

Commercial  
Realty Hub

# 12,120sf Corner Office/Warehouse Bldg

# 64 N. Central Valley Stream, NY 11580

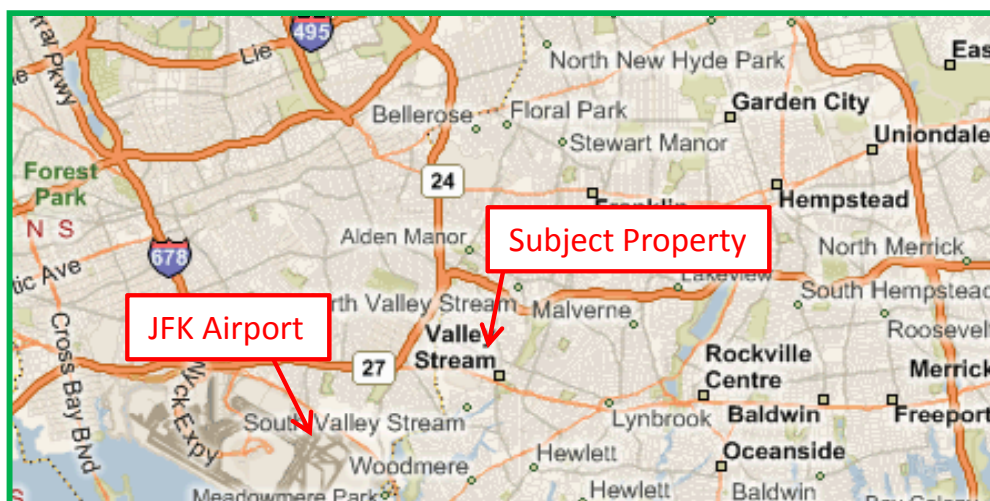
## At a Glance

|                    |                       |
|--------------------|-----------------------|
| Section:           | 37                    |
| Block:             | 218                   |
| Lots:              | 66-70, 73-77          |
| Lot Dimensions:    | 100'x185'             |
| Appr. Lot SF:      | 18,500                |
| Tot. Bldg Area:    | 12,124                |
| Bldg. 1 Off. Area: | 3,080                 |
| Bldg. 2 Off. Area: | 1,428                 |
| Warehouse Area:    | 7,616                 |
| Zoning:            | C-2                   |
| Land Description:  | Storage,<br>Warehouse |
| Taxes:             | \$ 56,000             |



## Features

Corner Bldg located at Traffic Light  
Property located on Main Road  
Just North of Merrick Road  
Potential for Retail Conversion  
Located Just off SSP exit 13  
Adj. to CVS, Opp. Roslyn Savings  
Beautifully Renovated Interior  
See DPI for more Interior Photos  
Great for User



**For Further Information e-mail:**  
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**Asking Price**  
**\$1,900,000**

Information furnished herein has been obtained from sources deemed reliable. We have no reason to doubt the accuracy, but we do not guarantee it. All zoning, size, uses etc must be independently verified by you, your tax advisor, architect, lawyer etc. Information is submitted subject to errors, omissions, change of price, rental or other condition, prior to sale or lease or withdrawal without notice.