

**5,000 sq. ft. of Industrial Space For Lease**  
**50 Brook Ave, Deer Park**



**Specifications:**

**Building Size:** 44,050 sq. ft.  
**Lot Size:** 2.26 Acres  
**Ceiling Height:** 12.0'  
**Loading:** 1 Drive-in(s)  
**Power:** 100-200 amps  
**Parking:** 3:1000

**Pricing and Timing:**

**Occupancy:** 3/1/2025  
**Lease Price:** \$15.00/sq. ft. Ind  
Gross

**Suite A • Convenient & easily accessible location, frontage on Brook Ave • Close to Southern State Pkwy, Deer Park Avenue, Sunrise Hwy, and the L.I.E. • Doorstep parking / seven day, 24-hour access**

**For more information please contact: Schacker Realty 631-293-3700 [info@schackerrealty.com](mailto:info@schackerrealty.com)**

All information is subject to errors, omissions, modification, and withdrawal.

Measurements may be estimates and information shown should not be relied upon without independent verification.

This advertisement does not suggest that the broker has a listing or has done a transaction in this property or properties.



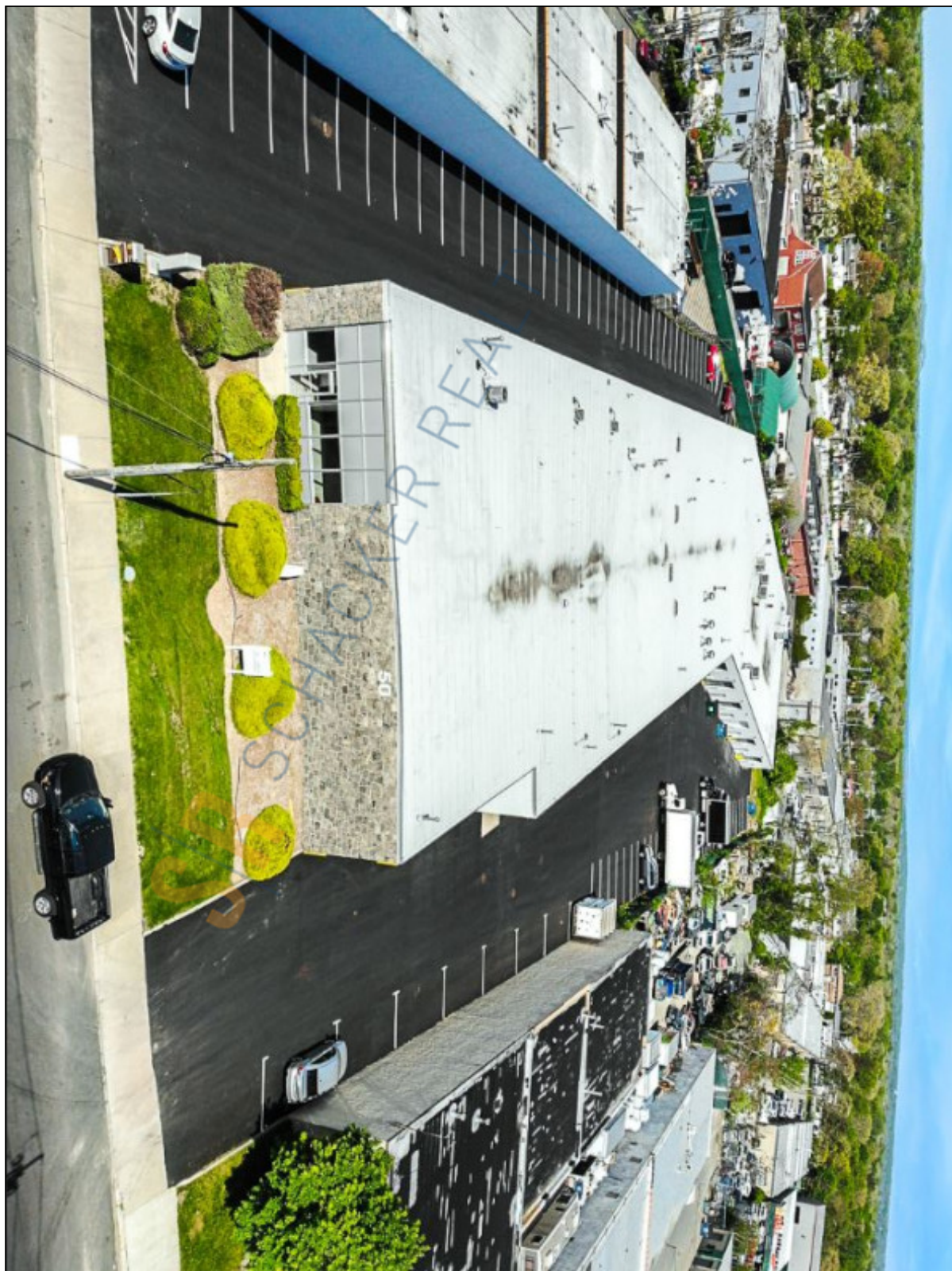
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