



1724 5TH  
AVE

**\*BELOW MARKET RATE\***  
**\$10.00 PSF ALL-IN**  
**FOR ENTIRE SPACE**

**FOR SUBLEASE**



± 85,000 SF | Divisible to 42,500 SF  
1724 5th Ave | Bay Shore, NY

# PROPERTY SPECS

  
1724 5TH  
AVE



± 85,000  
square feet



4 loading  
docks



3 drive-in  
doors



13' 8" clear  
in ± 80,000 sf



24'-32' clear  
in ± 5,000 sf



2,500a/480V  
power



Sewered

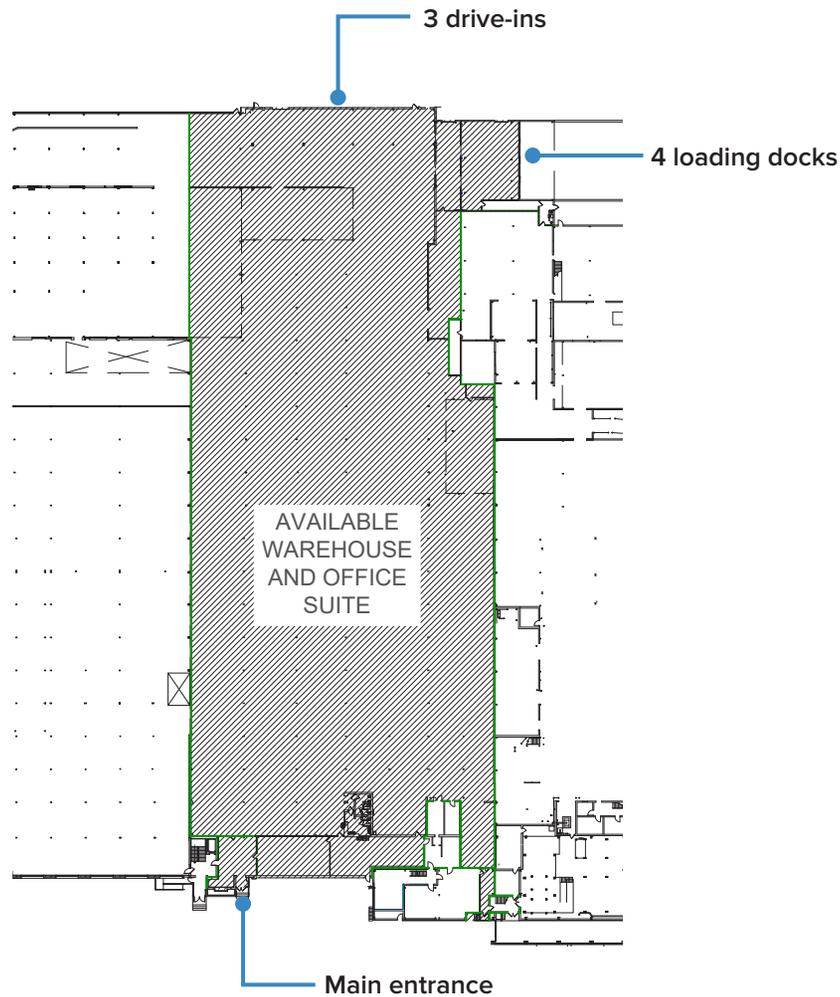


Sublease  
thru 10/2031

Asking lease price for 85,000 SF: \$10.00 PSF Gross

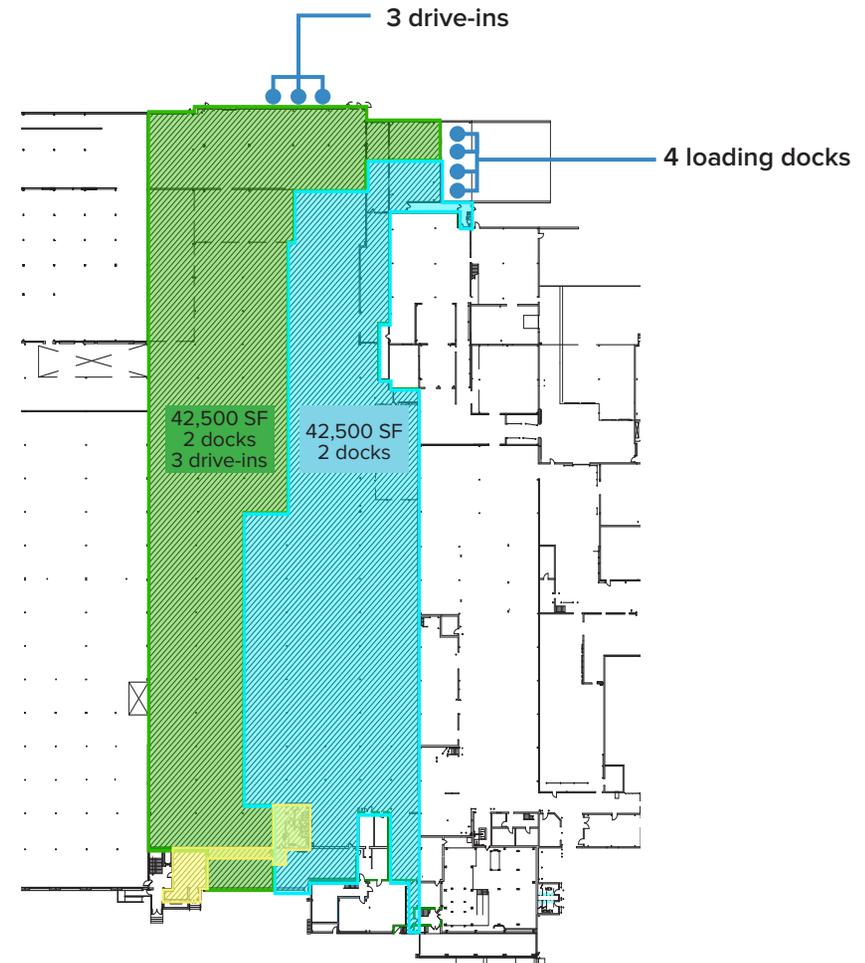
Asking lease price for division: \$12.00 PSF Gross

# SITE PLAN



## FIRST FLOOR

TOTAL AVAILABLE AREA = ± 85,000 SF



\*Yellow shading indicates common area  
\*Each space is approximately 42,500 SF



**EXCLUSIVE AGENTS**

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