



SCHACKER REALTY

## 4,000 sq. ft. of Industrial Space For Lease 85 Hoffman Ln, Islandia



### Specifications:

**Building Size:** 90,000 sq. ft.  
**Lot Size:** 4.66 Acres  
**Office Space:** 10%  
**Ceiling Height:** 16.0'  
**Loading:** 1 Dock(s)  
**Power:** 200 amps  
**A/C:** Offices Only  
**Parking:** 150

### Pricing and Timing:

**Occupancy:** 10/01/25  
**Lease Price:** Negotiable

**Suite O • 4,000 SF corner industrial unit featuring approximately 10% office build-out. • The space includes two restrooms one of which is ADA-compliant, • One 10' x 10' loading dock. • Located in the Hoffman Lane–Bridge Road Industrial Park, just 2 miles south of the Long Island Expressway (Exit 57, Southern Service Road) and 0.3 miles east of Veterans Memorial Highway. • • • • • Ask ChatGPT • Can be leased with unit N**

**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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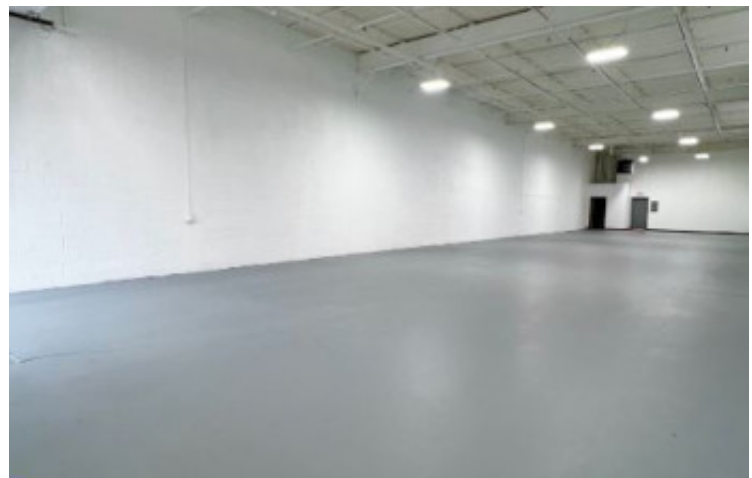
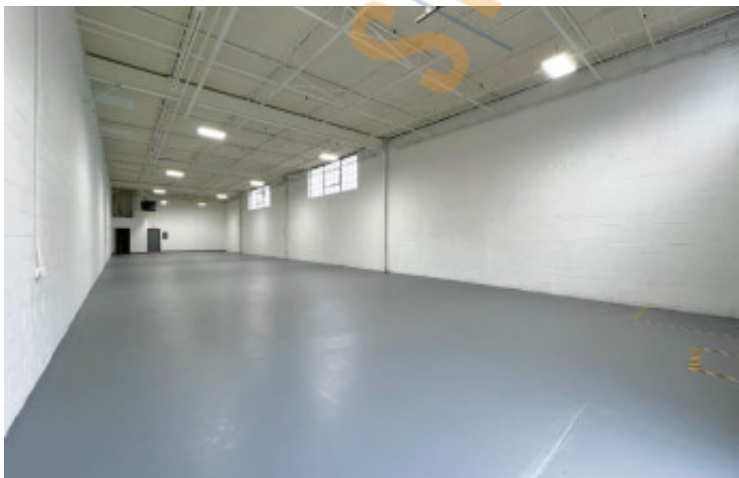
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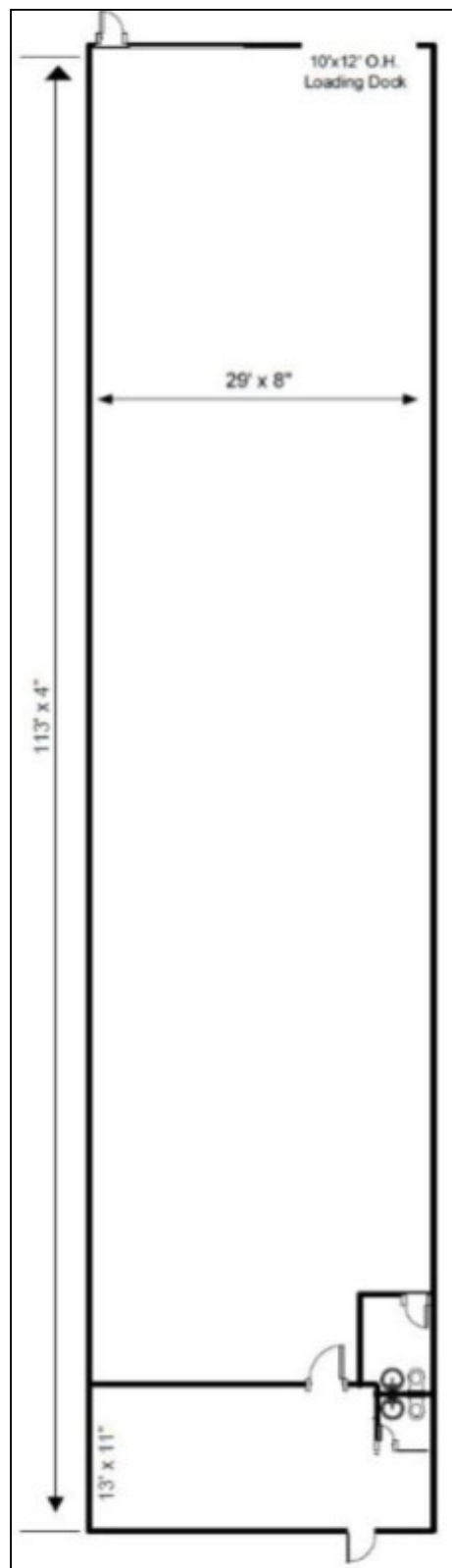
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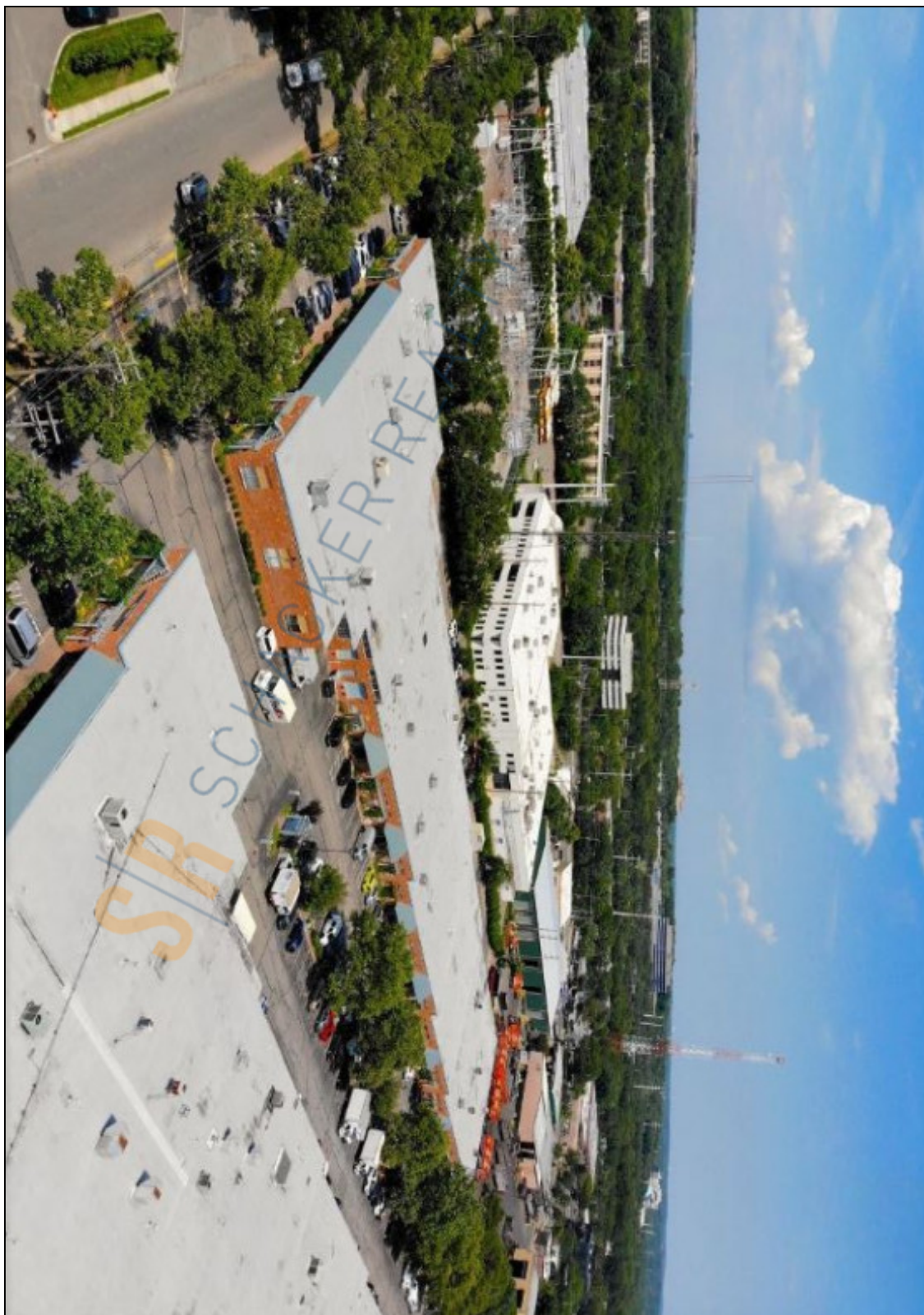
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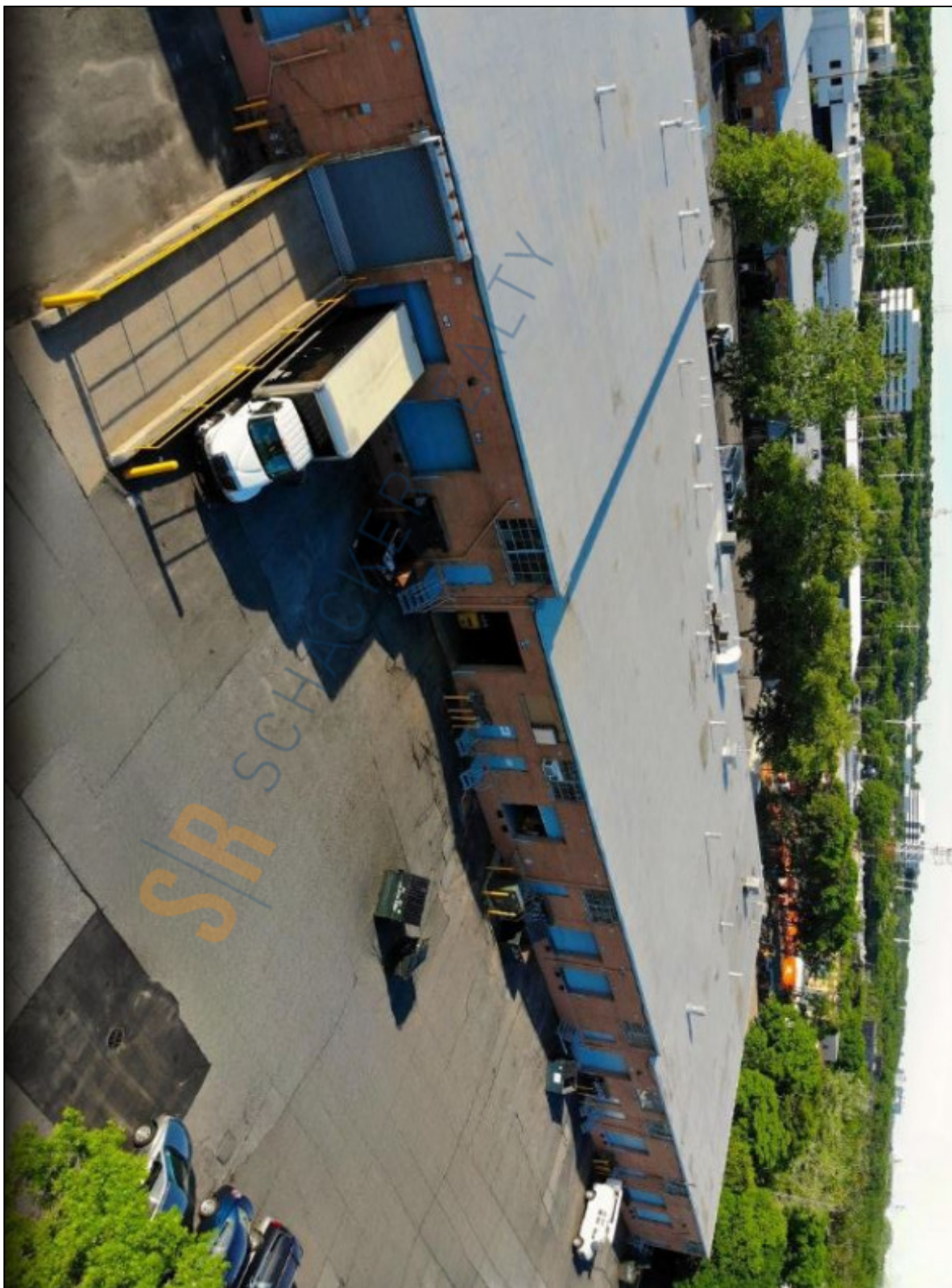
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