



SCHACKER REALTY

Exclusive Listing

7,000 sq. ft. of Industrial Space For Lease
82 Modular Ave, Commack



Specifications:

Building Size: 46,000 sq. ft.
Lot Size: 3.50 Acres
Ceiling Height: 17.0'
Loading: 2 Dock(s), 1 Drive-in(s)

Pricing and Timing:

Occupancy: Immediately
Lease Price: \$15.00/sq. ft. Gross

**7,000 SF of private dead storage available • Dedicated loading docks and 1 oversize drive-in •
Racking Included • \$15/SF including CAM, Utilities, and Taxes**

Ralph Perna, Associate RE Broker
516-524-8060 (cell)
631-293-3700 x46
rp@schackerrealty.com

Michael Steinberg, RE Salesperson
631-707-5039 (cell)
631-293-3700 x43
ms@schackerrealty.com

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



