

# THE HUNTINGTON ATRIUM

Huntington's Most Prestigious Business Address  
775 Park Avenue, Huntington, New York 11743

## INVESTMENT INFORMATION

**For Sale: 35 Condominium Units comprised of 54,054 RSF  
(66.66 % of Property) ranging from 359 SF to 6,000 SF.**



## EXECUTIVE SUMMARY

775 Park Avenue, Huntington, New York 11743

Property Type	Office/Medical
Parcel	0400-104-01-056
Number of Total Units	54
Building Size	80,000 square feet
Units for Sale	<b>35</b>
SF of Units for Sale	<b>54,054 RSF</b>
Lot Size (AC)	3.70 Acres
Year Built	1988
Parking Description	Surface Parking
Number of Parking Spaces	352
Utilities	Metered
Amenities	Conference center, Pharmacy
Elevator	1 Elevator
HVAC	Dedicated units for each suite



## DEMOGRAPHICS

	1 mile	3 mile	5 mile
Population	13,148	85,141	159,233
Households	4,055	28,265	53,355
Ave Household Income	\$135,472	\$148,010	\$157,699

# LOCATION

The Huntington Atrium, located at the business and professional core of Suffolk County's affluent North Shore is convenient to both the Huntington central business district and Huntington Hospital, yet provides quick, direct access to all transportation.

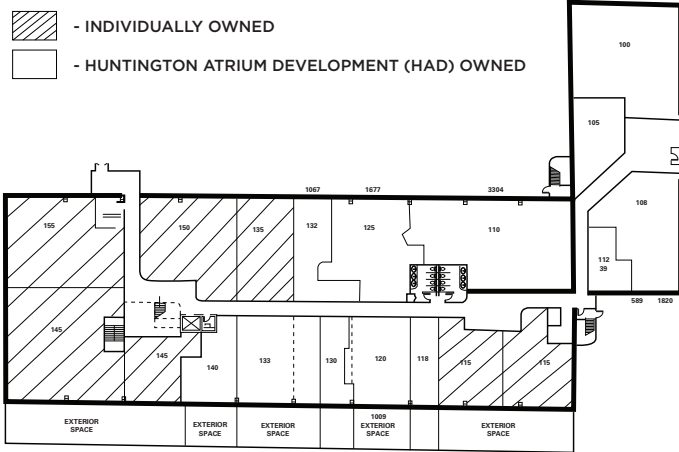
The Northern State Parkway and Long Island Expressway are minutes away. Huntington LIRR Station, with service to is walking distance. Kennedy and La Guardia airports are approximately 45 minutes away by automobile or scheduled limousine services.

Other location services feature three nearby city parks.

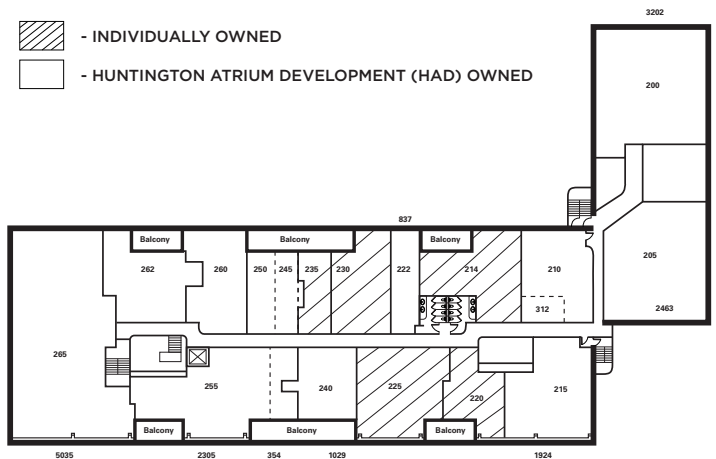


## FLOOR PLANS

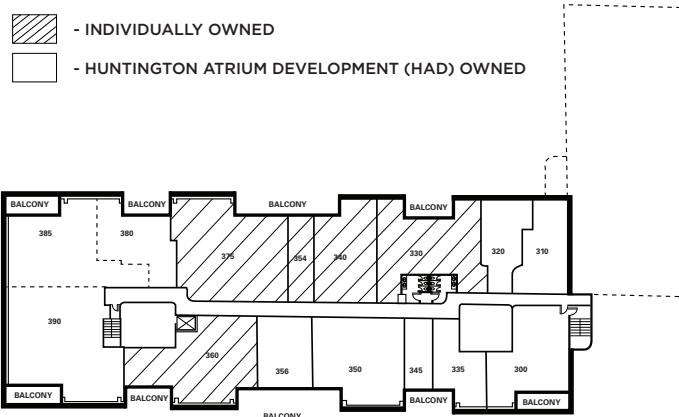
### CONDO UNIT PLANS - FIRST FLOOR



### CONDO UNIT PLANS - SECOND FLOOR



### CONDO UNIT PLANS - THIRD FLOOR



### BUILDING PHOTOGRAPHS



For more information:

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**NEWMARK**