

As exclusive agent, we are pleased to announce the availability of the following property:

INDUSTRIAL UNIT FOR SALE

Asking Price: Upon Request

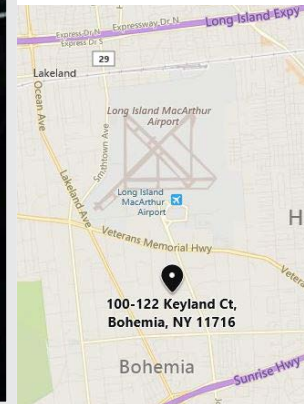
100-122 KEYLAND CT.
UNIT #100

BOHEMIA, NY 11716

UNIT DETAILS / HIGHLIGHTS:

Unit Size:	+/- 3,200 SF (FRONT UNIT)
Office Space:	+/- 1,280 SF
Ceiling Ht.	+/- 17' Clear
Loading:	1 (12'x14') Drive In
Heat:	Gas
A/C:	Fully
Power:	200 Amps
Parking:	Ample

- This prime industrial front unit is part of a +/- 40,000 sf building situated on +/- 1.31 acres.
- Includes: 40% of office space includes 4 private offices, bullpen, conference room, kitchen, reception area and 2 bathrooms.
- 325 sf of mezzanine space not included in the square footage.
- Located just off Johnson Ave. and Veterans Memorial Hwy. and in close proximity of LI MacArthur Airport.



For further information or to arrange an inspection, please contact exclusive broker(s):

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