

+/- 6,000 SF FREESTANDING AUTOMOTIVE BUILDING ON 0.25 ACRES FOR LEASE

1579 Medford Avenue (Route 112) | Medford, NY



For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
Douglas Elliman Commercial - Long Island  
631.858.2406  
dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
Douglas Elliman Commercial - Long Island  
631.858.2460  
michael.murphy@elliman.com

[WWW.ELLIMANCOMMERCIAL.COM](http://WWW.ELLIMANCOMMERCIAL.COM)



# Auto Property For Lease

## 1579 Medford Avenue Medford, NY 11763



Offering Summary	
Lease Rate:	Priced Upon Request
Building Size:	6,000 SF
Lot Size:	.25 Acre
Year Built:	1995
# of Bays:	Three 22 Ft. High
# of Lifts:	Two
Parking:	+/- 50 Cars
Annual Taxes	\$26,680.08
Zoning:	J2/J5

### Property Overview

Prime Location strategically located on heavily traveled Medford Avenue (aka NY Route 112) in the heart of "Auto Dealership Row". +/- 6,000 SF Building with three double bays, 22 + Foot ceiling clearance, and a showroom/retail area. Bay/garage features two lifts in one bay and two drive in double bays. Can hold up to six cars at a time. +/- 1,500 SF of office space on the second floor and a full basement with 12 +/- foot ceiling height for stock supply storage. 0.25 Acre Corner lot can hold up to 50 +/- cars. This building was once a Firestone location and most recently home to Savage Auto Sports. Endless opportunity for auto related service/repair or sales business. Zoned J2 with covenant for J5!

### Property Highlights

- "Auto Dealership Row"
- Prime Location
- Auto Sales/Repair or Service
- Lot can hold 50 +/- cars
- 3 Double Bays featuring 2 Lifts (Holds 6 Cars)

For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
 Douglas Elliman Commercial - Long Island  
 631.858.2406  
 dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
 Douglas Elliman Commercial - Long Island  
 631.858.2460  
 michael.murphy@elliman.com



[WWW.ELLIMANCOMMERCIAL.COM](http://WWW.ELLIMANCOMMERCIAL.COM)

110 WALT WHITMAN ROAD, HUNTINGTON STA., NY 11746, 631.549.7401. © 2022 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY. EQUAL HOUSING OPPORTUNITY





# Auto Property For Lease

## 1579 Medford Avenue Medford, NY 11763



For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
Douglas Elliman Commercial - Long Island  
631.858.2406  
dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
Douglas Elliman Commercial - Long Island  
631.858.2460  
michael.murphy@elliman.com

**Douglas Elliman**  
COMMERCIAL

[WWW.ELLMANCOMMERCIAL.COM](http://WWW.ELLMANCOMMERCIAL.COM)

110 WALT WHITMAN ROAD, HUNTINGTON STA., NY 11746, 631.549.7401. © 2022 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY. EQUAL HOUSING OPPORTUNITY





# Aerial View of Property

## 1579 Medford Avenue Medford, NY 11763



Google

Map data ©2023 Imagery ©2023, Maxar Technologies, New York GIS

For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
Douglas Elliman Commercial - Long Island  
631.858.2406  
dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
Douglas Elliman Commercial - Long Island  
631.858.2460  
michael.murphy@elliman.com



[WWW.ELLIMANCOMMERCIAL.COM](http://WWW.ELLIMANCOMMERCIAL.COM)

110 WALT WHITMAN ROAD, HUNTINGTON STA., NY 11746, 631.549.7401. © 2022 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY. EQUAL HOUSING OPPORTUNITY





# National Retailer Map

## 1579 Medford Avenue Medford, NY 11763

SITUATED IN THE HEART OF AUTO DEALER ROW!  
TRAFFIC COUNTS OVER 22,000 CARS PASSING PER DAY!  
SURROUNDED BY NATIONAL RETAILERS  
LOCATED IN BETWEEN LIE + SUNRISE HWY

Map data ©2023 Google Imagery ©2023, CNES / Airbus, Landsat / Copernicus, Maxar Technologies, New York GIS, USDA/FPAC/GEO

For More Information:

**Dennis Gandley**  
 Licensed Real Estate Salesperson  
 Douglas Elliman Commercial - Long Island  
 631.858.2406  
 dennis.gandley@elliman.com

**Michael G. Murphy**  
 President | Commercial Division  
 Douglas Elliman Commercial - Long Island  
 631.858.2460  
 michael.murphy@elliman.com



WWW.ELLMANCOMMERCIAL.COM

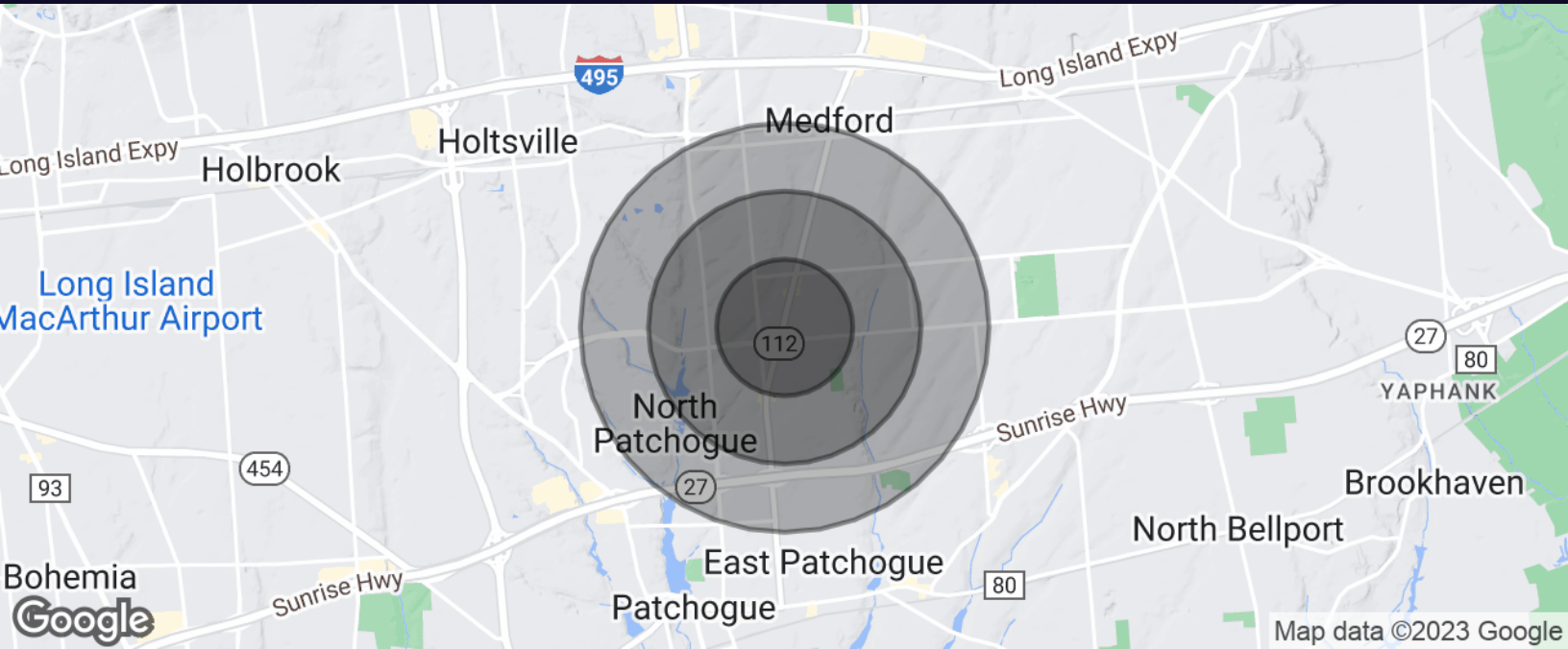
110 WALT WHITMAN ROAD, HUNTINGTON STA., NY 11746. 631.549.7401. © 2022 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY. EQUAL HOUSING OPPORTUNITY





# Property Demographics

## 1579 Medford Avenue Medford, NY 11763



Population	0.5 Miles	1 Mile	1.5 Miles
Total Population	2,163	9,052	21,854
Average Age	41.0	39.9	39.4
Average Age (Male)	42.5	42.2	41.1
Average Age (Female)	40.5	39.2	38.5

Households & Income	0.5 Miles	1 Mile	1.5 Miles
Total Households	686	2,815	7,039
# of Persons per HH	3.2	3.2	3.1
Average HH Income	\$112,746	\$119,212	\$110,758
Average House Value	\$372,437	\$359,961	\$336,028

For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
Douglas Elliman Commercial - Long Island  
631.858.2406  
dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
Douglas Elliman Commercial - Long Island  
631.858.2460  
michael.murphy@elliman.com



WWW.ELLMANCOMMERCIAL.COM

110 WALT WHITMAN ROAD, HUNTINGTON STA., NY 11746, 631.549.7401. © 2022 DOUGLAS ELLIMAN COMMERCIAL OF LI, LLC. ALL MATERIAL PRESENTED HEREIN IS INTENDED FOR INFORMATION PURPOSES ONLY. WHILE THIS INFORMATION IS BELIEVED TO BE CORRECT, IT IS REPRESENTED SUBJECT TO ERRORS, OMISSIONS, CHANGES OR WITHDRAWAL WITHOUT NOTICE. ALL PROPERTY INFORMATION, INCLUDING, BUT NOT LIMITED TO SQUARE FOOTAGE, ROOM COUNT, ZONING IN THE LISTING SHOULD BE VERIFIED BY YOUR OWN ATTORNEY, ARCHITECT OR ZONING EXPERT. IF YOUR PROPERTY IS CURRENTLY LISTED WITH ANOTHER REAL ESTATE BROKER, PLEASE DISREGARD THIS OFFER. IT IS NOT OUR INTENTION TO SOLICIT THE OFFERINGS OF OTHER REAL ESTATE BROKERS. WE COOPERATE WITH THEM FULLY. EQUAL HOUSING OPPORTUNITY





# 1579 Medford Avenue (Route 112) Medford

Exclusively Represented By:



## Dennis Gandley

Licensed Real Estate Salesperson

C: 631.219.7551

dennis.gandley@elliman.com



## Michael G. Murphy

President | Commercial Division

C: 631.834.2626

michael.murphy@elliman.com



For More Information:

### Dennis Gandley

Licensed Real Estate Salesperson  
Douglas Elliman Commercial - Long Island  
631.858.2406  
dennis.gandley@elliman.com

### Michael G. Murphy

President | Commercial Division  
Douglas Elliman Commercial - Long Island  
631.858.2460  
michael.murphy@elliman.com



WWW.ELLIMANCOMMERCIAL.COM



## WE ARE COMMERCIAL REAL ESTATE

Commercial real estate involves more than just property listings. To get the most effective results, you need to partner with a company that has a full complement of services and an in-depth team of professionals to help with all of your needs. Douglas Elliman's team of commercial real estate experts is committed to unrivaled performance standards when working with tenants, investors, purchasers and owners. We represent all major property types including office, industrial, retail, apartment and land. We treat each other each assignment with commitment and focus, from a single transaction in a local market to national and multi-market assignments. We help negotiate contracts, coordinate construction and provide both property management as well as ongoing advisory service to satisfy your changing real estate needs. Our breadth of market knowledge, unprecedented network and use of innovative technology extend to all types of property transactions.

For More Information:

**Dennis Gandley**

Licensed Real Estate Salesperson  
631.858.2406  
dennis.gandley@elliman.com

**Michael G. Murphy**

President | Commercial Division  
631.858.2460  
michael.murphy@elliman.com

Office: 631.858.2405  
Fax: 631.543.0851  
550 Smithtown Bypass  
Smithtown, NY 11787