



SCHACKER REALTY

Investment-Office Property For Sale, Available: 10,000 sq. ft.
1645 Montauk Hwy, Oakdale



Specifications:

	<u>Property</u>	<u>Available Space</u>
Size:		10,000 sq. ft.
Lot Size:	3.29 Acres	
Parking:	5:1	5:1

Pricing and Timing:

Sale Price:	\$3,565,000 (\$356.50/sq. ft.)
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Investment property with expansion land • Net Operating Income: \$249,508 • Additional 1.5 acres for another office building or expansion • Two 5-year options to renew • Located near Dowling College

For more information please contact: Schacker Realty 631-293-3700 info@schackerrealty.com

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

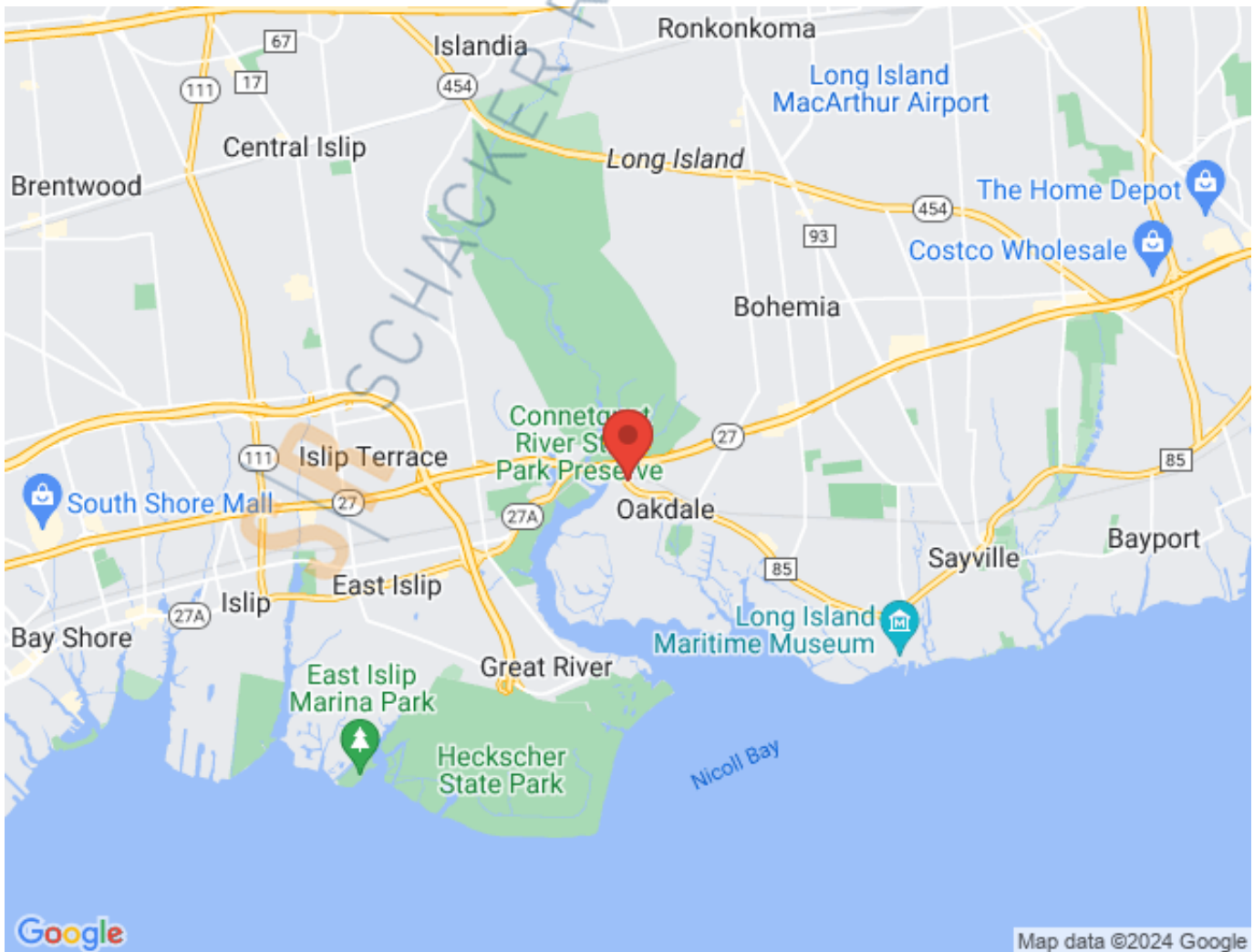
Measurements may be estimates and information shown should not be relied upon without independent verification.

This advertisement does not suggest that the broker has a listing or has done a transaction in this property or properties.



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