



We Facilitate Your Business

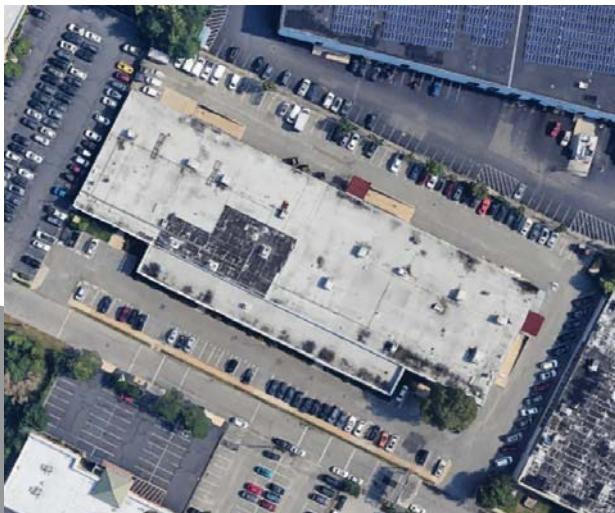
10,000 Square Foot Industrial Suite For Lease

Just blocks off Long Island Expressway, Fully Air-Conditioned



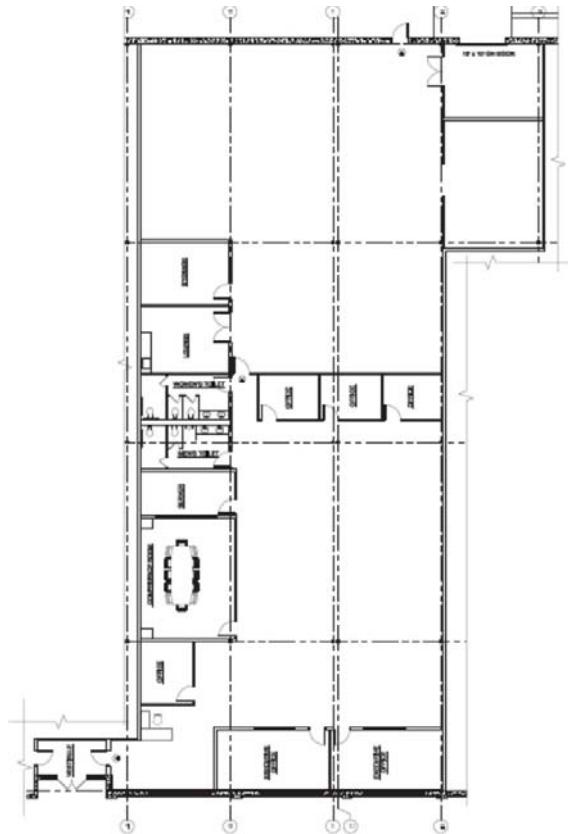
5 Aerial Way, Syosset, New York

5 Aerial Way is a 60,000 square foot industrial building located near the North Service Road of the Long Island Expressway in Syosset, New York.



- > 10,000 square foot industrial suite available
- > Fully air-conditioned
- > 5,138 square feet of office space
- > Separate entrance and utilities
- > Extensive parking
- > Just blocks off the Long Island Expressway, Exit 43
- > Fully sprinklered, sewers, gas heating

5 Aerial Way, Syosset, New York



Description:

10,000 square foot fully air-conditioned industrial suite available for lease in a 60,000 square foot building situated on 3.5 acres.

Location:

Just blocks off the Long Island Expressway, at Exit 43.

Parking:

Abundant parking

Building:

Office space: 5,138 square feet

Ceiling height: 12' under steel

Heat: Gas

Sprinkler: Yes

Sewers: Yes

Loading: 1 Drive-in door and loading dock (Combined)

Occupancy:

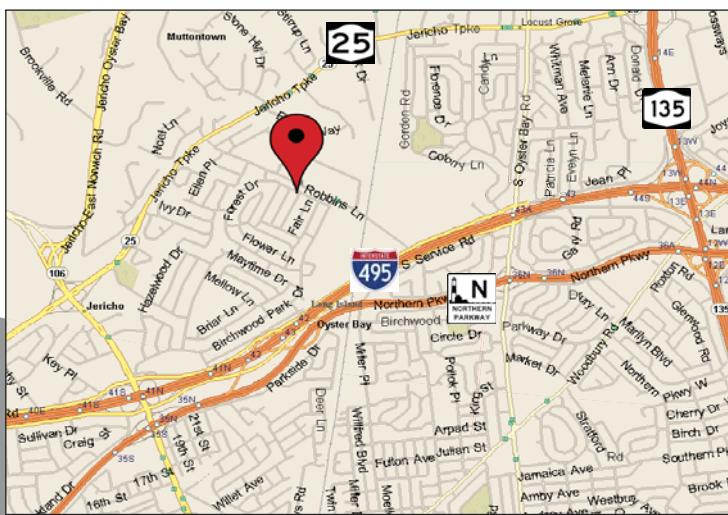
October 1, 2025

Rental:

\$14.95 per square foot net

Taxes:

\$4.87 per square foot



Exclusively Represented By:

David G. Hunt, MCR, CCIM

Licensed Real Estate Broker

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