



SCHACKER REALTY

4,545 sq. ft. of Industrial Space For Lease

99-109 Bridge Rd, Hauppauge



Specifications:

Building Size: 27,500 sq. ft.
Lot Size: 1.80 Acres
Office Space: 11%
Ceiling Height: 14.0'
Loading: 1 Dock(s), 1 Drive-in(s)
Power: 800 amps
A/C: Full A/C

Pricing and Timing:

Occupancy: 01/01/2026
Lease Price: \$18.00/sq. ft. TBD

Suite 99 • 1st Floor Corner Unit • (1) 12' x 12' drive-in door and (1) 10' x 10' loading Dock • Two private bathrooms • Multi-tenant industrial building located in the Village of Islandia • Located .4 miles south of the LIE southern Service Rd (Exit 57) and .5 Miles West of Veterans Memorial Hwy.

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

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

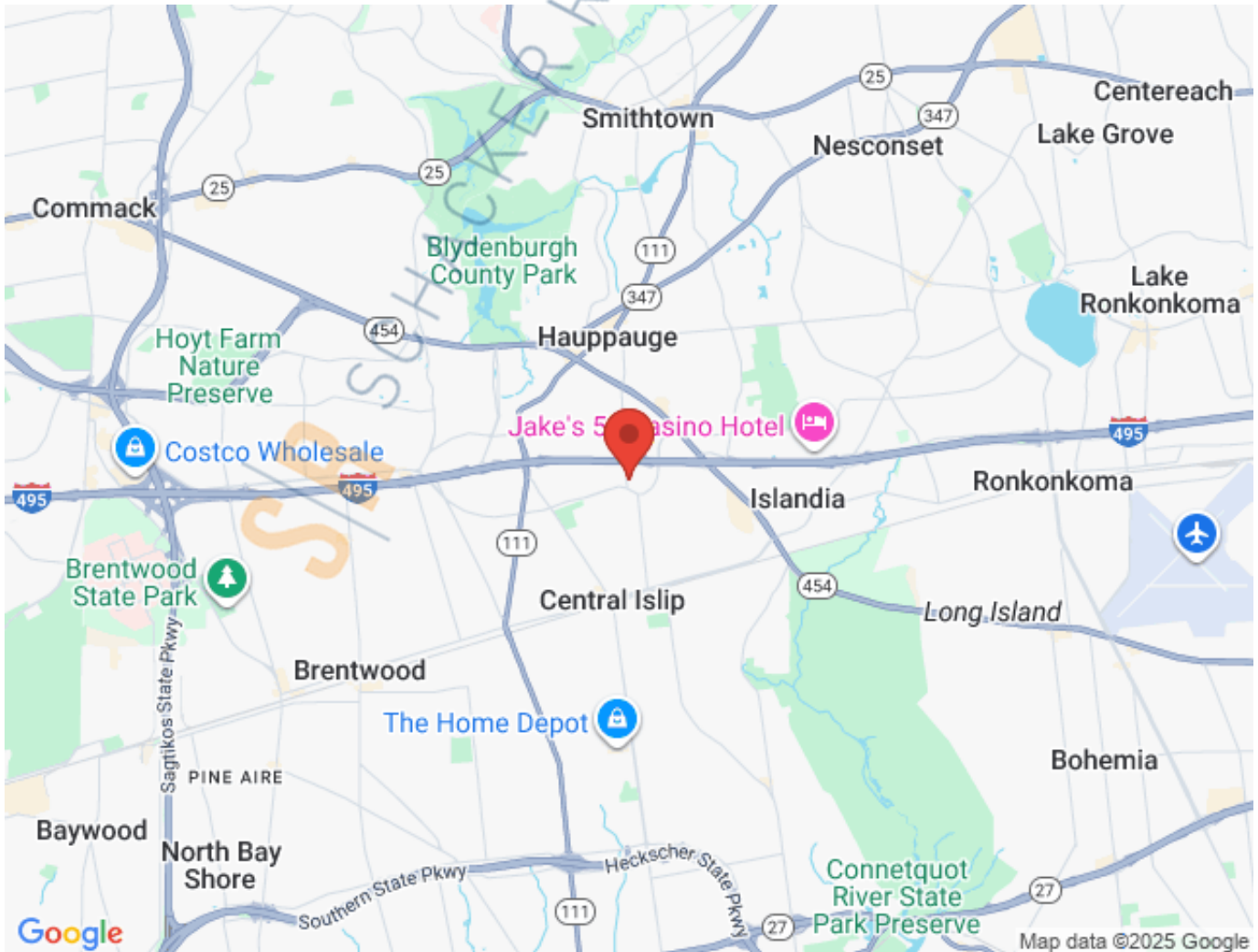
Measurements may be estimates and information shown should not be relied upon without independent verification.

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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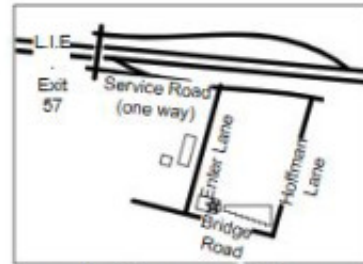
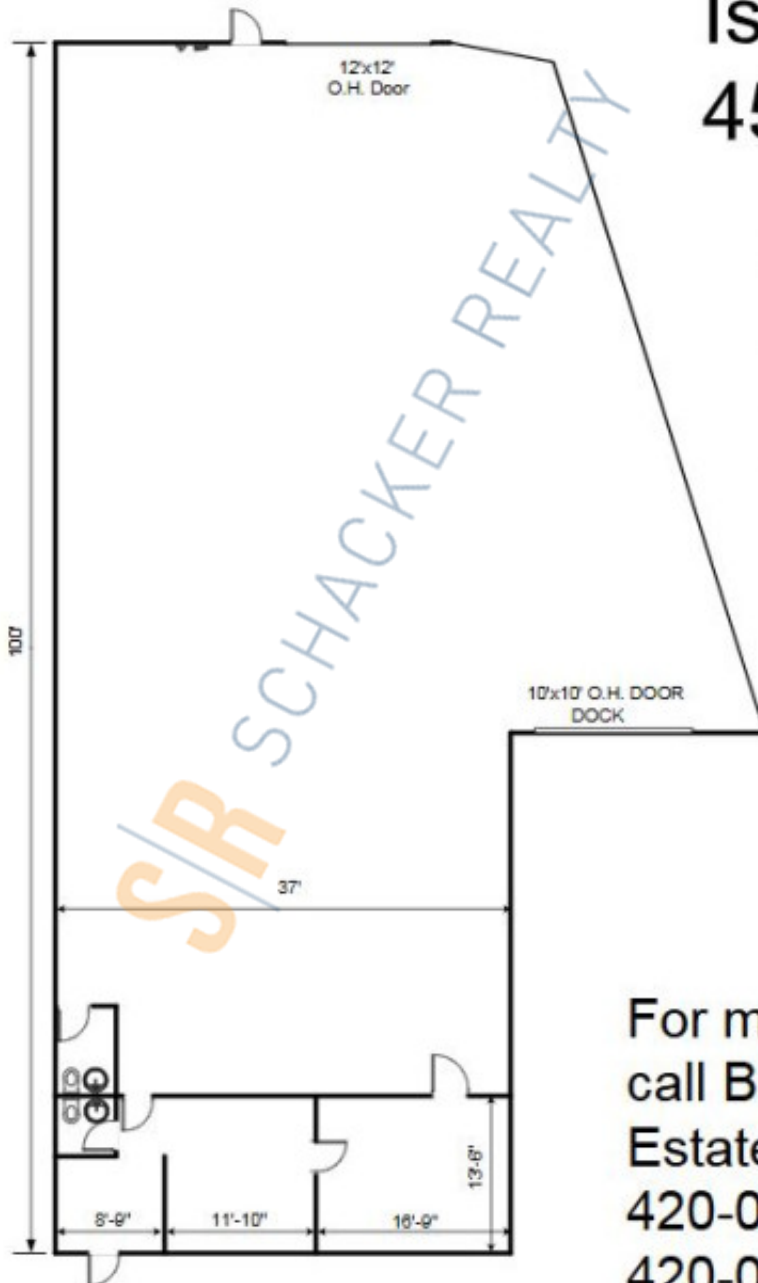
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Exhibit A - 2 of 2

99 Bridge Road

Islandia 4545 sq.ft.

- 4545 sq.ft.
- 11% office
- 14' under steel
- drive-in & dock
- 800 amp electric service
- gas heat
- warehouse lighting



For more information,
call Brent/Mako Real
Estate Group at 631-
420-0070 or fax 631-
420-0083.

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