

# For sale or lease

51 Charles Lindbergh Blvd., Uniondale, NY

R&D / Laboratory Space Available

## Available

- 1st Floor: 35,000 SF

## Asking rent

- \$26.00 PSF

## Sale price

- Upon request

## Possession

- Immediate

## Space highlights

- Fully built lab space with vivarium
- 20-foot ceilings and 38-foot column spacing in the lab
- Equipment and furniture in-place
- Walk-in freezer
- Administrative offices with furniture
- Large pantry area
- Dedicated double door entrance
- Exterior signage available

## Building highlights

- 108,000 SF total
- Occupancy: 67.9%
- Parking: 447 spaces
- In-place NOI: \$1,054,825



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ChemRX

Available

Jovia

