

500 SF Office For Lease

1738 County Road 39 Southampton, NY 11968



For More Information:

Sam Saltos

Licensed Real Estate Salesperson
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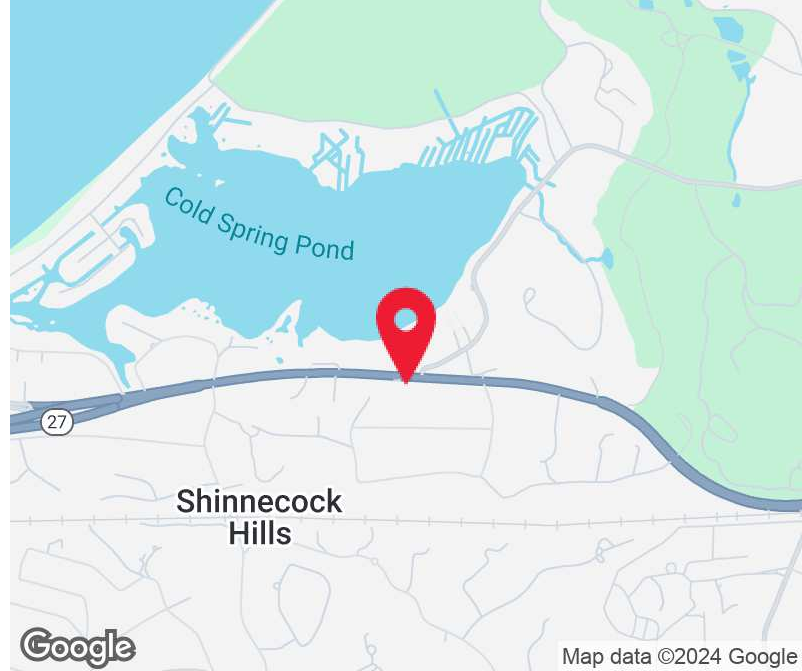
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Offering Summary	
Lease Rate:	Price on Request
Building Size:	1,624 SF
Available SF:	500 SF
Lot Size:	0.85 Acres
Number of Units:	1
Zoning:	HB-Highway Business

Property Overview

500 SF of Professional Office Space for lease in freestanding office building strategically located on County Road 39 (Sunrise Highway) in Southampton. Use of Shared Kitchen, shared conference room upon request. Features three individual offices, parking available in large lot. Immaculate interior, ample natural lighting, separate entrance. Located in convenient area, surrounded by local retailers, restaurants and local business. Convenient to train station and major highways.

Property Highlights

- Marquee Signage Available
- Use of Conference Room
- Convenient Location on Sunrise Hwy

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Retail Map

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Google

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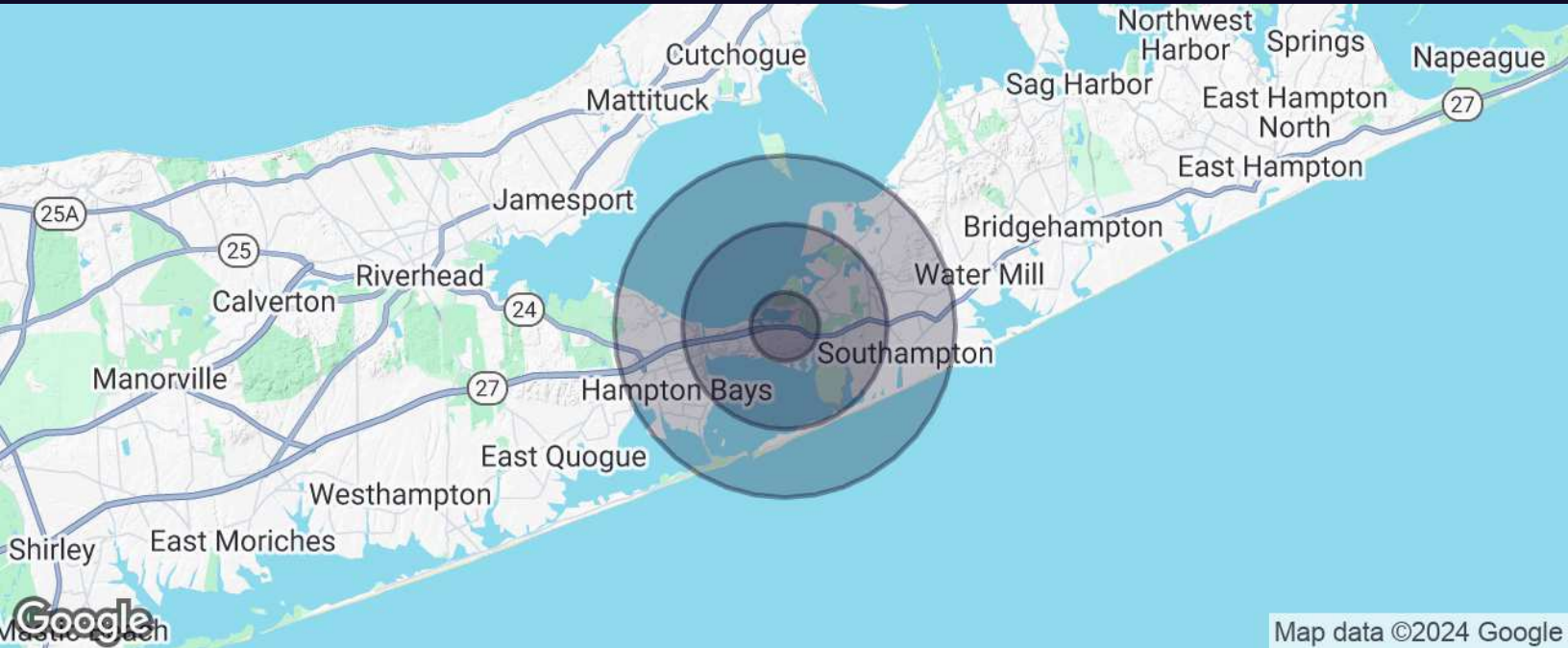
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Population	1 Mile	3 Miles	5 Miles
Total Population	1,433	11,217	29,055
Average Age	43	44	44
Average Age (Male)	43	43	43
Average Age (Female)	43	45	45

Households & Income	1 Mile	3 Miles	5 Miles
Total Households	533	4,222	10,971
# of Persons per HH	2.7	2.7	2.6
Average HH Income	\$165,335	\$161,462	\$175,962
Average House Value	\$1,284,138	\$1,240,754	\$1,181,016

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Professional Background

Washington "Sam" Saltos is a dynamic real estate professional with a focus on investment properties. Known for his strategic approach and deep market insights, Sam has successfully guided his clients through profitable residential investments. Now, he is poised to expand his expertise into the commercial real estate sector, bringing his commitment to excellence and strategic thinking to a broader range of opportunities.

In addition to his real estate ventures, Sam manages a high-end millwork company based in Long Island, NY. This exclusive operation serves a select clientele, offering custom woodworking solutions that combine traditional craftsmanship with contemporary design. His dual roles in real estate and millwork enable him to provide a unique perspective on property value, particularly in luxury homes and commercial spaces.

Sam's readiness to enter the commercial real estate market, coupled with his established success in residential investments and luxury millwork, positions him as a versatile and forward-thinking professional. His dedication to client satisfaction and his ability to navigate both residential and commercial markets make him a trusted partner for clients looking to maximize their investments and enhance their properties.

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