

**FOR SALE OR LEASE:
220 Broadhollow Rd. Farmingdale, NY**

**NOW DIVISIBLE: 8,000 sf & 12,000 sf
Others Considered**

**DIRECTLY NEXT TO ACE
HARDWARE**



Bassett

PERFECT FOR:

**Gun Stores | ATV & Motorcycle Dealerships | Tool Rentals | Kitchen & Bath Showrooms |
Flooring Stores | Furniture Retailers | Sporting Goods & Equipment | Pickleball Facilities |
Windows & Doors Suppliers | Florists | Hobby & Craft Stores | Pet Supplies |
Household Appliances | Carpet & Rug Retailers | Auto Parts Stores**

Property Description

- +/- 20,000sf Building
- 1.09 Acres
- Connected to Sewers
- Ceiling Height: 14' Clear
- Drive-in- Door
- Loading Dock Possible
- Fully Air-Conditioned
- Showroom or Warehouse
- Pylon Signage
- Marquee Signage
- +/- 40 Parking Spots
- Daily Traffic Count | Route 110 +/- 50,886

**For More Information Contact Exclusive
Broker:**

MARIO ASARO  **SIOR**
PRESIDENT/ BROKER

📞 Cell: 631.553.7329

☎ Office: 631.694.3500 Ext 301

✉ masaro@industryone.com

LEASE PRICING:

**\$17 Net for the 12,000sf Space
\$20 Net for the 8,000sf Space**

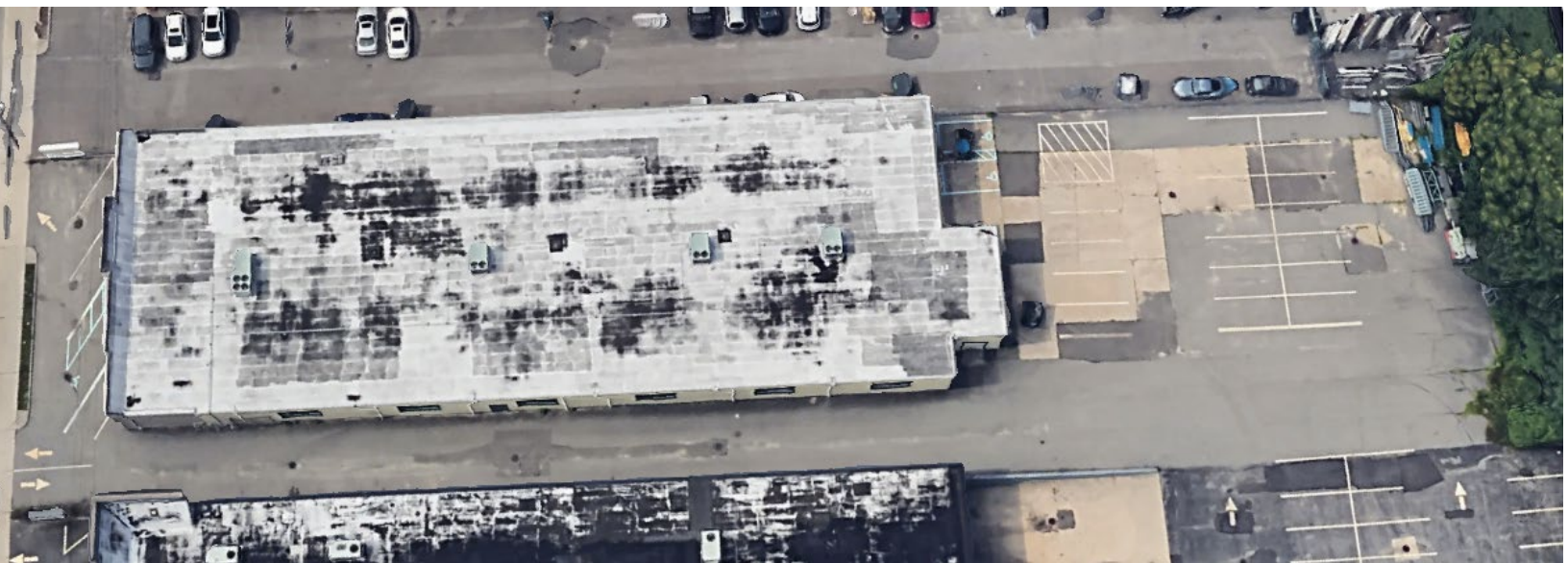
**SALE PRICE: \$5,500,000
TAXES: \$78,680**

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631-694-3500

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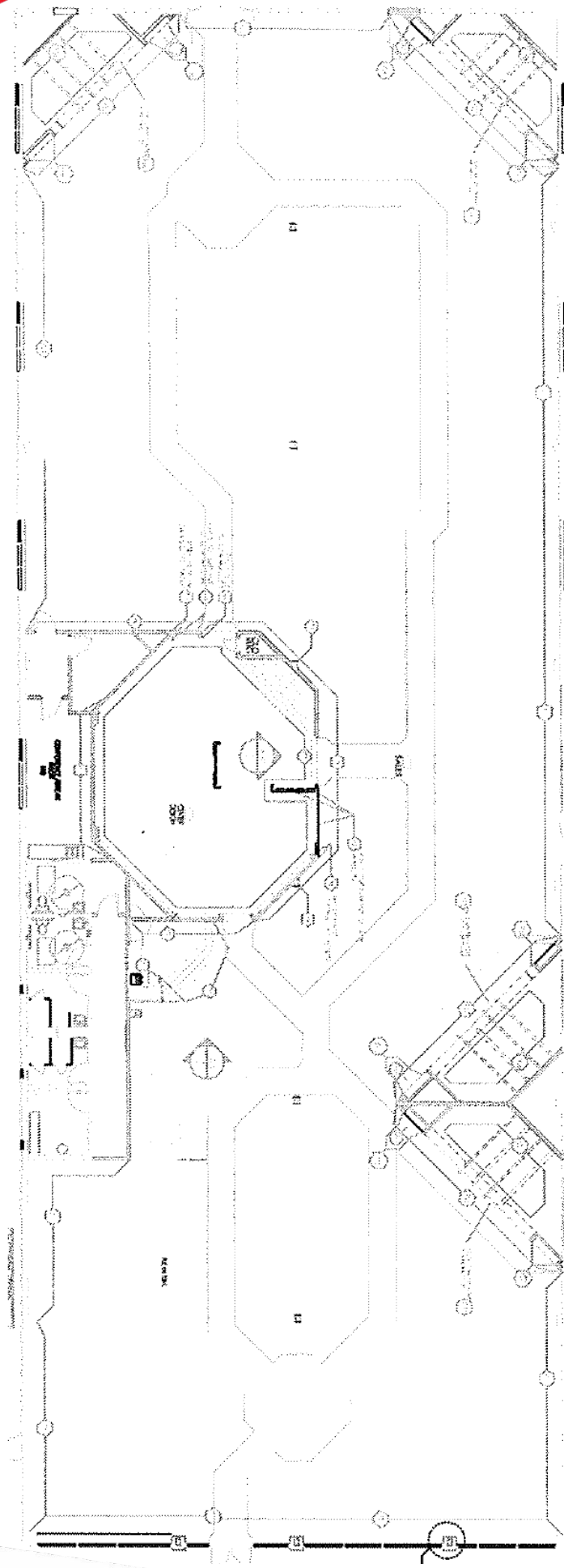
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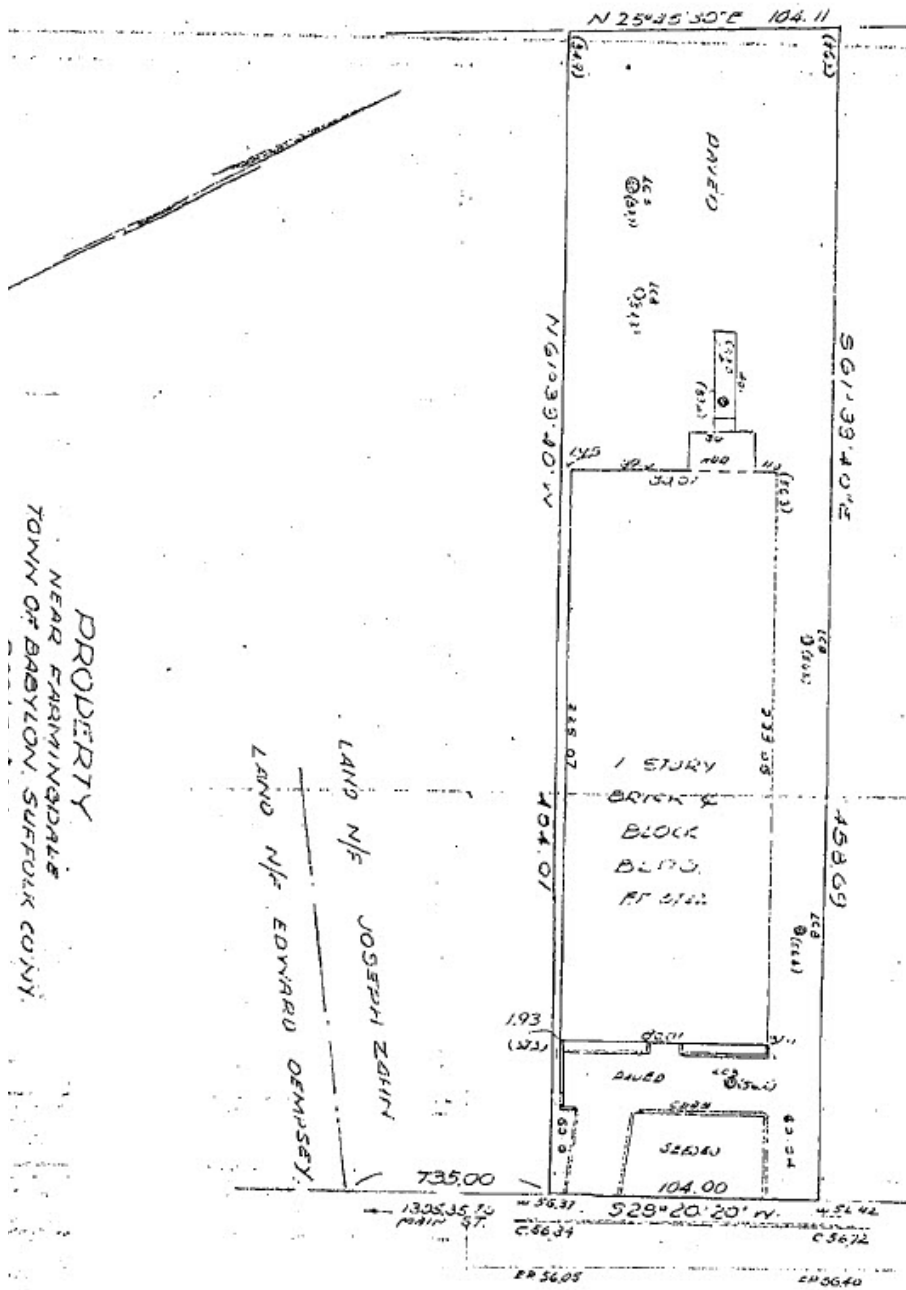
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JUSTINE L. LAMBER



PROPERTY
NEAR FARMINGDALE
TOWN OF BABYLON, SUFFOLK CO. NY.

LAND N/E JOSEPH ZAHN
LAND N/E EDWARD DEMSEY

BROAD HOLLOW R.
(NYS RTE 110)



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