

Industrial Property For Sale Or Lease, Available: 10,130 sq. ft. 74 State St, Westbury



Specifications:

Building Size:10,130 sq. ft.Lot Size:0.23 AcresOffice Space:40%Ceiling Height:19.6'Loading:1 Dock(s), 1 Drive-in(s)Power:400 ampsSewers:Yes

Pricing and Timing:

Sale Price:
Lease Price: Taxes:

\$2,995,000 (\$295.66/sq. ft.) \$20.95/sq. ft. Gross \$39,464.66 (\$3.90/sq. ft.)

Permissive Industrial B zoning • Rare central Nassau County high ceiling space with a loading dock • Full building steel mezzanine which can stay or be removed • Divisible for owner/user seeking rental income



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