



550 Smithtown  
Bypass Suite 101  
Smithtown, NY 11787  
Office: (631) 656-0360  
Fax: (631) 656-0359

# For Sale

886 Rte. 25A

Miller Place, NY 11764



## PROPERTY FEATURES

- Lot Size: +/- 0.75 Acres (32,960 SF)
- Zoning: J2 - Town of Brookhaven
- Taxes: \$9,899.79
- Nursery on Highly-Trafficked Rte. 25A
- Parking Lot (Easily Accommodates Large Deliveries)
- Three Greenhouses + Framing for Additional Greenhouse(s)
- 2 Sheds, 2 Electric Meters, 1,000 Gallon Propane Tank
- 2 Curb Cuts, Fenced Perimeter w/ Gate Entrances

Asking Price: \$795,000

\*Property for sale, not the business.  
As the business is still operational,  
we kindly ask that the sale remains  
confidential.

## FOR MORE INFORMATION

Jack Jawdat

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# Executive Summary

**Property Address: 886 Rte. 25A  
Miller Place, NY 11764**

**Property Description/Type: Land/Nursery**

**Lot Size: +/- 0.75 AC (32,960 SF)**

**Frontage: 200'+ on Rte. 25A**

**Parking: Ample**

- Customer Lot
- Additional Fenced-In Parking
- Large Delivery Accessible

**Electric Service: Two Metered Units**

**1,000 Gallon Propane Tank on Premise (Permit Transferrable)**

**Cesspool**

**Three Greenhouses + Framing for Additional Greenhouse(s)**

**2 Sheds**

**2 Curb Cuts**

**Taxes: +/- \$9,899.79**

**Zoning: J2**

**Asking Price: \$795,000**

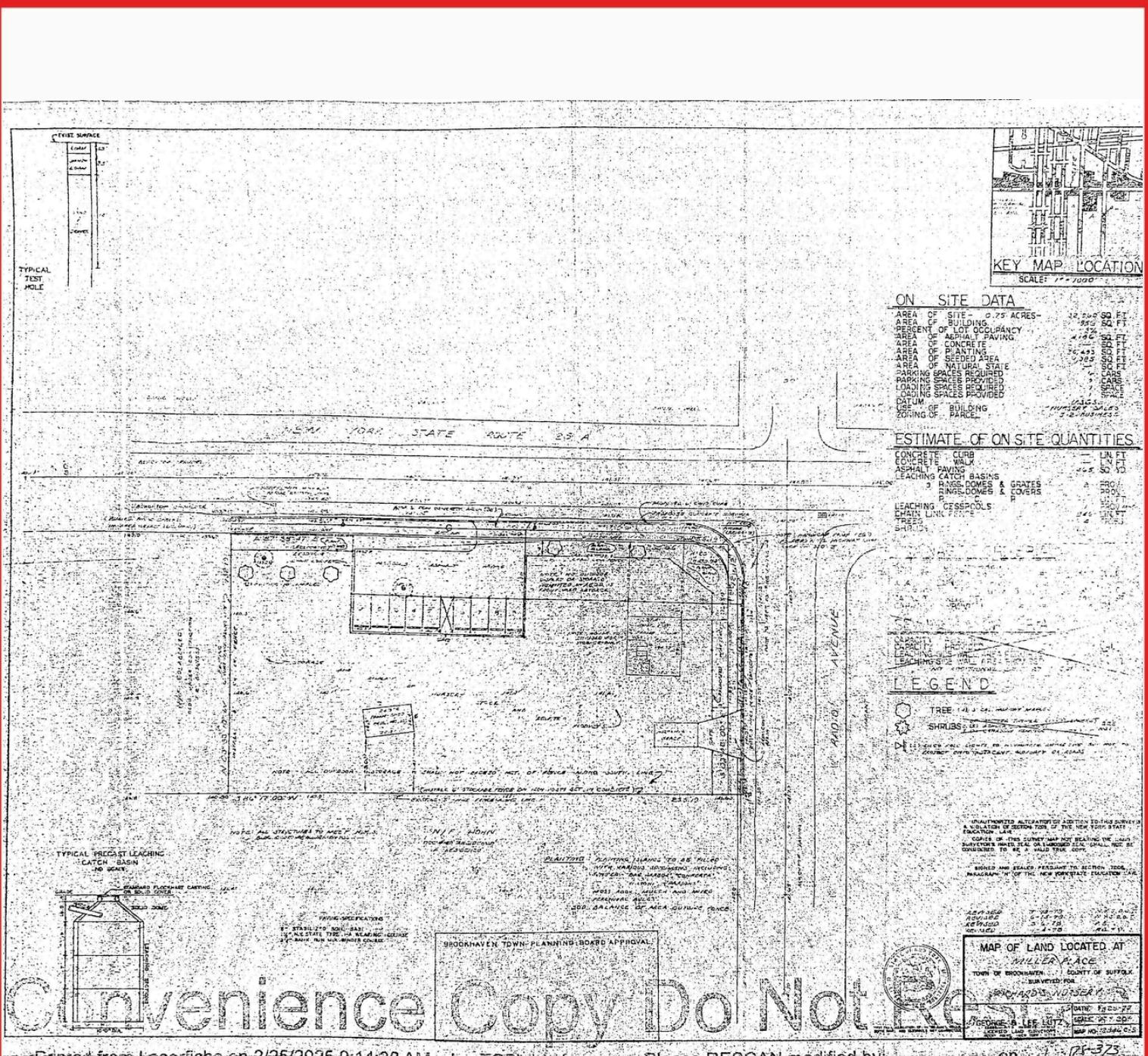
# Photos





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# Survey



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