



# Exclusive For Lease

Available For Lease  
@ \$3,000 /month

**421 Broadway  
West Babylon, NY 11704  
2,000 Sq. Ft.**

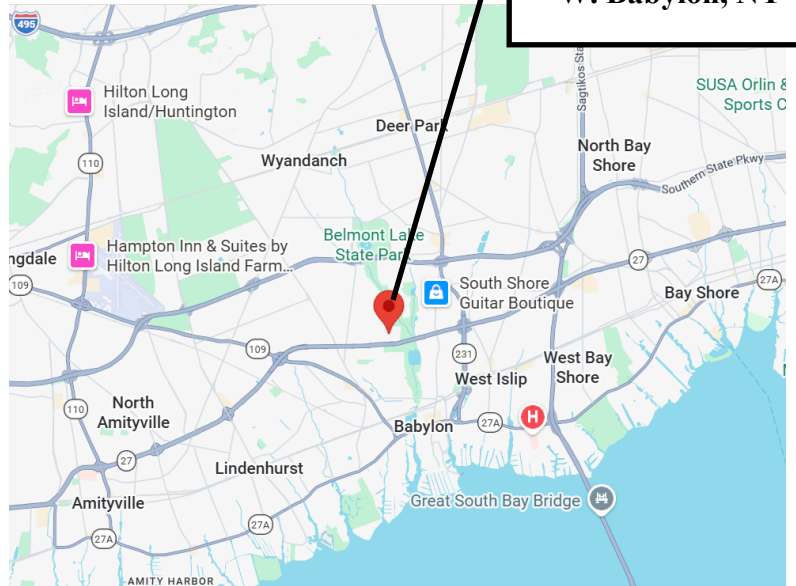


**421 Broadway  
W. Babylon, NY**

- Available space:** 2,000 SF +/-
- Warehouse/Office:** 70%/30%
- Ceiling Ht.:** 16 ft.
- Loading:** 1 Drive-In (10'x12')
- Utility:** Oil, 200amp
- Parking:** 2 + street parking
- Available:** Immediately
- Lease Rate:** \$3,000/mo.

### Property Features:

- perfect for wide range of light industrial, manufacturing or warehouse distribution.



[421 Broadway West Babylon, NY 11704](#)  
(click for google map)

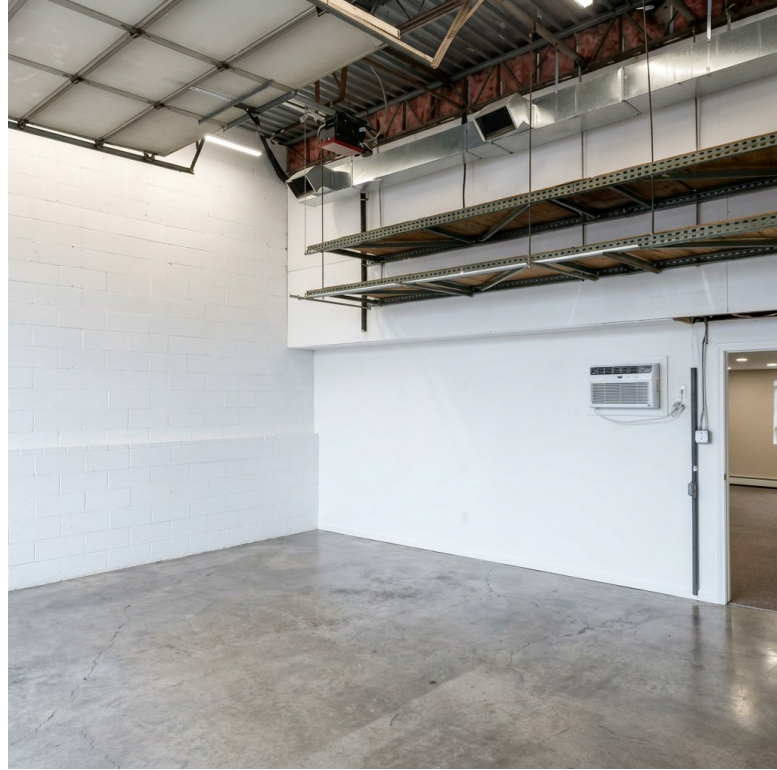


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