

**4,000 sq. ft. of Industrial Space For Lease**  
**10 Drew Ct, Ronkonkoma**



**Specifications:**

**Building Size:** 54,028 sq. ft.  
**Lot Size:** 3.89 Acres  
**Office Space:** 20-25%  
**Ceiling Height:** 16.0'  
**Loading:** 1 Drive-in(s)  
**Power:** 200 amps

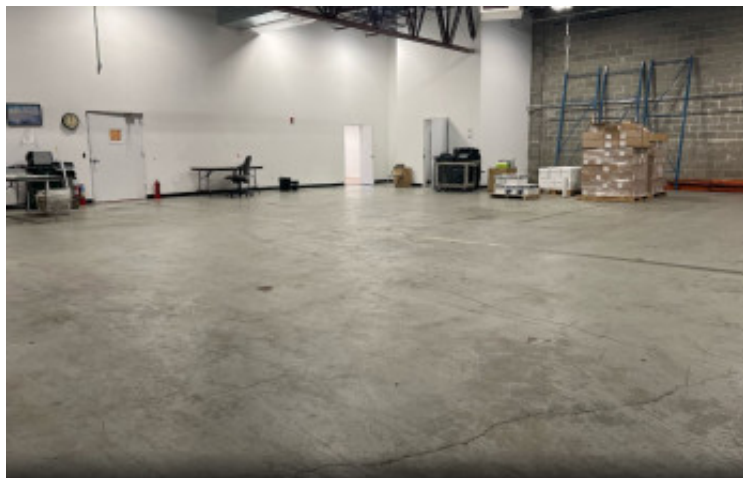
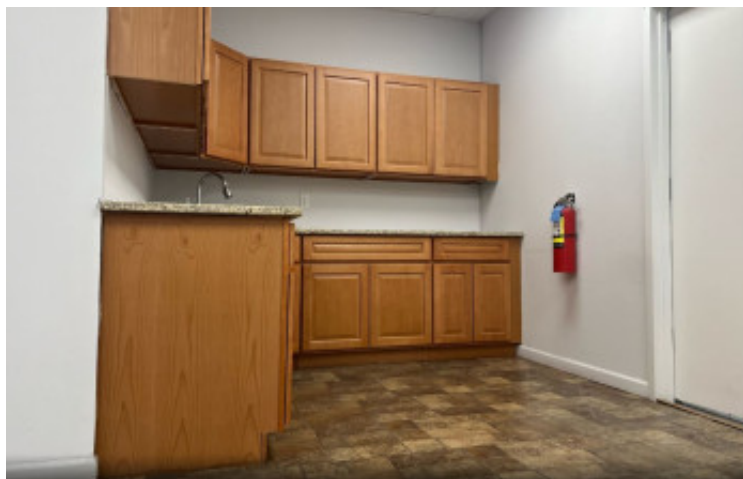
**Pricing and Timing:**

**Occupancy:** Immediately  
**Lease Price:** \$17.00/sq. ft.  
Modified gross

**Suite 3 • 4,000 sf industrial space with 20-25% office sf • The interior boasts multiple office rooms kitchenette • Two well-maintained bathrooms • Best use for businesses that need to accommodate inventory, equipment, or other materials**

**For more information please contact: Schacker Realty 631-293-3700 [info@schackerrealty.com](mailto: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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