



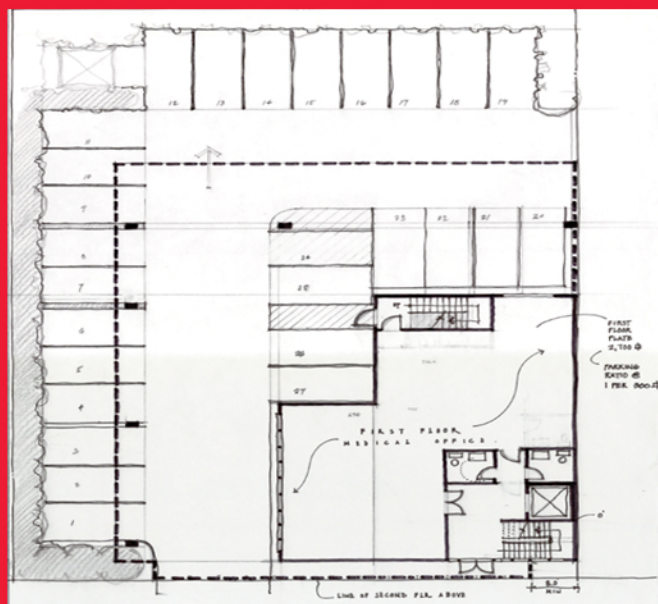
**Casandra
Properties Inc.**

COMMERCIAL FOR LEASE
257-63 BUEL AVE, STATEN ISLAND NY 10306
10,000 SF (TO BE BUILT)

SITE

Buel Ave

Hylan Blvd



PROPERTY OVERVIEW

- Block 3536 - Lots 102, 103, 104, 105, 106 & 116
- Approx. 100' x 120' - 12,000 Square feet
- Owner will build 10,000 SF building with approx. 26 parking spaces
- Suitable for commercial offices or medical use
- Minutes to Verrazano Bridge
- Convenient to SIRR & MTA Bus: 78, 79, X1, X2, X3 & X9
- Close proximity to SIUH

PROPERTY DETAILS

Property Type	Lease (build to suit)
Area / Neighborhood	Dongan Hills
Building Size	10,000 SF
Lot Size	12,000 SF
Zoning	C1-2
PRICE	\$25 PSF / NNN

CALL FOR MORE **DETAILS**

Information obtained from sellers, landlords and various sources. All information should be independently verified and is subject to errors and omissions