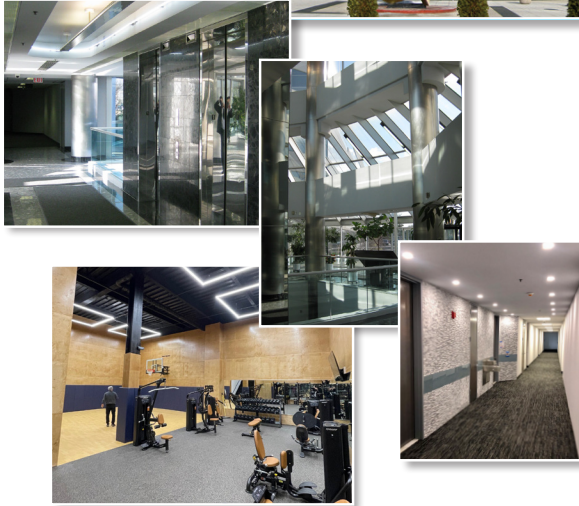


## PRIME OFFICE SPACE FOR LEASE

• 1400 old country road • westbury, new york



### LOCATION

- westbury, new york 11590
- central nassau submarket

### SPACE AVAILABLE

IMMEDIATE OCCUPANCY

- |                      |  |              |  |        |
|----------------------|--|--------------|--|--------|
| • 2,692 square feet  |  | fourth floor |  | N-407  |
| • 9,881 square feet* |  | third floor  |  | sublet |
| • 1,391 square feet  |  | second floor |  | N-206  |

\*up to 20,839 square feet can be made available

### Multi-Million Dollar Renovation Completed

• 4 story building • 250,000 square feet •

### COMMENTS:

- Conveniently located off the Wantagh Parkway, Old Country Road exit ramp
- NICE bus stop at corner
- 4:1000 parking ratio with covered parking deck
- 24 / 7 building access
- Fitness center recently updated & renovated
- Café with seating for 50, serving hot & cold foods
- Conference rooms available for tenants use

### FOR INFORMATION CONTACT:

**ROGER W. WOOSTER**

401 broad hollow road • suite L1  
melville, new york 11747

main - 516.935.8300 direct - 516.441.7230

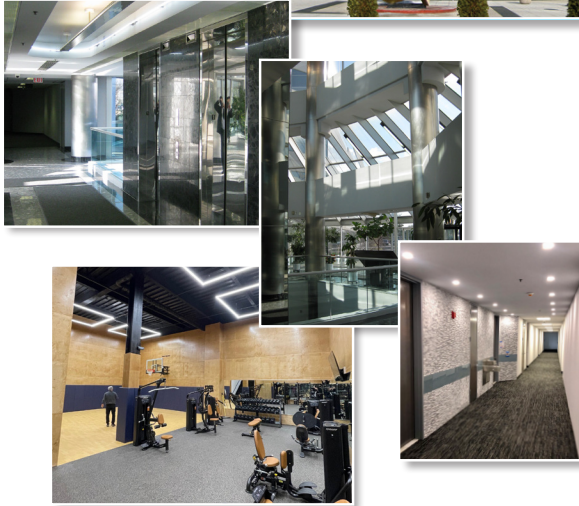
roger.wooster@therochlinorganization.com

[www.therochlinorganization.com](http://www.therochlinorganization.com)



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