

# For Sale | Industrial

## 124 Sills Road, Yaphank, NY



Building Size: 10,000 sf ±  
Lot Size: 6.30 acres ±  
Offices: 1,000 sf ±  
Ceiling Height: 21.5' ±  
Loading: 4 Drive-Ins (14' x 14')  
Heat: Gas  
Power: ±200 amps

- Town of Brookhaven
- Zoning L1
- Oversized Parcel
- Adjacent to rail (± 838' of track frontage)
- Section: 739 - Block: 1 - Lot: 6
- Ideal for Truck Repair / Outdoor Storage
- Crane in Warehouse
- Small Mezzanine in Warehouse

Sale Price: Upon Request  
Taxes: \$ 40,788.45 / year ±

# METRO

REALTY SERVICES LLC

201 Moreland Road, Ste 4, Hauppauge, NY 11788

(631) 770-0700 ~ [info@metrorealtyservices.com](mailto:info@metrorealtyservices.com)

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

### **Exclusive Agent:**

Jeremy D. Hackett

Licensed Real Estate Broker

Managing Partner

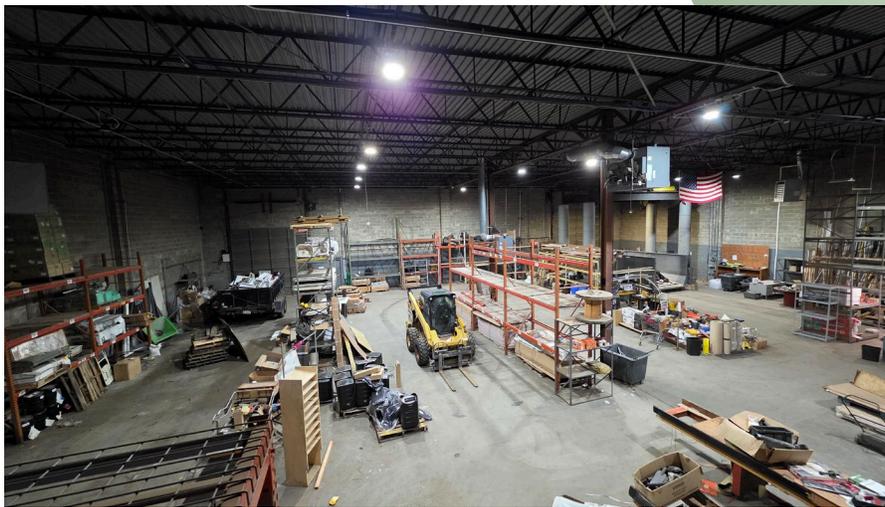
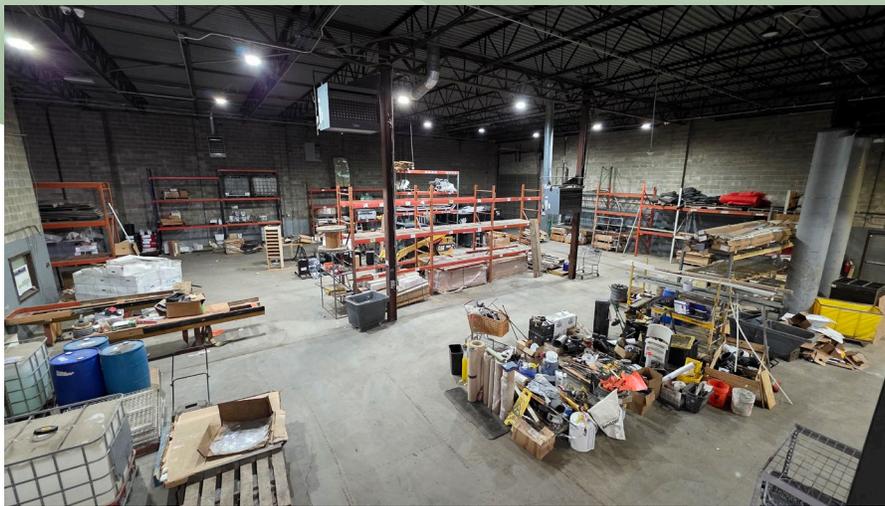
Cell: [\(516\) 456-0108](tel:(516)456-0108)

[jeremy@metrorealtyservices.com](mailto:jeremy@metrorealtyservices.com)

Modified: 2/27/2026

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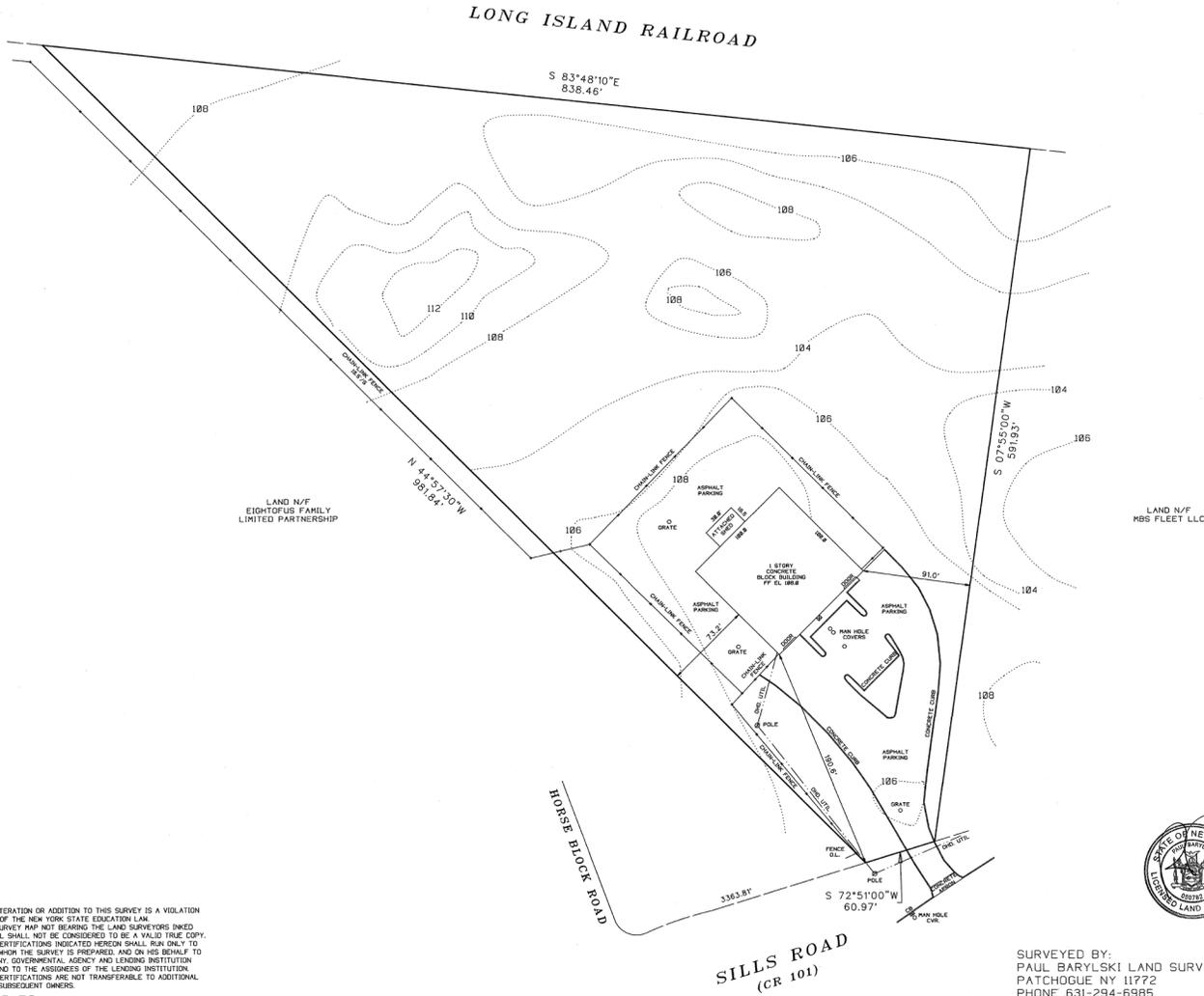
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**SURVEY OF:**  
 PROPERTY LOCATED AT WEST YAPHANK  
 TOWN OF BROOKHAVEN  
 SUFFOLK COUNTY, NEW YORK  
 S.C.T.M. # 200-739-1-6  
 AREA = 274,242.3 SF. = 6.30 ACRES  
 SCALE: 1"=50'

NOTE: THE EXISTENCE OF RIGHT OF WAYS,  
 WETLANDS AND/OR EASEMENTS OF RECORD  
 IF ANY, NOT SHOWN ARE NOT GUARANTEED.



UNAUTHORIZED ALTERATION OR ADDITION TO THIS SURVEY IS A VIOLATION OF SECTION 7209 OF THE NEW YORK STATE EDUCATION LAW. COPIES OF THIS SURVEY THAT NOT BEARING THE LAND SURVEYORS INKED OR EMBOSSED SEAL SHALL NOT BE CONSIDERED TO BE A VALID TRUE COPY. GUARANTEES OR CERTIFICATIONS INDICATED HEREON SHALL RUN ONLY TO THE PERSON FOR WHOM THE SURVEY IS PREPARED AND ON HIS BEHALF TO THE TITLE COMPANY, GOVERNMENTAL AGENCY AND LENDING INSTITUTION LISTED HEREON, AND TO THE ASSIGNEES OF THE LENDING INSTITUTION. GUARANTEES OR CERTIFICATIONS ARE NOT TRANSFERABLE TO ADDITIONAL INSTITUTIONS OR SUBSEQUENT OWNERS.

CERTIFIED TO:  
 MKM ABSTRACT  
 124 SILLS ROAD LLC.  
 3541



SURVEYED BY:  
 PAUL BARYLSKI LAND SURVEYING  
 PATCHOGUE NY 11772  
 PHONE 631-294-6985  
 FAX 631-627-3186  
 PAULBARYLSKI@YAHOO.COM  
 MARCH 28, 2019



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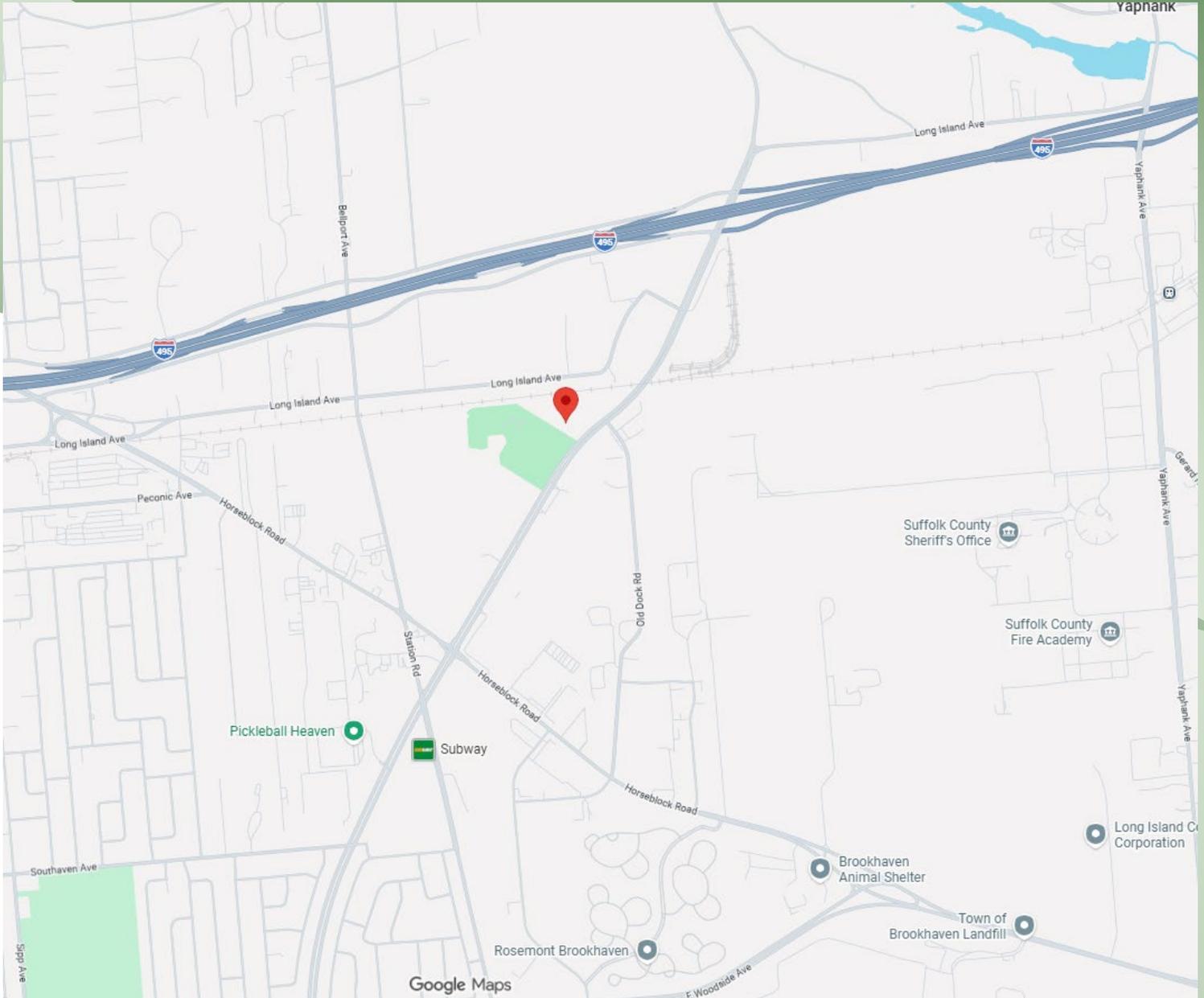
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