



SCHACKER REALTY

Exclusive Listing

**3,000 sq. ft. of Industrial Space For Lease**  
**194-204 N Fehr Way, Bay Shore**



**Specifications:**

**Building Size:** 24,000 sq. ft.  
**Lot Size:** 1.27 Acres  
**Office Space:** 600 sq. ft.  
**Ceiling Height:** 14.0'  
**Loading:** 1 Drive-in(s)

**Pricing and Timing:**

**Occupancy:** Immediately  
**Lease Price:** \$ 18.00 Gross

**Suite 194D • Close proximity to major highways • Oversized drive in door • Clean layout with large bullpen office in the front and warehouse in the back**



**James Parnes, RE Salesperson**  
516-732-7864 (cell)  
631-293-3700 x45  
jp@schackerrealty.com



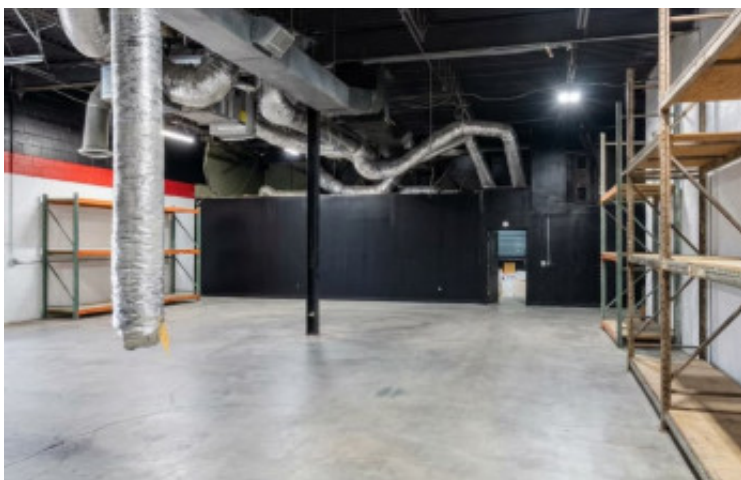
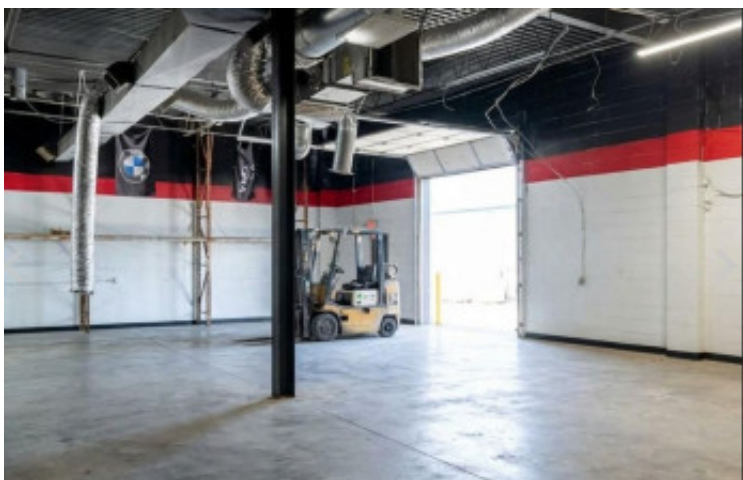
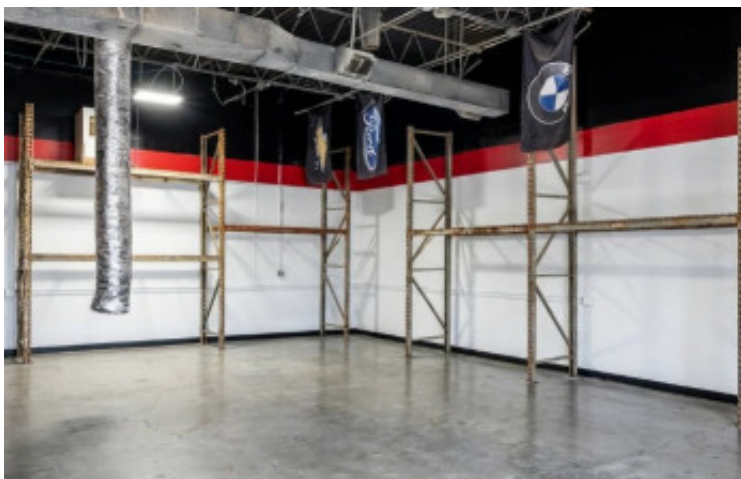
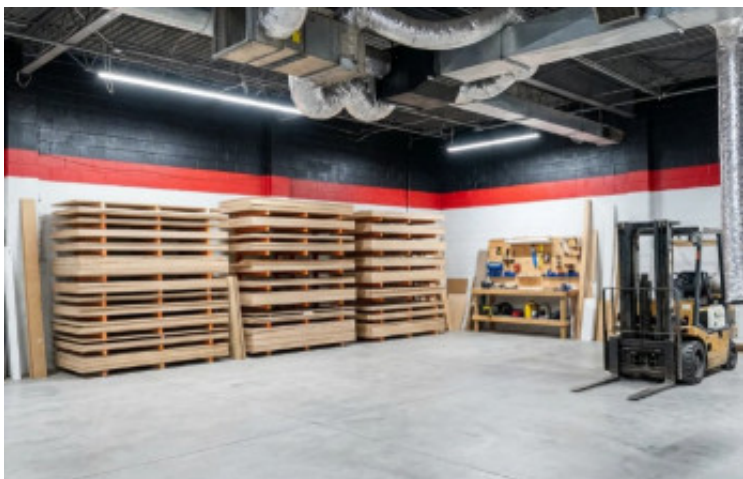
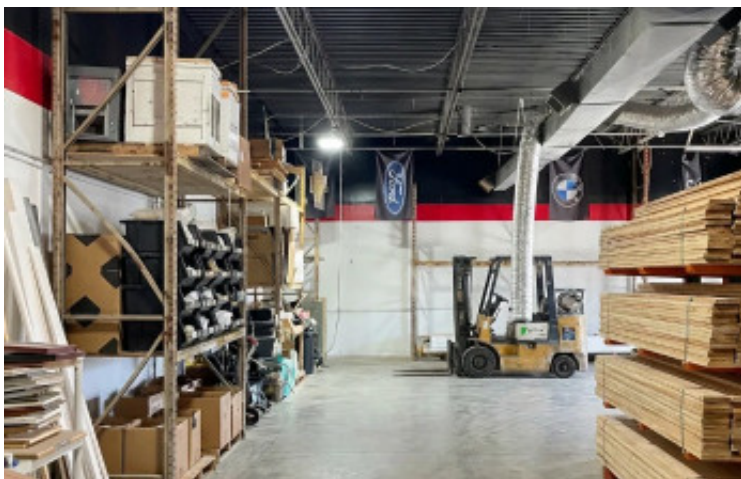
**Michael Parnes, RE Salesperson**  
516-732-4074 (cell)  
631-293-3700 x29  
mp@schackerrealty.com

All information is subject to errors, omissions, modification, and withdrawal.  
Measurements may be estimates and information shown should not be relied upon without independent verification.



SCHACKER REALTY

194-204 N Fehr Way, Bay Shore

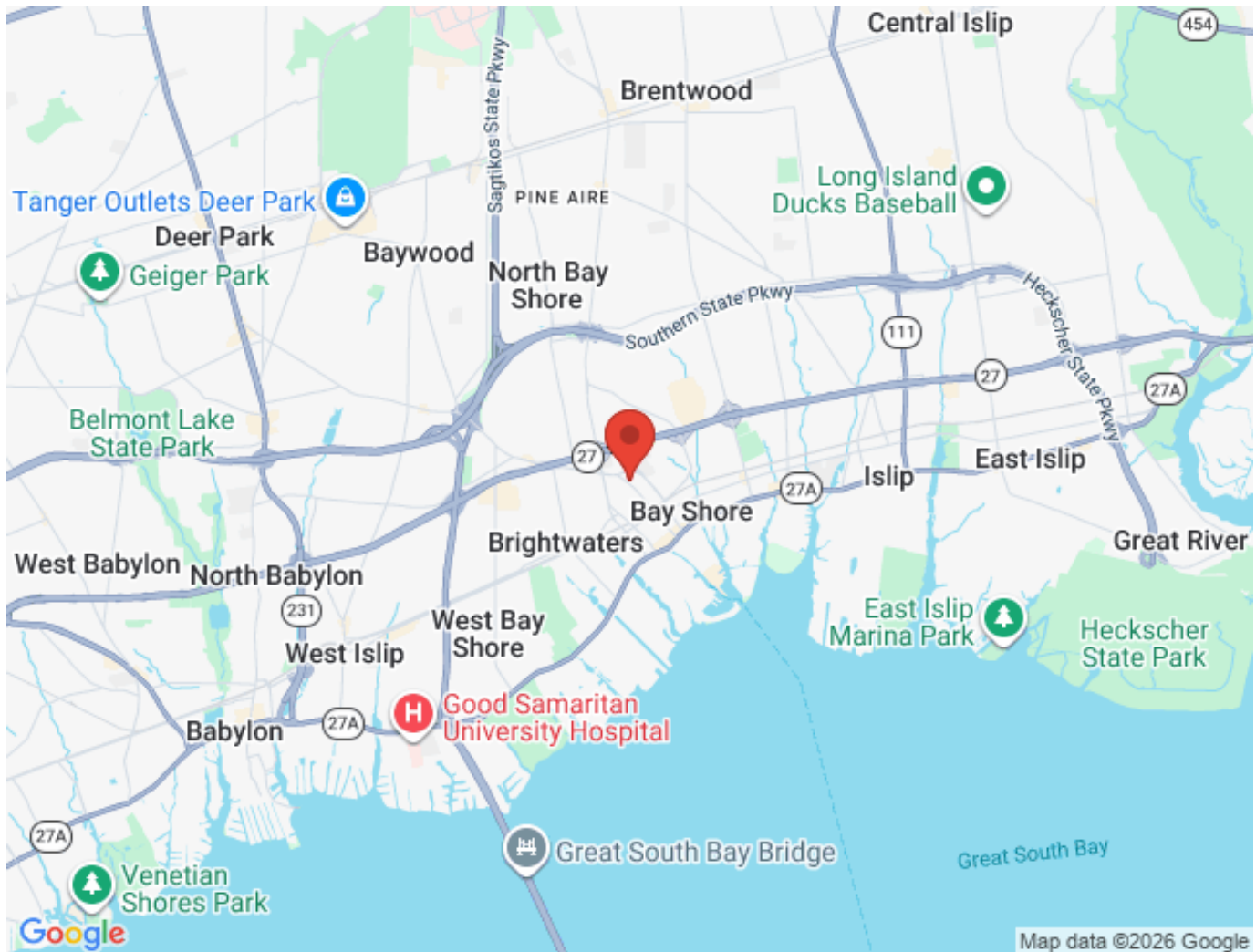


All information is subject to errors, omissions, modification, and withdrawal.  
Measurements may be estimates and information shown should not be relied upon without independent verification.



SCHACKER REALTY

194-204 N Fehr Way, Bay Shore



All information is subject to errors, omissions, modification, and withdrawal.  
Measurements may be estimates and information shown should not be relied upon without independent verification.



SCHACKER REALTY

194-204 N Fehr Way, Bay Shore



All information is subject to errors, omissions, modification, and withdrawal.  
Measurements may be estimates and information shown should not be relied upon without independent verification.