

For sale

25-29 Denton Avenue, New Hyde Park, NY



Property details

Advantages and amenities

- Good exposure one block north of Jericho Turnpike
- User/Investor opportunity

Property specifications

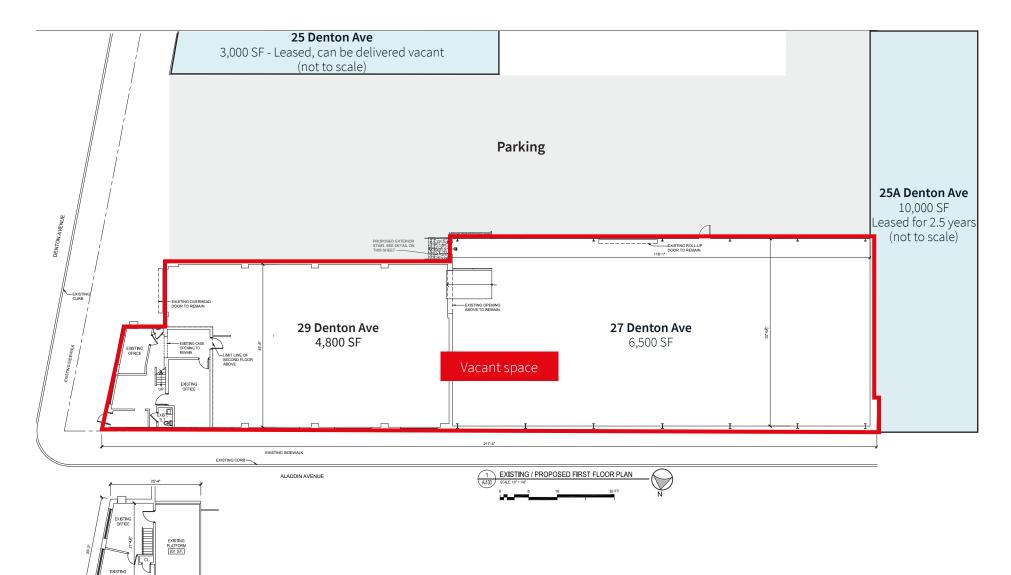
- 24,300 SF multi-tenant facility
- 11,300 SF delivered vacant
- 17' clear ceiling height in 4,800 SF
- 26' clear ceiling height in 6,500 SF
- 2 drive-in doors
- No columns in warehouse
- 7.5 ton overhead crane
- Income on 13,000 SF
- 10,000 SF leased for 2.5 years
- 3,000 SF free-standing building is currently leased, can be delivered vacant



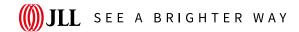




Building plan



2 EXISTING SECOND FLOOR PLAN
SCALE: 18" = 1"-0" (NO CHANGE)



Location overview

Key distances	
2.2 miles to I-495	14.5 miles to LaGuardia Airport
2.3 miles to Queens	17.5 miles to Brooklyn
12.0 miles to JFK Int'l Airport	20.2 miles to Manhattan





Exclusive Agent

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