OFFERING MEMORANDUM

27 Hanse Ave | Freeport, New York 11520

INDUSTRIAL BUILDING FOR SALE





PROPERTY DETAILS

27 Hanse Ave | Freeport, New York 11520

Sale Price	\$1,790,000	
Location Information		
Street Address	27 Hanse Ave	
City, State, Zip	Freeport, NY 11520	
County	Nassau	
Township	Incorporated Village of Freeport	

Property Information	
Property Type	Industrial
Zoning	Industrial (I)
Lot Size	0.3 Acres
Taxes	+/- \$21,000
Sanitary	Sewers

Building Information	
Building Size	6,160 SF
Tenancy	Two (2) Units
Year Built	1951
Power	200 Amps
Ceiling Heights	11 Feet
Heat	Gas

Exclusively represented by:

Michael Gronenthal

Licensed Associate Real Estate Broker 516.439.6789 Email: michael.gronenthal@elliman.com



ADDITIONAL PHOTOS

27 Hanse Ave | Freeport, New York 11520





Exclusively represented by:

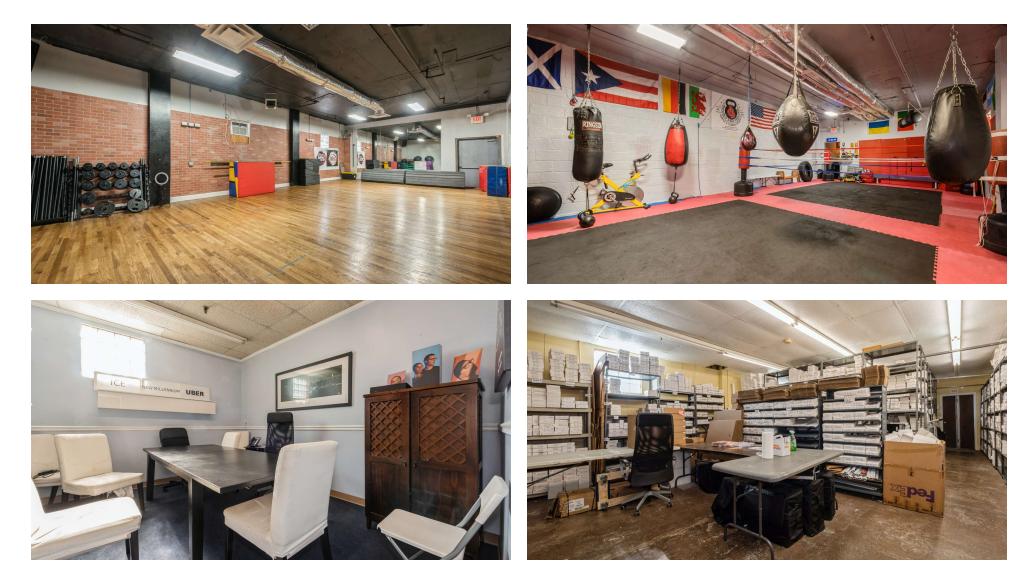
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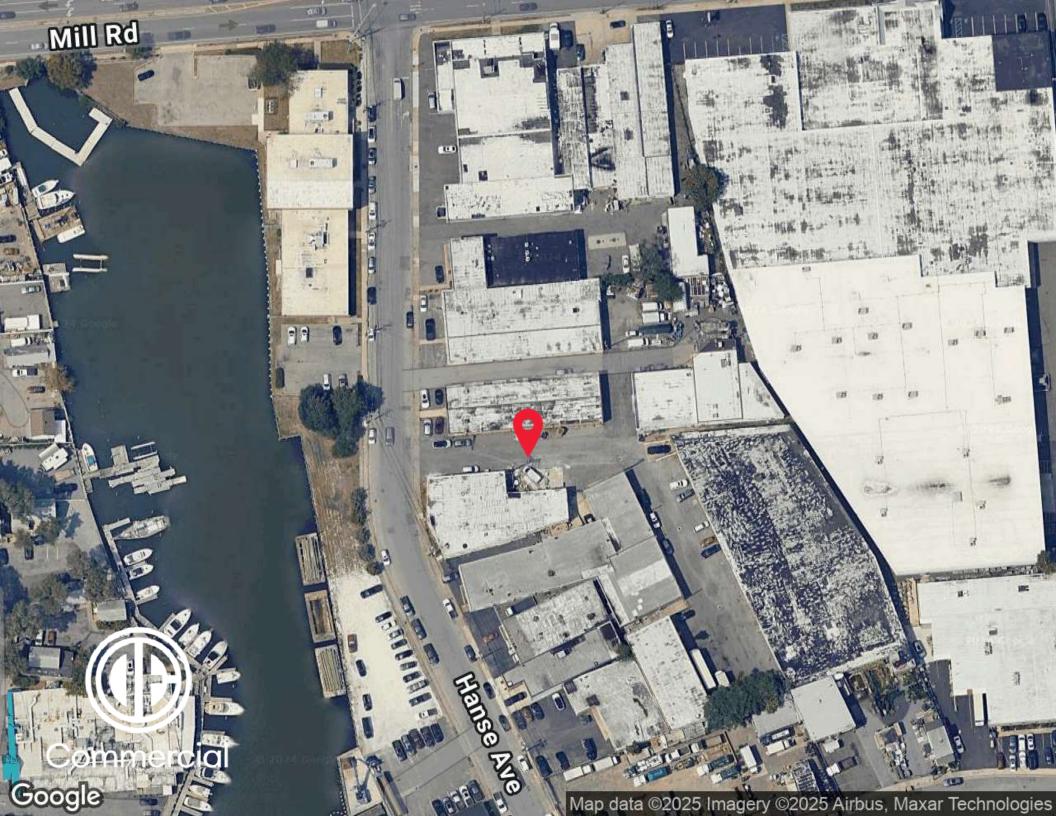
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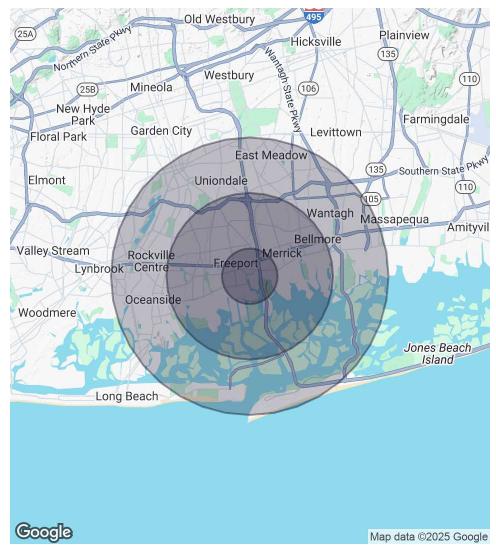


27 Hanse Ave | Freeport, New York 11520

Population	1 Mile	3 Miles	5 Miles
Total Population	21,814	164,768	393,440
Average Age	40	41	41
Average Age (Male)	39	40	40
Average Age (Female)	41	42	43

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	6,786	50,806	121,683
# of Persons per HH	3.2	3.2	3.2
Average HH Income	\$129,322	\$176,641	\$173,380
Average House Value	\$499,159	\$631,605	\$647,484

Race	1 Mile	3 Miles	5 Miles
% White	26.5%	44.6%	50.6%
% Black	21.6%	23.1%	18.9%
% Asian	2.5%	3.8%	5.5%
% Hawaiian	0.0%	0.0%	0.0%
% American Indian	1.0%	0.6%	0.6%
% Other	33.9%	17.0%	14.2%



Exclusively represented by:

EXCLUSIVELY REPRESENTED BY:



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550 Smithtown Bypass Suite 117 Smithtown, NY 11787 631.858.2405 ellimancommercial.com

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Douglas Elliman

We Are Commercial Real Estate

550 Smithtown Bypass Suite 117 Smithtown, NY 11787 631.858.2405 ellimancommercial.com

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