



DEVELOPMENT OPPORTUNITY
FOR SALE/LEASE

1 and 3 Grucci Lane

BROOKHAVEN, NY

+/- 25.699
ACRES AVAILABLE - PLOT 1

+/- 11.068
ACRES AVAILABLE - PLOT 3

Perfect location for utility or
vehicle company, environmentally
friendly business, or public storage.





1 and 3 Grucci Lane
Brookhaven // New York

DEVELOPMENT OPPORTUNITY FOR SALE/LEASE

Close proximity to the
Long Island Expressway
and the Sunrise Highway.



EXCLUSIVE AGENTS

Asking Sale Price:

\$9,750,600
(Plot 1) - Price Reduction

Asking Sale Price:

\$4,427,200
(Plot 3)

Lease Terms:

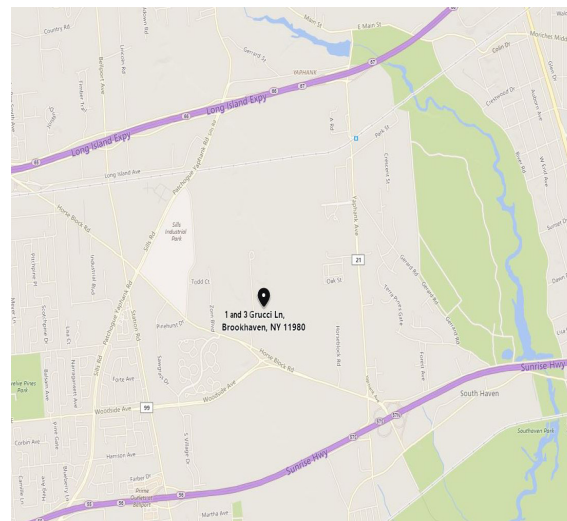
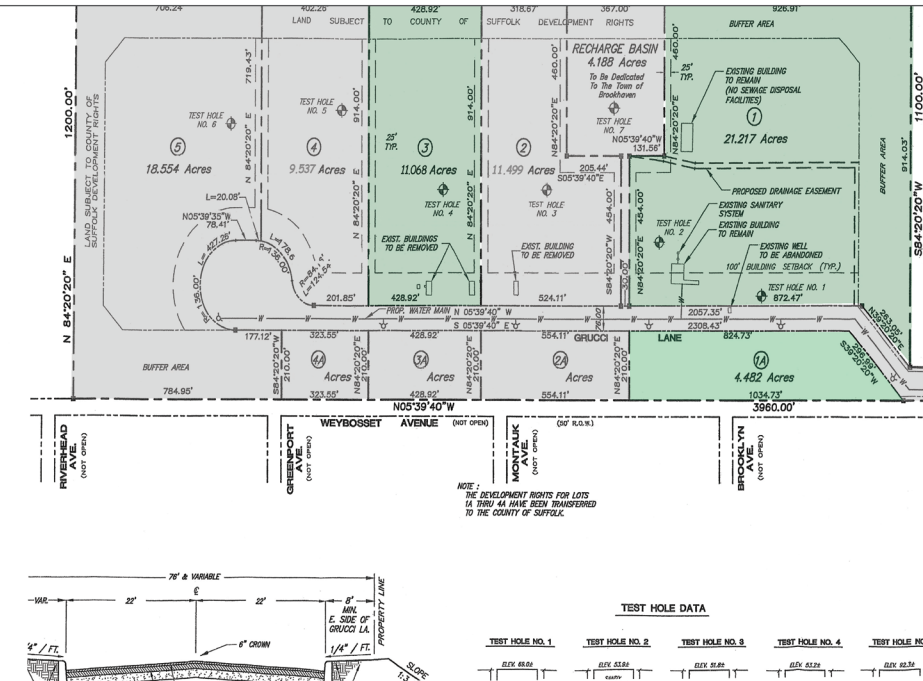
Call for Pricing

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DETAILS

Plot 1 Size: +/- 25.699 Acres (\$379,000 per Acre)
Plot 3 Size: +/- 11.068 Acres (\$400,000 per Acre)
Zoning: L2 Industrial - Outside Storage Permitted



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