

10,000 Sq. Ft. Industrial Building

Available For Lease



35 Davids Dr, Hauppauge



Specifications:

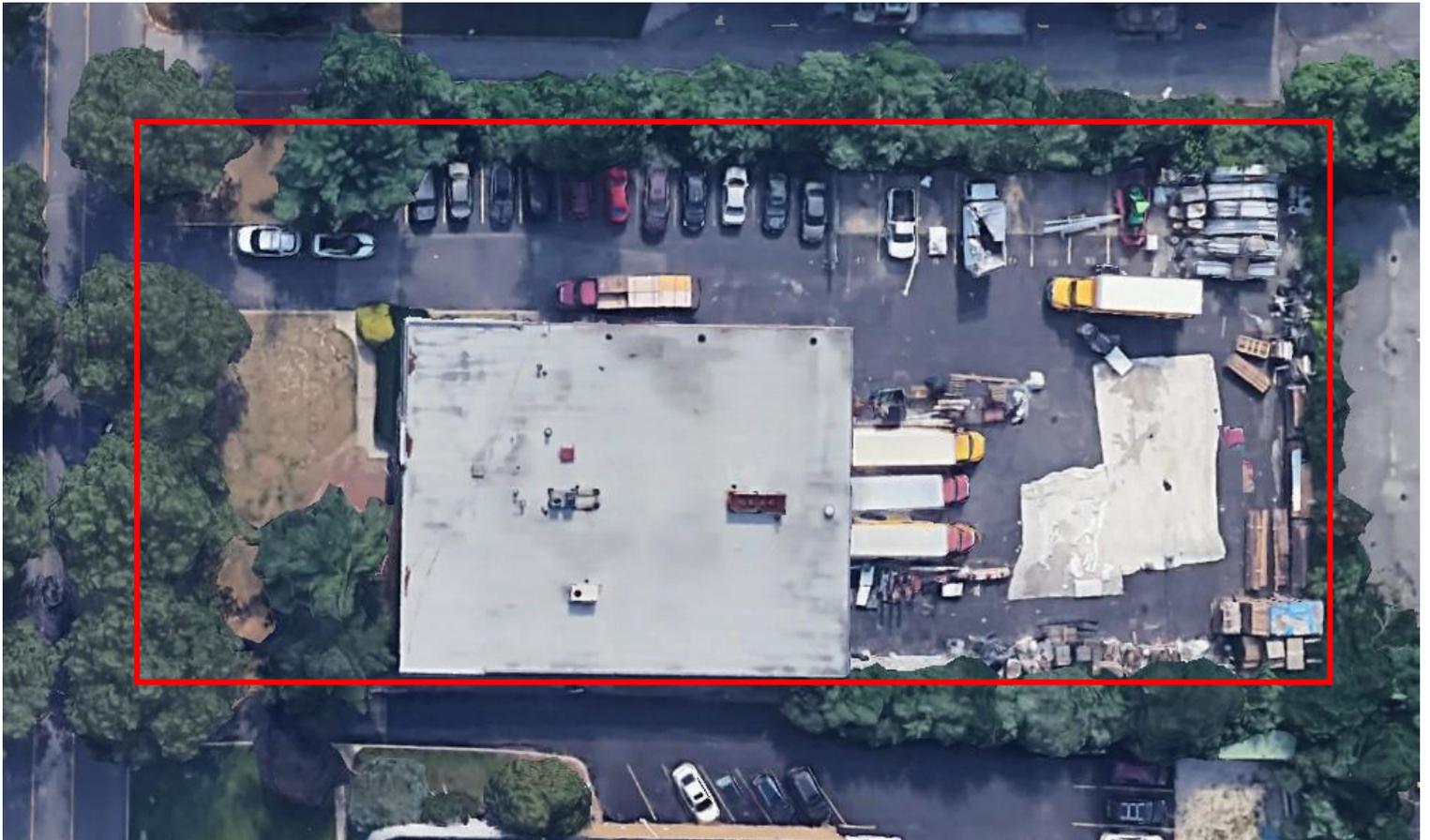
Available Space:	10,000 Sq. Ft.
Lot Size:	1.00 Acres
Office Space:	1,500 Sq. Ft.
Ceiling Height:	16.0'
Loading:	2 Loading Docks 2 Drive-in Doors
Power:	400 amps @120/208v
A/C:	Offices only
Heat:	Gas
Sprinklers:	Full
Parking:	Ample
Sewers:	Yes
Township:	Smithtown
Zoning:	LI (Light Industry)

Pricing and Timing:

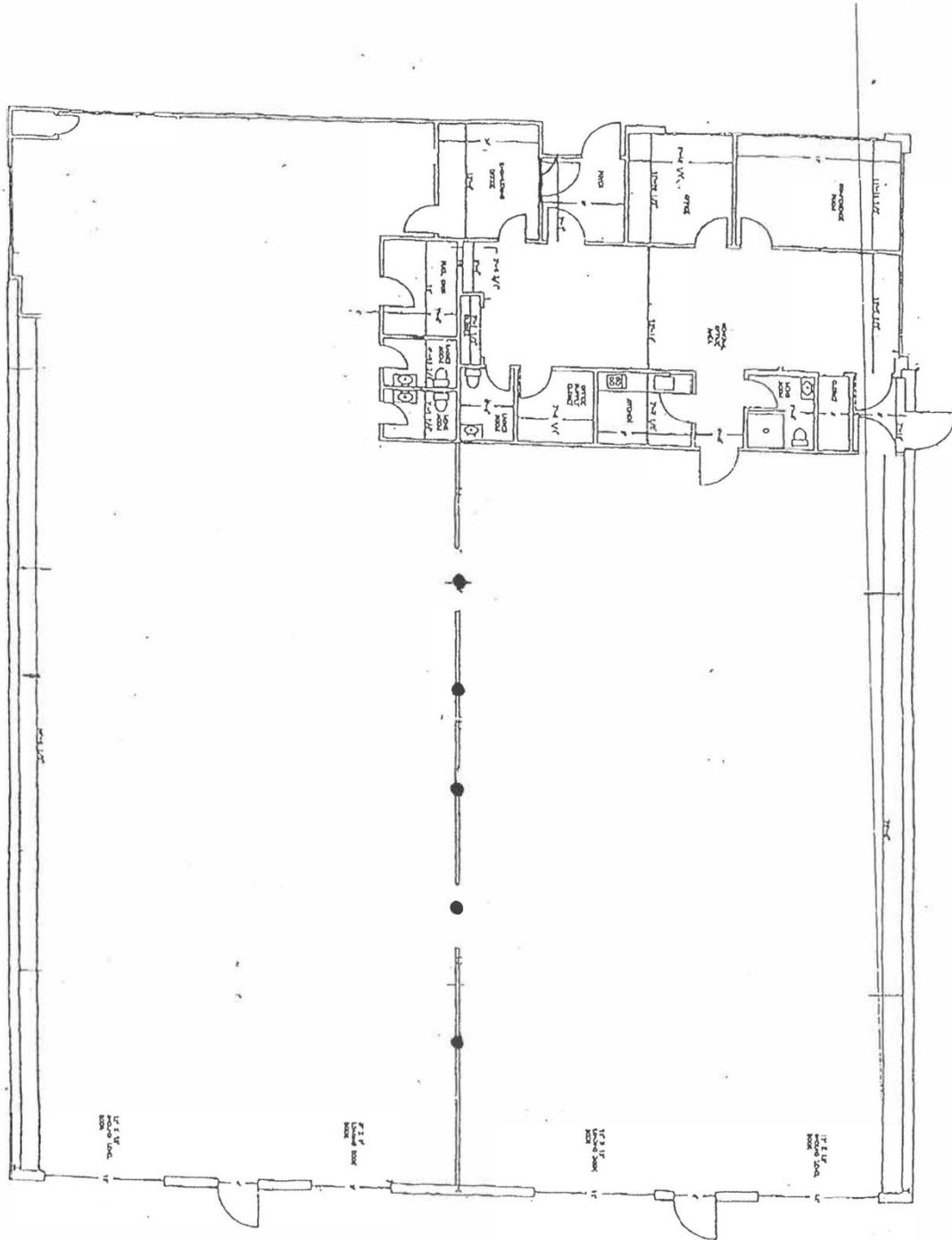
Lease Price:	\$16.50/Sq. Ft. NNN
Taxes:	\$2.74/Sq. Ft.
Occupancy:	60 Days

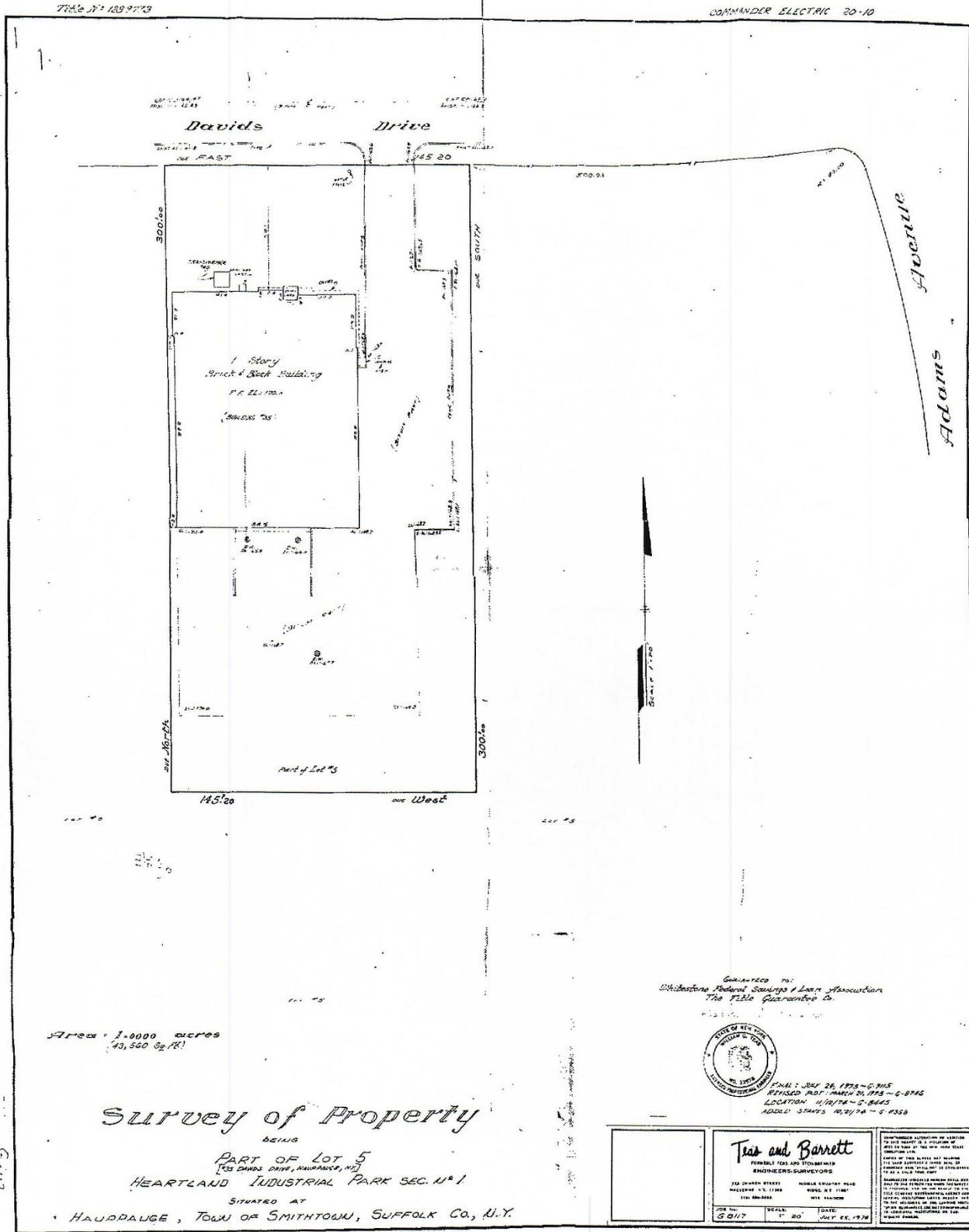
Features:

- Free-standing building on oversized lot
- Large fenced-in yard for possible outdoor storage with permits
- Convenient to the Long Island Expressway and Northern State Parkway
- Located in the prestigious Hauppauge Industrial Park



35 Davids Drive, Hauppauge





Area 1.0000 acres
(43,560 sq ft)

Survey of Property
BEING

PART OF LOT 5
[23 DAVIDS DRIVE, HAUPPAUGE, NY]
HEARTLAND INDUSTRIAL PARK SEC. NO. 1

SITUATED AT
HAUPPAUGE, TOWN OF SMITHTOWN, SUFFOLK CO., N.Y.

GUARANTEED BY:
Distributors National Savings & Loan Association
The Fidelity Guarantor Co.



FORM 1, JULY 26, 1978 - C-3145
REVISED 10/1/78 - C-3145 - C-3146
LOCATION: HAUPPAUGE - S-8445
ADD'L STATES: NY, VT, PA - C-3358

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