

COMPASS COMMERCIAL

FOR SALE



Price upon request

546 E. Meadow Ave, East Meadow





Key Details

Building Size: 2,380 sqft

Lot Size: 4,000 sqft

Lot Dimensions: 40' x 100'

Front Yard Size: 21' x 36' : 756 sqft

Shop Ceiling Height: 11'10" to 9'4"

Garage: 10' height x 12' wide

Traffic: 10,485 VPD

Fuel: Gas

Zoning: Town of Hempstead - Business District : <https://ecode360.com/14496559>

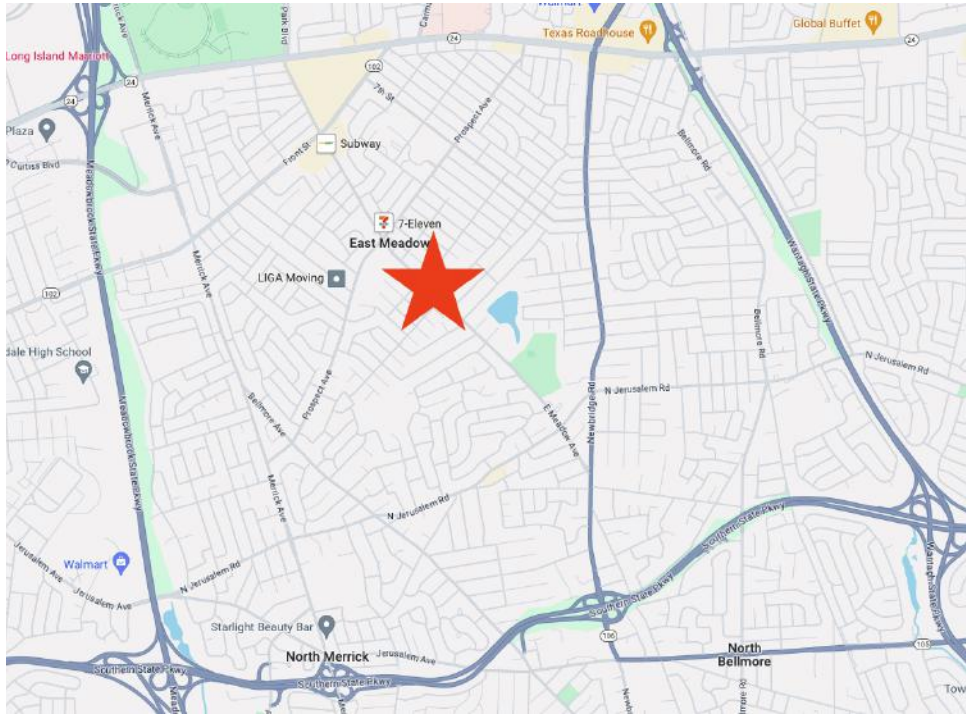
Taxes 2024: School \$10,881.64 + General \$5,681.63 = \$16,563.27

Finished Interior: Open office area, private office & two restrooms

Demographics:	2 Mile	5 Mile	10 Mile
2023 Population:	86,720	545,245	1,443,358
2023 Households:	27,646	172,807	476,226
AVG HH Income:	\$144,375	\$142,554	\$146,590

Disclaimer: Any information set-forth herein has been obtained from sources deemed reliable, however, we have not verified it, and make no representation or warranty of any kind, including with-out limitation: condition: either latent or patent, income, expenses, size or manner of construction of the property, compliance with local law and environmental conditions. All information submitted herein is subject to errors and omissions, and the right of our principal(s), to withdraw, modify, or condition the listing without prior notice.
THE PROSPECTIVE BUYER OR TENANT SHOULD CAREFULLY VERIFY EACH ITEM OF INCOME, AND ALL OTHER INFORMATION HEREIN





Centrally located in Nassau County, 546 East Meadow Ave lends itself to easy 360 degree access from multiple major roadways.

The subject property is the ideal owner user property, that is currently configured to accommodate an electricians office. Yet, any trade can easily move right in.

Zoned Business B, the property can meet the needs of multiple retail or office uses.

The front "yard / driveway" offers security gates that allow for secure outdoor parking.



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