

27 Lockwood Road

Bay Shore, NY



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EXECUTIVE SUMMARY

27 Lockwood Road is a ±2,900 square foot industrial building situated on approximately ±0.25 acres in Bay Shore, within the Town of Islip, Suffolk County. The property is zoned IN1 and features a 13-foot clear height and one drive-in door, making it well-suited for warehouse, distribution, contractor, or light manufacturing uses

Delivered vacant, the building presents an opportunity for an owner-user or investor to reposition or occupy the asset within a functional industrial corridor serving the Long Island market



PROPERTY SUMMARY

Total Building Size:	± 2,900 SF
Acre Lot:	± 0.25
Drive Ins:	3
Clear Height:	13'
Taxes:	+/- Inquire
Asking Price:	Inquire

ADDITIONAL DETAILS

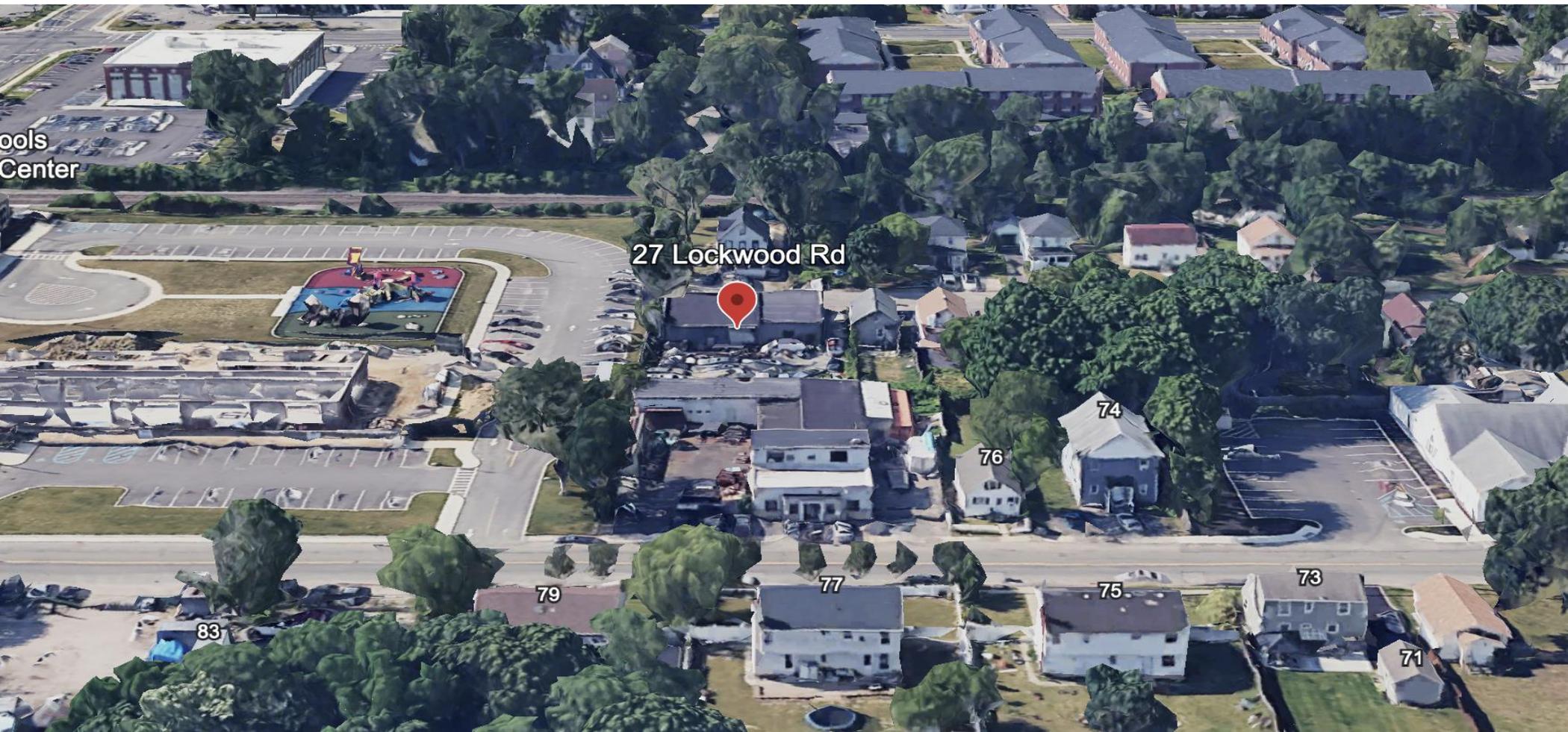
Zoning:	IN1
Tenancy:	Multi
Town:	Islip
County:	Suffolk
Market:	Long Island (New York)

NEIGHBORHOOD OVERVIEW

27 Lockwood Rd – Bay Shore, NY

The surrounding area supports a range of industrial and service businesses, with buildings typically featuring loading doors, parking areas, and functional layouts suited for storage, distribution, and trade uses.

The property benefits from convenient access to Sunrise Highway and other major Long Island roadways, making it well positioned for regional operations and logistics.



Property Photos



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Tripoint Real Estate is a full-service commercial brokerage committed to delivering exceptional outcomes for property owners, investors, and developers. Our team combines deep market intelligence with strategic foresight to position assets for maximum value in the NYC Metro and Long Island markets.

We provide comprehensive advisory at every stage – from asset evaluation and market positioning to targeted outreach, negotiation, and closing – ensuring our clients’ goals are met with precision, efficiency, and discretion.



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