

56,700 sq. ft. of Industrial Space For Lease

Minimum Division 25,000 sq. ft.

110 Emjay Blvd, Brentwood



Specifications:

Building Size: 56,700 sq. ft.
Lot Size: 3.01 Acres
Office Space: 5,700 sq. ft.
Ceiling Height 1: 26.0' @ 25,000 sq. ft.
Ceiling Height 2: 18.5' @ 31,000 sq. ft.
Loading: 5 Dock(s), 2 Drive-in(s)
Power: 600 + 800 amps
A/C: Offices Only
Parking: 55

Pricing and Timing:

Lease Price: \$15.00/sq. ft. NNN
Taxes: \$122,469.78 (\$2.19/sq. ft.)

Suite L • 26,000 sf warehouse and 5,700 sf office space • Rail siding available • Can be combined with 105 Emjay for total of 92,000sf • Close proximity to the Sagtikos Parkway • Building and mechanicals in excellent condition • Space includes: private restrooms, secure storage, security system, yard • .75 acres of land for additional storage/trail parking is available

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

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

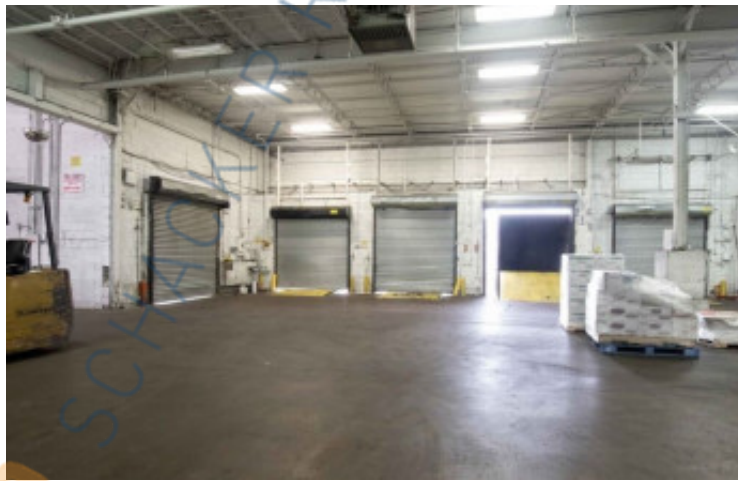
Measurements may be estimates and information shown should not be relied upon without independent verification.

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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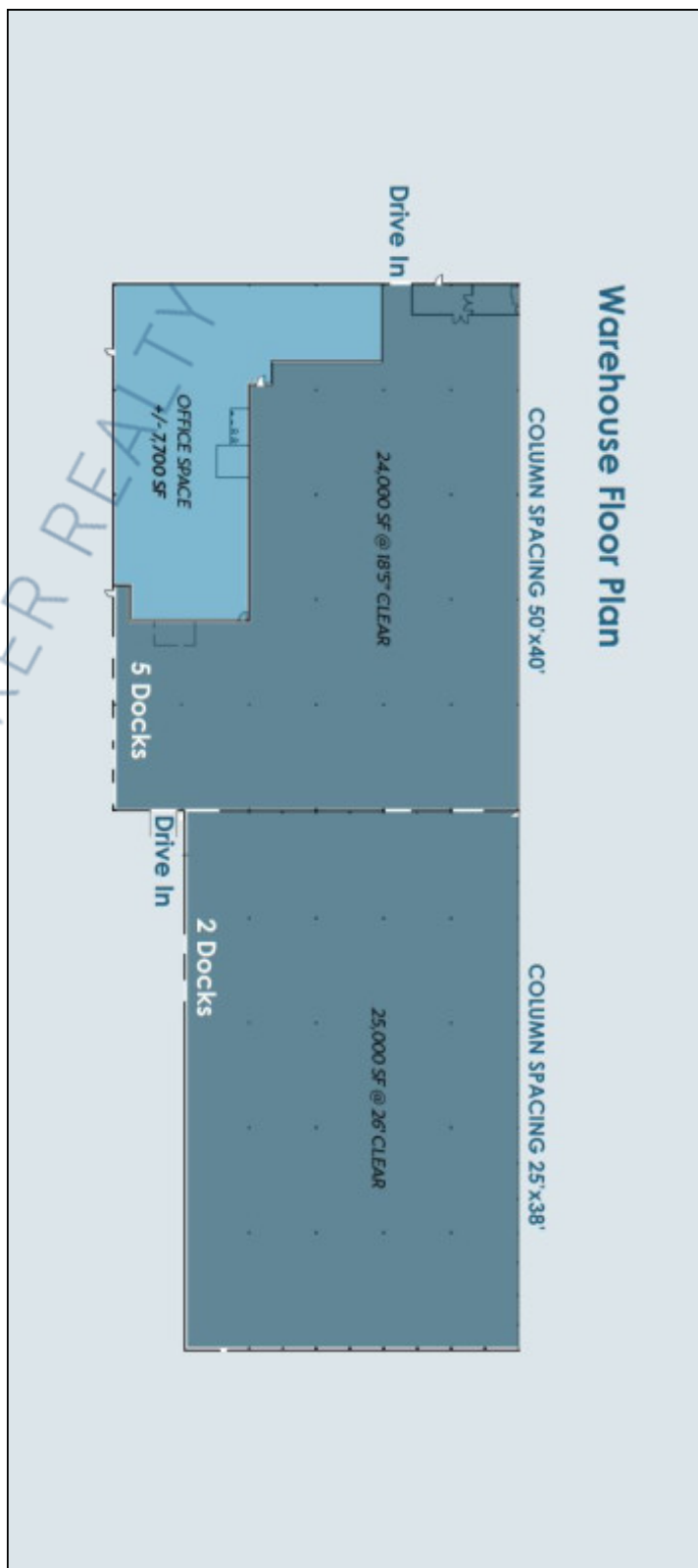


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