



SCHACKER REALTY

3,000 sq. ft. of Industrial Space For Lease

3401 Lawson Blvd, Oceanside



Specifications:

Building Size: 49,541 sq. ft.
Lot Size: 1.15 Acres
Ceiling Height: 21.0'
Loading: 2 Dock(s)
Power: heavy amps
A/C: Offices Only
Parking: 2:1000
Sewers: Yes

Pricing and Timing:

Occupancy: Vacant
Lease Price: \$22.00/sq. ft.
Modified gross

High ceiling space fully racked • 2 indoor shipping docks • Great for storage of inventory •
Each racked aisle holds minimum of 300 pallet positions • Walk to LIRR • Minutes to both
Sunrise Highway and Merrick Road

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

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

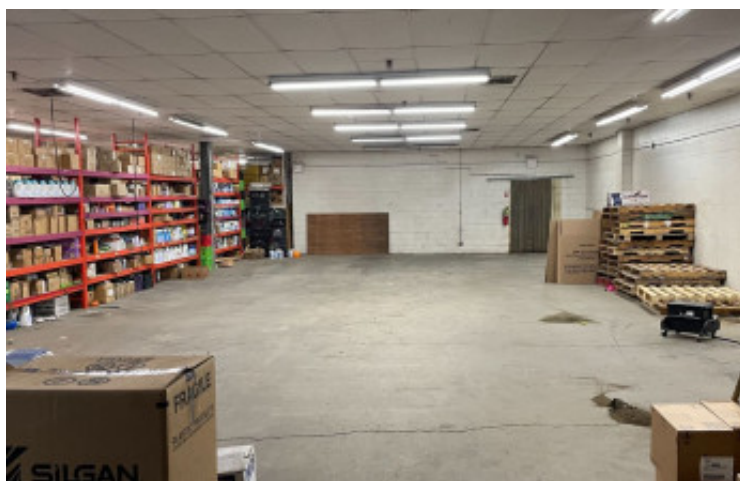
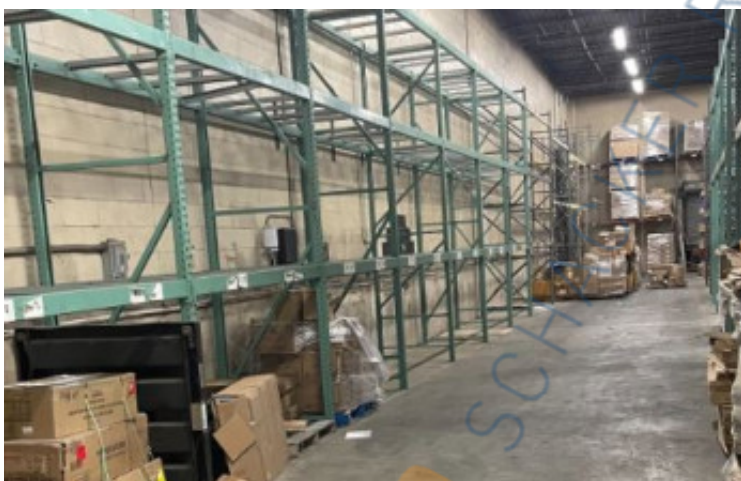
Measurements may be estimates and information shown should not be relied upon without independent verification.

This flyer does not suggest that Schacker is the exclusive listing broker for this property or has completed a transaction at this property.



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