



Industrial/R&D Property For Sale, Available: 4,062 sq. ft.
39-41 Hutcheson Pl, Lynbrook



Specifications:

Building Size: 4,062 sq. ft.
Lot Size: 0.20 Acres
Office Space: 30%
R&D Space: 70%
Ceiling Height: 10.0'
Loading: 2 Drive-in(s)
A/C: Full A/C
Parking: 6
Sewers: Yes

Pricing and Timing:

Occupancy: Immediately
Sale Price: Call for Price
Taxes: \$18,747.98
(\$4.61/sq. ft.)

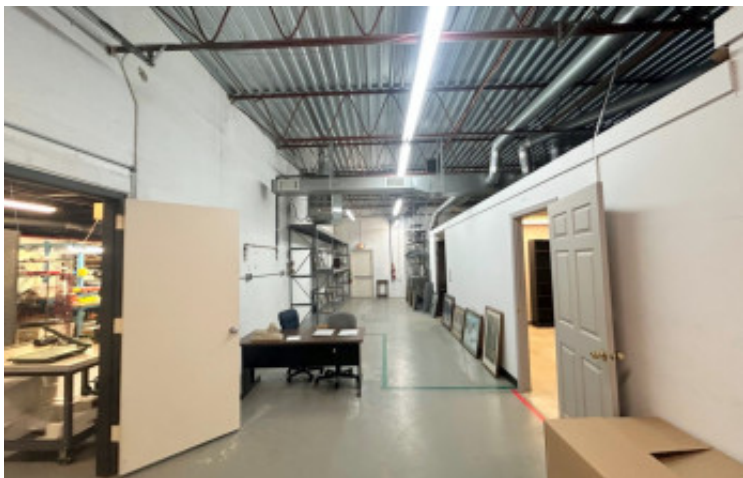
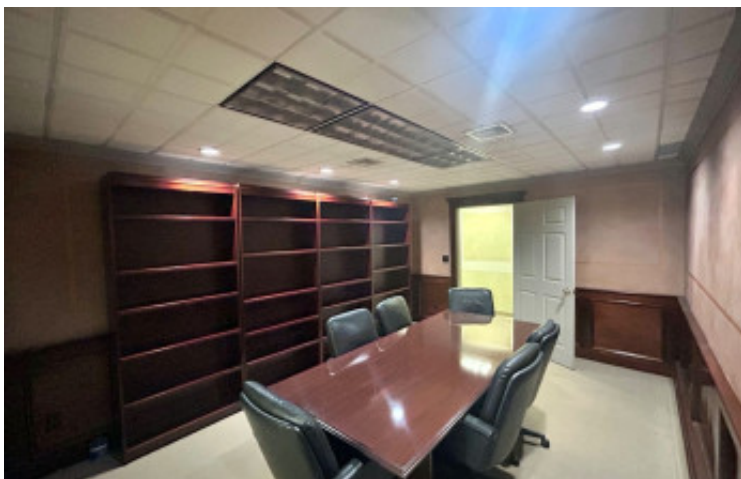
Beautifully maintained R&D space • Excellent location on a quiet street right off Merrick Rd, close to LIRR • 2 10'x10' powered drive-in loading doors



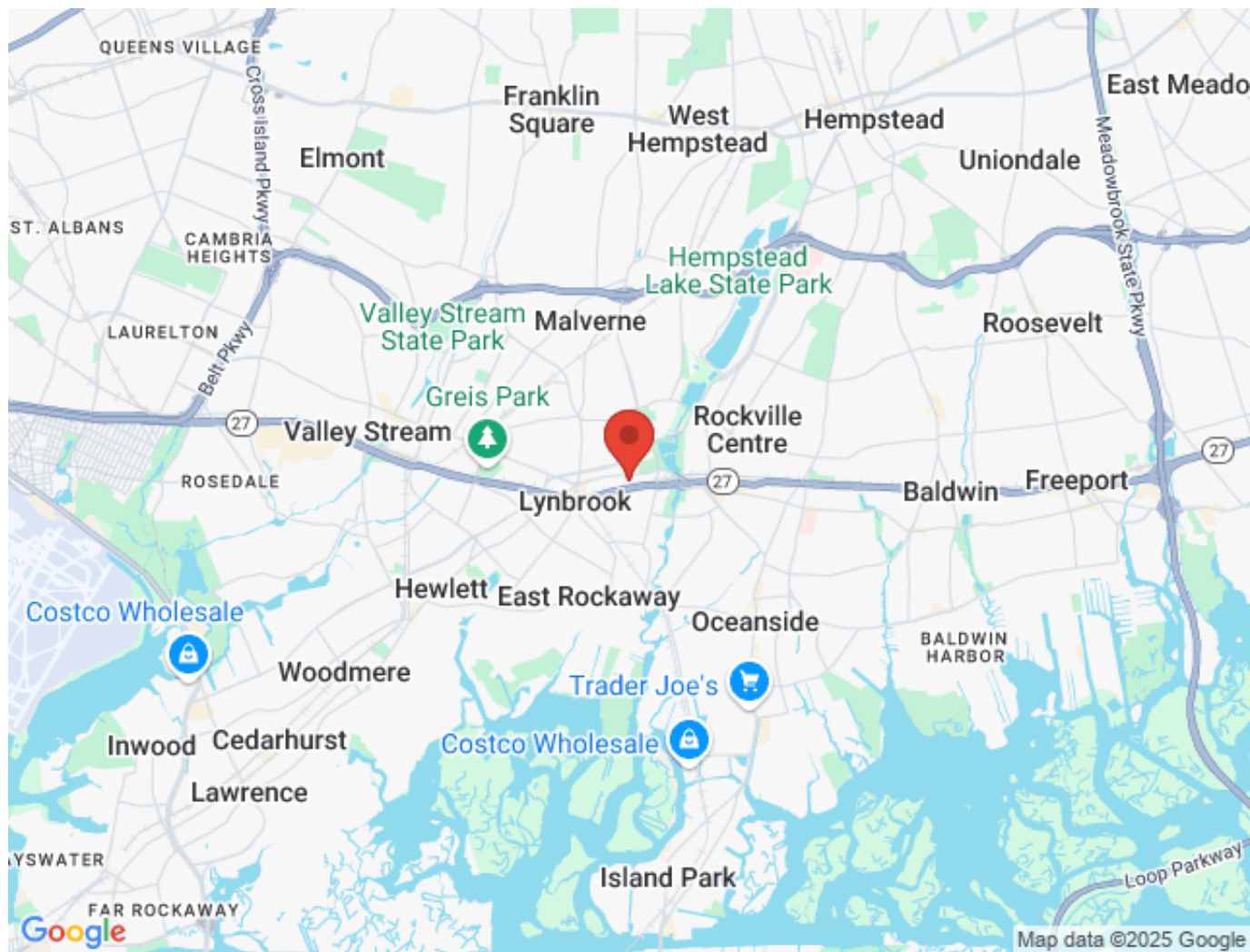
James Parnes, RE Salesperson
516-732-7864 (cell)
631-293-3700 x45
jp@schackerrealty.com



Anthony Filipelli, RE Salesperson
516-312-2339 (cell)
631-293-3700 x30
af@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.



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.