



SCHACKER REALTY

**Investment-Mixed Use Property For Sale, Available: 11,920 sq. ft.
1789-1803 Jericho Tpke, Huntington**



Specifications:

	<u>Property</u>	<u>Available Space</u>
Size:		11,920 sq. ft.
Lot Size:	1.27 Acres	
Parking:	63	63

Pricing and Timing:

Occupancy:	Immediately
Sale Price:	\$2,200,000 (\$184.56/sq. ft.)
Taxes:	\$48,419.00 (\$4.06/sq. ft.)

**Multi building investment opportunity located on heavily traveled Jericho Turnpike in Huntington •
Buildings have been completely renovated including new electrical systems, new boilers, new hot
water heater and roof on restaurant • Commercial tenants are all long term and well established •
This property lends itself perfectly for an investor or 1031 exchange • NOI: \$150,505...6% cap rate**

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.