



# For lease

Boutique professional  
building

Office space for lease – steps  
from Main Street

94 Maple Avenue  
Smithtown, NY

#### Property specifications

- 2 stories - 2000 SF +/- plus attic
- All new interiors & exteriors
- Self-contained space
- Covered entryway with frontage on Maple Avenue
- Additional entrance off parking lot featuring ADA-compliant ramp
- Private offices on both floors
- Dedicated reception area on ground floor
- Conference room with A/V capability
- Kitchenette with refrigerator, cabinetry & sink
- Additional full bath with shower on 2nd floor
- Rental rate upon request

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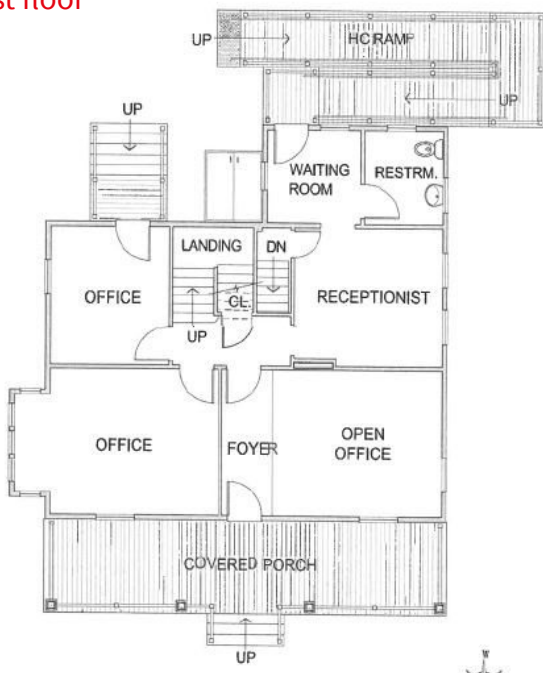
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First floor



Second floor

