

For Sale - REDUCED

Industrial Condo

9,000 SF



701-6 Koehler Avenue

Ronkonkoma, New York 11779

Property Description

5,000 SF Flex on First Floor (1,500 SF of warehouse w/ 18' ceilings), 4,000 SF Office space/Flex on Second Floor.

Ideal electronics, assembly, R & D, etc. Exposure on Ocean Avenue at Veterans Memorial Highway.

CAM: \$359.39 monthly.

Industrial Details

Sale Price	\$1,050,000
Sale Price PSF	\$117
Loading	1 Dock / 1 Drive-In
Ceiling Height	18 ft
Office Size	4000 SF

OFFERING SUMMARY

Sale Price	\$1,050,000
Taxes	\$16,798.54
Building Size	9,000 SF

For more information

Edward Pidgeon

O: 631 761 6888

epidgeon@nailongisland.com



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1601 Veterans Memorial Highway, Suite 420
Islandia, NY 11749
631 232 4400 tel
www.nailongisland.com

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