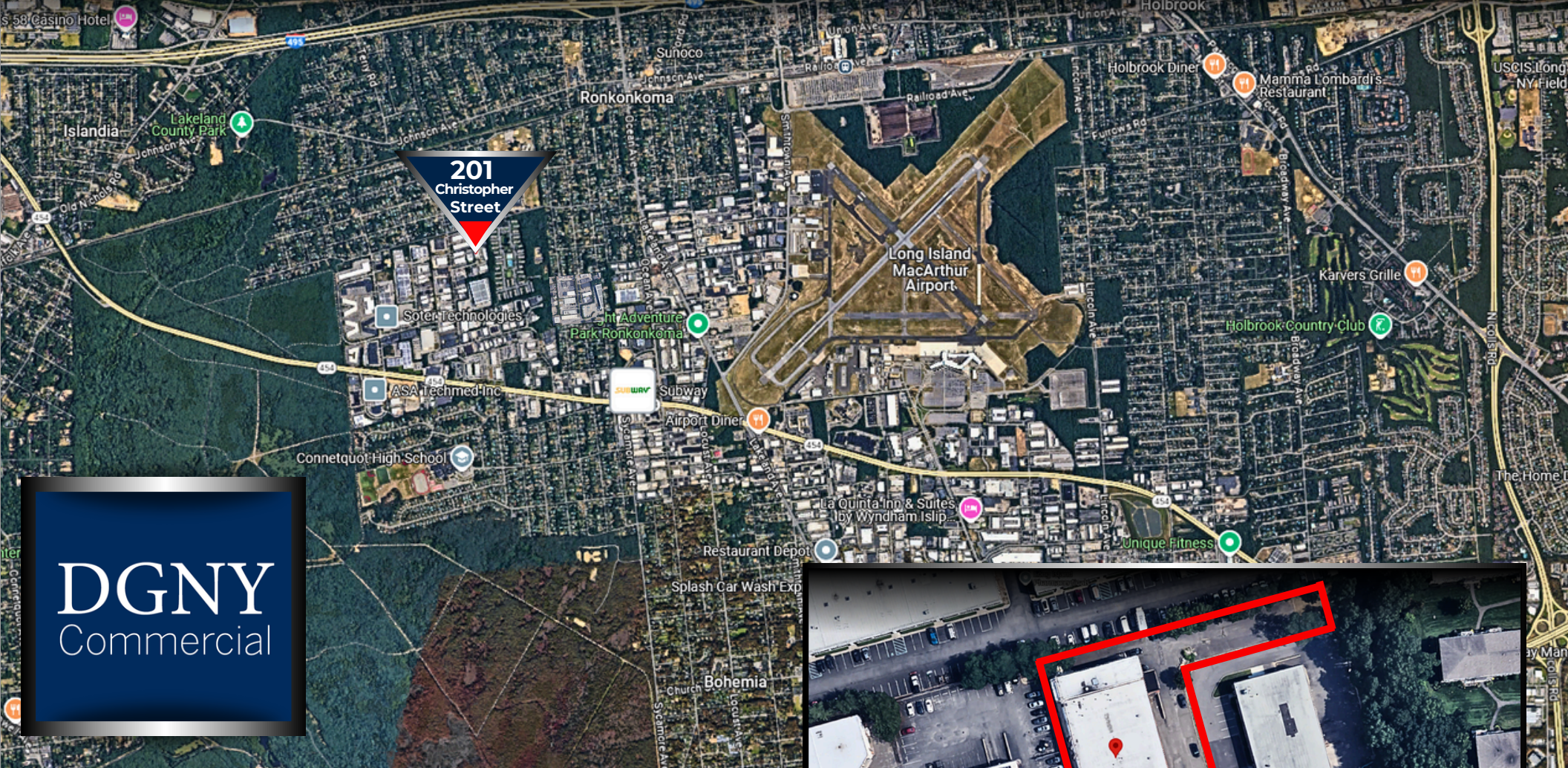
**Additional Information:**  
Power: 1,200a/277-480v Heavy  
Utilities - Gas Heat  
LED Lighting

**CLOSE PROXIMITY TO:**  
- All Major Highways and Roadways  
- Long Island McArthur Airport (1.75 miles)



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For more information on this exclusive, contact:

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