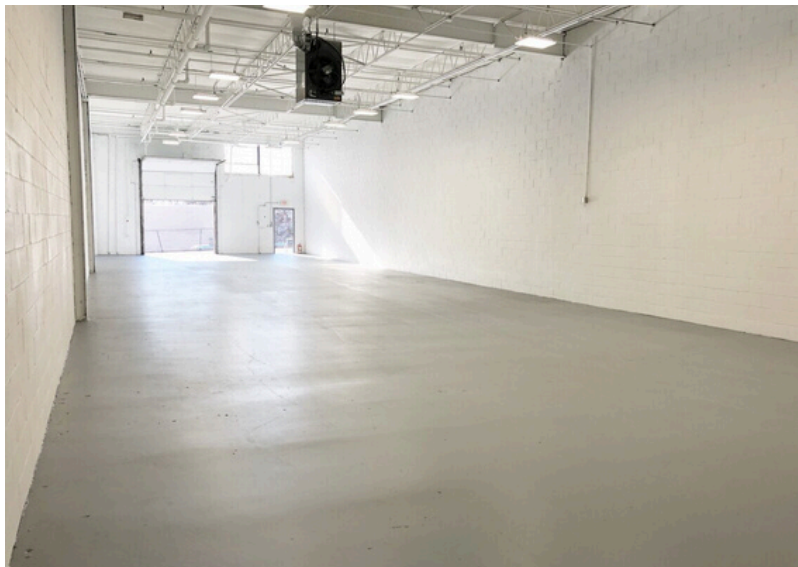


2,920 SF AVAILABLE



**3180 C EXPRESSWAY DR S
ISLANDIA, NY**

JULY 1ST OCCUPANCY

**16' CLEAR
200 AMPS
25% FINISH
(1) DRIVE-IN DOOR**

631-420-0070
DANA@BRENTMAKO.COM
BROKERS PROTECTED

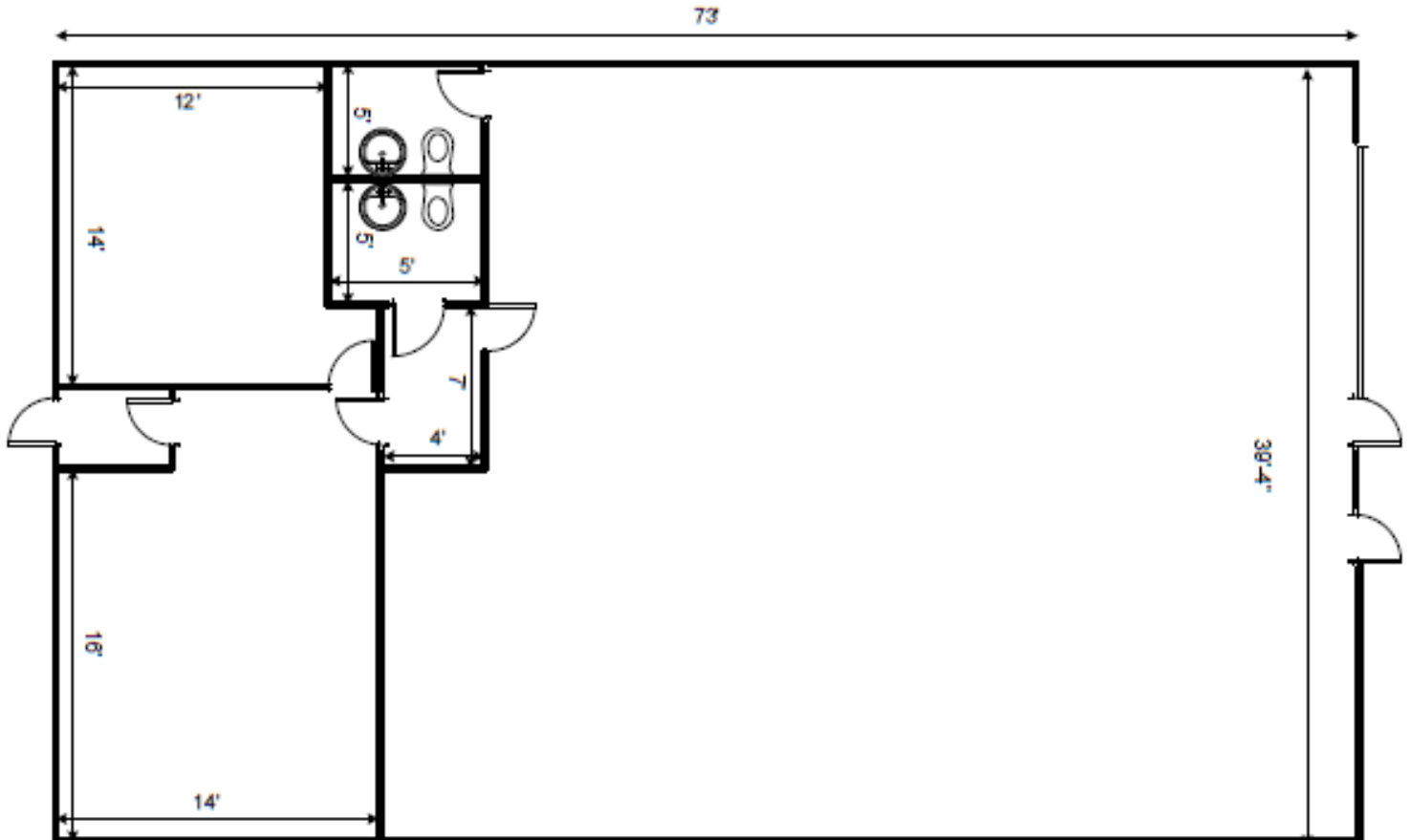
3180 C EXPRESSWAY DR S, ISLANDIA, NY 11749

JULY 1ST OCCUPANCY

2,920 SF INDUSTRIAL UNIT

- 16' Clear
- 25% Finish
- (1) Drive-in
- AC in Offices
- (2) Bathrooms
- (1) Private Office
- (1) Large Bullpen
- Gas Heat in Warehouse
- 200 AMPS / 3-Phase Power
- LED Lighting Throughout

- 0.4 Miles South of I-495 at Exit 57
- .05 Miles Southeast of Veterans Hwy
- Centralized Location For Simplified Commuting and Freight Logistics
- Multitenant Industrial Building
- Perfect for Light Manufacturing, Storage or Service Related Use



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