

40 ROSELLE ST

FOR LEASE | INDUSTRIAL/FLEX & RD



PROPERTY SPECIFICATIONS:

BUILDING SIZE:	11,790 SF
AVAILABLE SPACE:	2,000 SF
OFFICE:	0
CEILING HEIGHT:	12'0
HEAT:	GAS
POWER:	400 AMPS
SEWER:	CITY
SPRINKLERED:	
PARKING:	16
OCCUPANCY:	
ASKING LEASE PRICE:	\$ 15.45
ASKING SALE PRICE:	\$ 0.00
NUMBER OF LOADING DOCKS:	0
DRIVE INS:	1

PROPERTY FEATURES

- RARE OPPORTUNITY FOR ON-SITE SMALL VAN/BOX TRUCK PARKING
- IDEAL FOR WAREHOUSING ONLY [NO RESTROOMS]
- CLOSE PROXIMITY TO JERICHO TURNPIKE, NORTHERN STATE AND MEADOWBROOK
- PARKWAYS AND LONG ISLAND EXPRESSWAY
- PRIME WESTERN NASSAU LOCATION
- 18 MONTH GUARANTEED TERM MONTH TO MONTH POSSIBLE THEREAFTER

FOR MORE INFORMATION CONTACT BOKERS:

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