

**8,200 sq. ft. of Industrial/Office Space For Lease**  
**Minimum Division 5,600 sq. ft.**  
**150 Vincent Ave, Lynbrook**



**Specifications:**

**Building Size:** 9,000 sq. ft.  
**Lot Size:** 0.69 Acres  
**Office Space:** 6,400 sq. ft.  
**Ceiling Height:** 16.0'  
**Loading:** 2 Drive-in(s)  
**Power:** 400 amps  
**A/C:** Full A/C  
**Parking:** 1:1000  
**Sewers:** City

**Pricing and Timing:**

**Occupancy:** 90 Days  
**Lease Price:** \$24.00/sq. ft. Gross

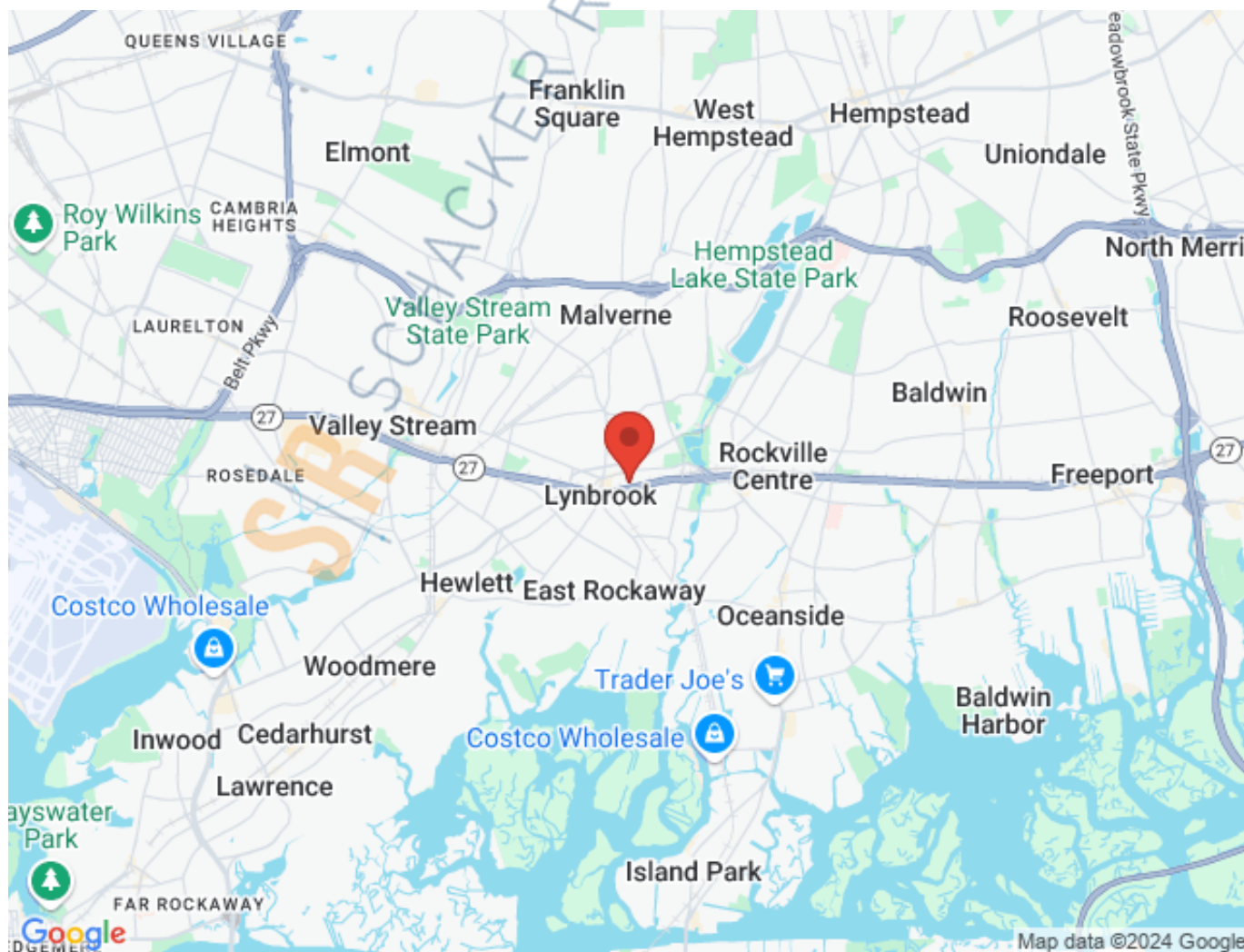
**Incredible 8,700 Sqft Office/Warehouse space strategically located right off Sunrise Hwy in Lynbrook**  
• This amazing location is close to all major highways and public transportation • walking distance to LIRR and bus stops

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

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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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