



High Ceiling – Multi Dock Loading

Space Details

- 3,000 – 8,000 SF Warehouse / Retail
- 28' Clear Height
- 1 Dock / 1 Double Door
- 5% Office
- 600 Amps of Power
- ESFR Sprinklers
- Ample Parking
- Traffic Count – 24,000 Cars per Day
- Available Immediately

Contact Exclusive Brokers:

Carmine LiBretti

LICENSED REAL ESTATE SALESPERSON

Cell: 631.879.1814

Office: 631.694.3500 Ext 319

carmine@industryone.com



Rich Pidgeon

LICENSED REAL ESTATE SALESPERSON

Cell: 516.410.0815

Office: 631.694.3500 Ext 307

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Sublease Price – \$14.75 PSFG

Specialists in
Office, Industrial, Retail &
Investment Real Estate Since 1985

All information is from sources deemed reliable, and is submitted subject to errors, omissions, change of price, rental, prior sale and withdrawal without notice.

631-694-3500

www.industryone.com



Great Loading / 28' Clear Height

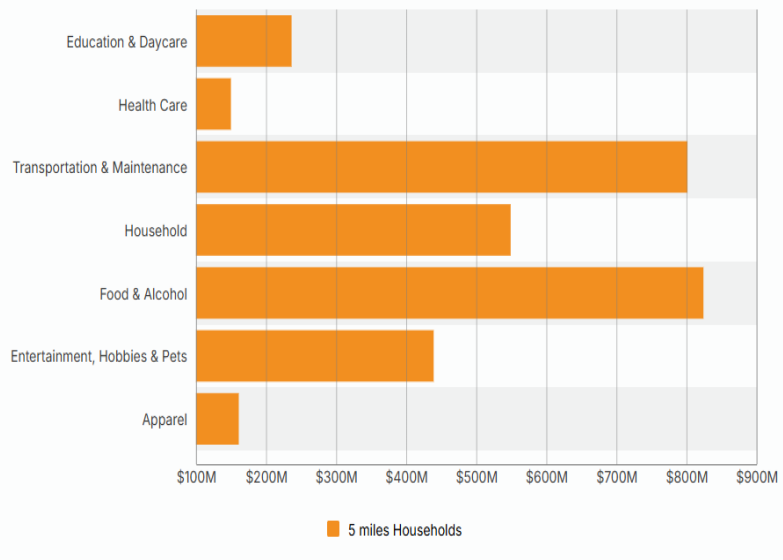


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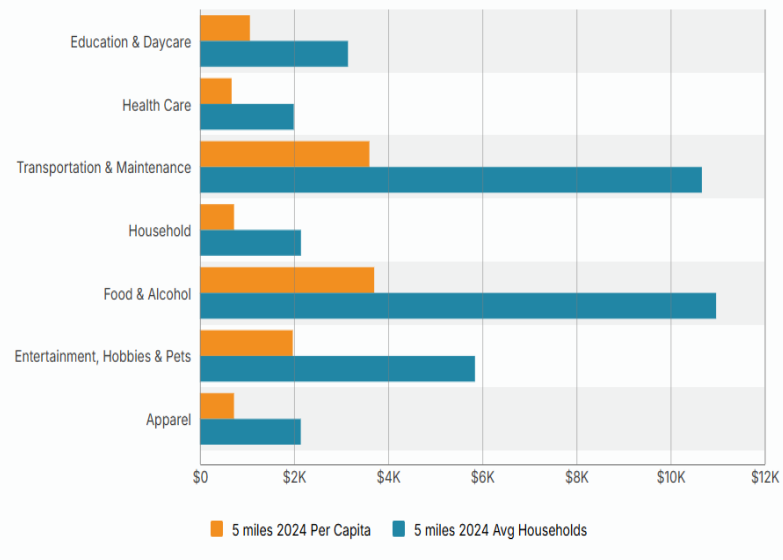
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**2052 Route 112
Medford NY 11763**

Consumer Spending



Per Capita & Avg Household Spending



Demographics – Travel Count

Traffic

Collection Street	Cross Street	Traffic Volume
Ocean Ave	Easton St S	29,689
Ocean Avenue	Easton St S	27,496
Easton Street	Ocean Ave E	25,495
Ocean Avenue	Easton St N	26,713
Ocean Ave	Erie St S	29,790
Lakeland Street	Locust Ave E	4,438
Johnson Ave	Pamlico Ave W	1,962
Express Dr	Ocean Ave W	7,074
I495 Exit 59 from I-495 EB Ex59 (OFF) to RT906A LIE-SR EB-CR ...	Ocean Ave E	6,298
Pond Road	Easton St S	4,448

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