

# CHERRY VALLEY EXECUTIVE CENTER

510 HEMSTEAD TURNPIKE

WEST HEMPSTEAD, NEW YORK 11552





Rental Rate:	Negotiable
Property Type:	Office Building
Min. Size:	798 SF
Max. Contiguous:	3,110 SF
Building Size:	40,000 SF
Year Built:	1988
Lot Size:	32,801 SF
No. of Parking Spaces:	200+



# OUTDOOR PARKING & UNDERGROUND GARAGE



# NEWLY RENOVATED LOBBY, ELEVATOR AND FLOORS



# FIVE MINUTES FROM THE CROSS ISLAND PARKWAY ON HEMPSTEAD TURNPIKE





GREAT OPEN  
SPACE

LONG TERM OR  
SHORT TERM  
LEASES  
AVAILABLE






TWO MONTH  
FREE RENT!

REAL ESTATE  
BROKERS  
WELCOMED





**FULL SERVICE  
BUILDING**



**PART OF THE  
FAMOUS  
CHERRY VALLEY  
SHOPPING CENTER**



# MANY WINDOWS & NATURAL LIGHT





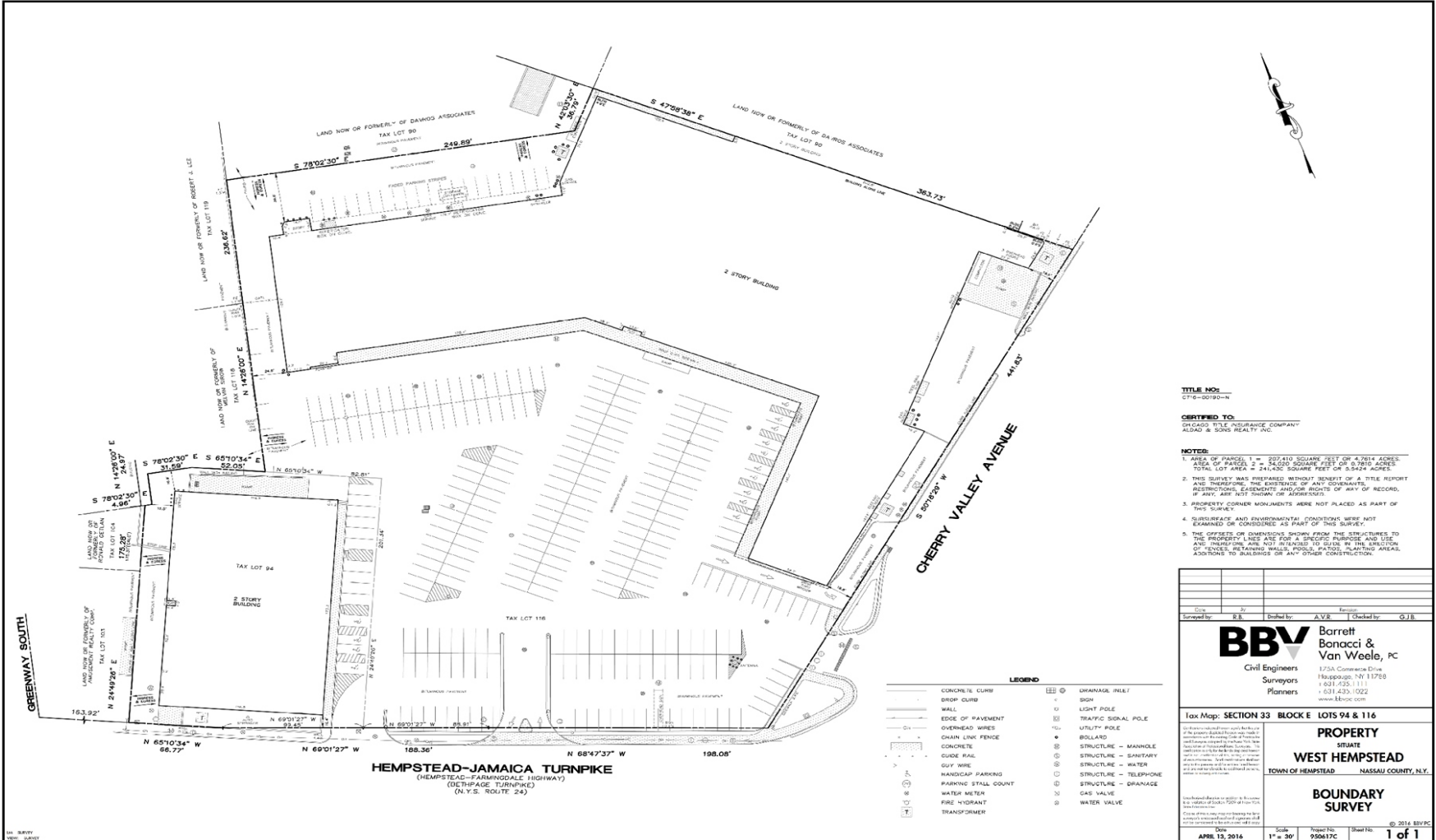
NOW AVAILABLE:  
798 SF  
2,540 SF  
3,110 SF

IMMEDIATE  
OCCUPANCY



# CALL US NOW

## 212-268-6999



**TITLE NO:**  
CT6-00190-N

**CERTIFIED TO:**  
CHICAGO TITLE INSURANCE COMPANY  
ALDAY & SOBEY REALTY INC.

**NOTES:**

- AREA OF PARCEL 1 = 207,410 SQUARE FEET OR 4.7614 ACRES. AREA OF PARCEL 2 = 84,000 SQUARE FEET OR 0.7810 ACRES. TOTAL LOT AREA = 241,410 SQUARE FEET OR 5.5424 ACRES.
- THIS SURVEY WAS PREPARED WITHOUT BENEFIT OF A TITLE REPORT AND WITHOUT THE ESTABLISHMENT OF ANY COORDINATE, RESTRICTIONS, EASEMENTS AND/OR RIGHTS OF ANY RECORD, IF ANY, ARE NOT SHOWN OR INDICATED.
- PROPERTY CORNER MONUMENTS WERE NOT PLACED AS PART OF THIS SURVEY.
- SUBSURFACE AND ENVIRONMENTAL CONDITIONS WERE NOT EXAMINED OR CONSIDERED AS PART OF THIS SURVEY.
- THE OFFSETS OR DIMENSIONS SHOWN FROM THE STRUCTURES TO THE PROPERTY LINES ARE FOR A SPECIFIC PURPOSE AND USE AND THEREFORE ARE NOT INTENDED TO BE USED IN THE ERECTION OF FENCES, OR FENCING WALLS, FENCES, PATIOS, PLANTING AREAS, ADDITIONS TO BUILDINGS OR ANY OTHER CONSTRUCTION.

Drawn by	BY	Reviewed by	
Surveyed by	S.B.	Staked by	A.V.R.   Checked by: G.J.B.

**BBV** Barrett Bonacci & Van Weele, PC  
Civil Engineers  
Surveyors  
Planners

1755 Constance Drive  
Hempstead, NY 11788  
1 516 433 1111  
1 631 433 1022  
www.bbvc.com

Tax Map: SECTION 33 BLOCK E LOTS 94 & 116

**PROPERTY SITUATE**  
TOWN OF WEST HEMPSTEAD  
NASSAU COUNTY, N.Y.

**BOUNDARY SURVEY**

Scale: 1" = 30'  
Date: APRIL 13, 2016  
Project No: 950417C  
Sheet No: 1 of 1