

**FOR LEASE**



**Industrial Property For Lease - Available: 2,500 SF**

**3670 W. Oceanside Rd, Oceanside NY**



**Highlights:**

**Space Size:** 2,500 SF / Warehouse #2  
**Office Space:** 250 SF + Free mezzanine  
**Ceiling Height:** 20'  
**Loading:** 1 Drive-In Door

**Lease Price:** \$22 per SF  
**Lease Type:** Modified Gross  
**Availability:** December 1st, 2024

Highly functional and spotless Warehouse/Distribution/ Light Manufacturing facility, includes private offices, 2 bathrooms, and mezzanine (not included in the SF) • Parking available for private cars and small trucks • Additional parking for trucks or fleets is available upon request •

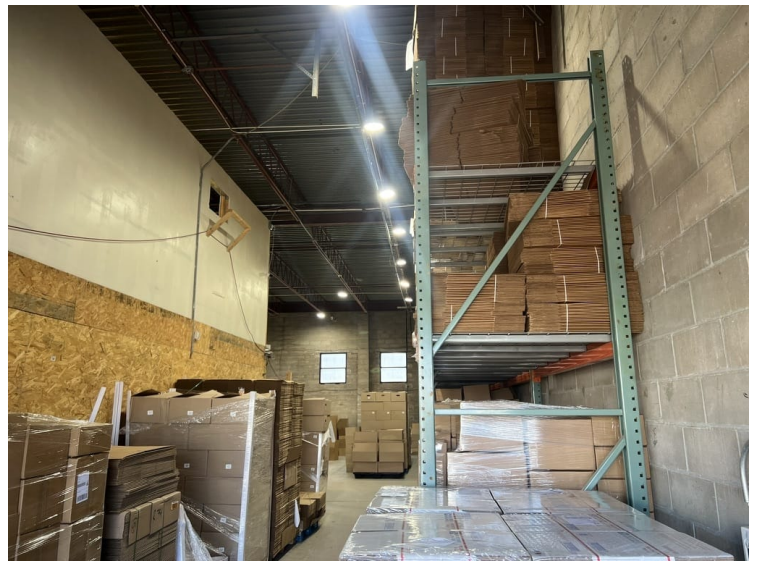


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Measurements may be estimates and information shown should not be relied upon without independent verification.





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