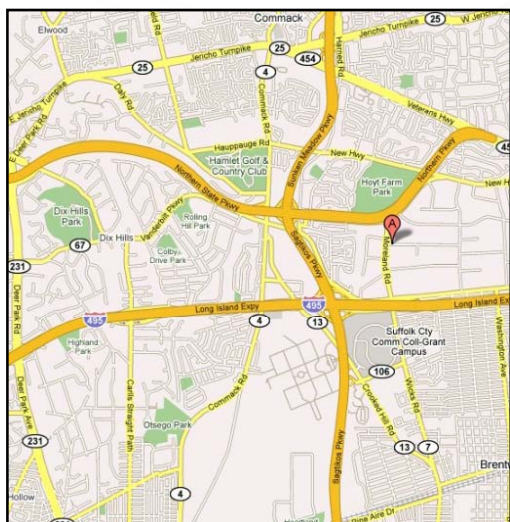




Schacker Real Estate Corp.

www.schackerrealty.com

58,900 sq. ft. Available For Sale 50 Wireless Blvd, Hauppauge, NY



Lot Size:	4 Acres
Office Space:	±5,000 sq. ft.
Mezzanine:	±4,700 sq. ft.
Zoning:	L1
Ceiling Ht:	34' @ ±14,000 sf 24' @ ±40,000 sf
Loading:	2 Docks 1 Drive-in
Column Span:	43' x 26'
Power:	1,200 Amps
Sprinklers:	Yes
Cooling:	Offices
Heat:	Gas
Parking:	120 Cars
Annual Taxes:	\$112,388 (\$1.91/sq. ft.)
Sale Price:	\$5,350,000 (\$90.83/sq. ft.)

Racking & Forklifts may be available
Corner property w/ high-visibility
New roof 2008

Contact: Schacker Realty 631-293-3700

All information is subject to errors, omissions, modification, and withdrawal.

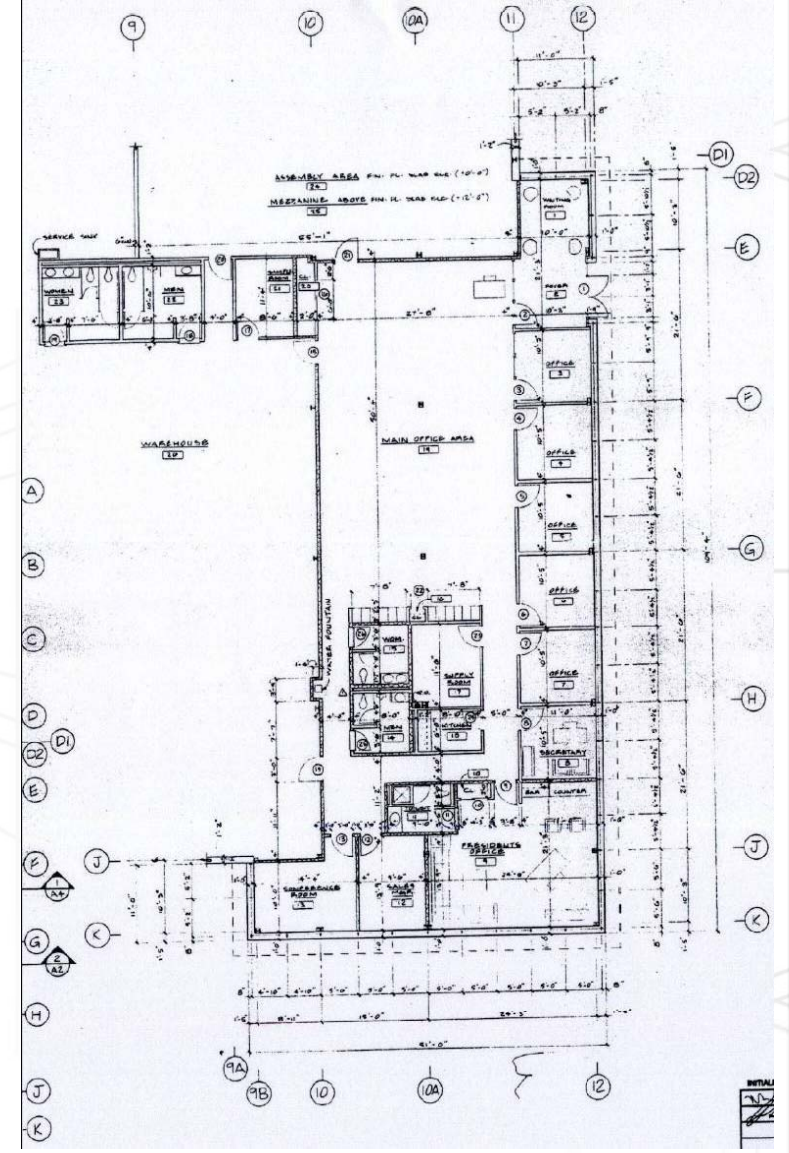
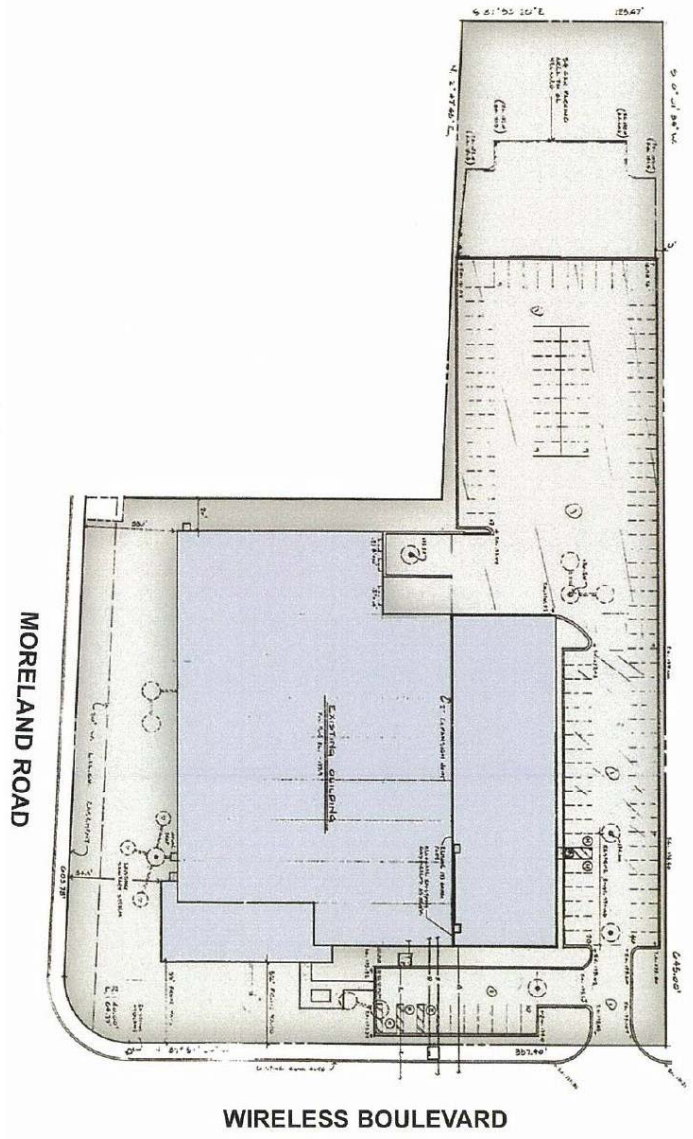
Information is from sources deemed to be reliable but should not be relied upon without independent verification.



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50 Wireless Blvd, Hauppauge, NY Site Plan and Office Floor Plan





50 Wireless Blvd, Hauppauge, NY Additional Photos

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