

400 WIRELESS BLVD.
Hauppauge, NY

GREINER-MALTZ
REAL ESTATE

FOR LEASE

EXCLUSIVE

± 45,500 Square Foot Warehouse/Distribution Facility



Upgrades to Warehouse Facility to be Completed for July, 2024 Occupancy

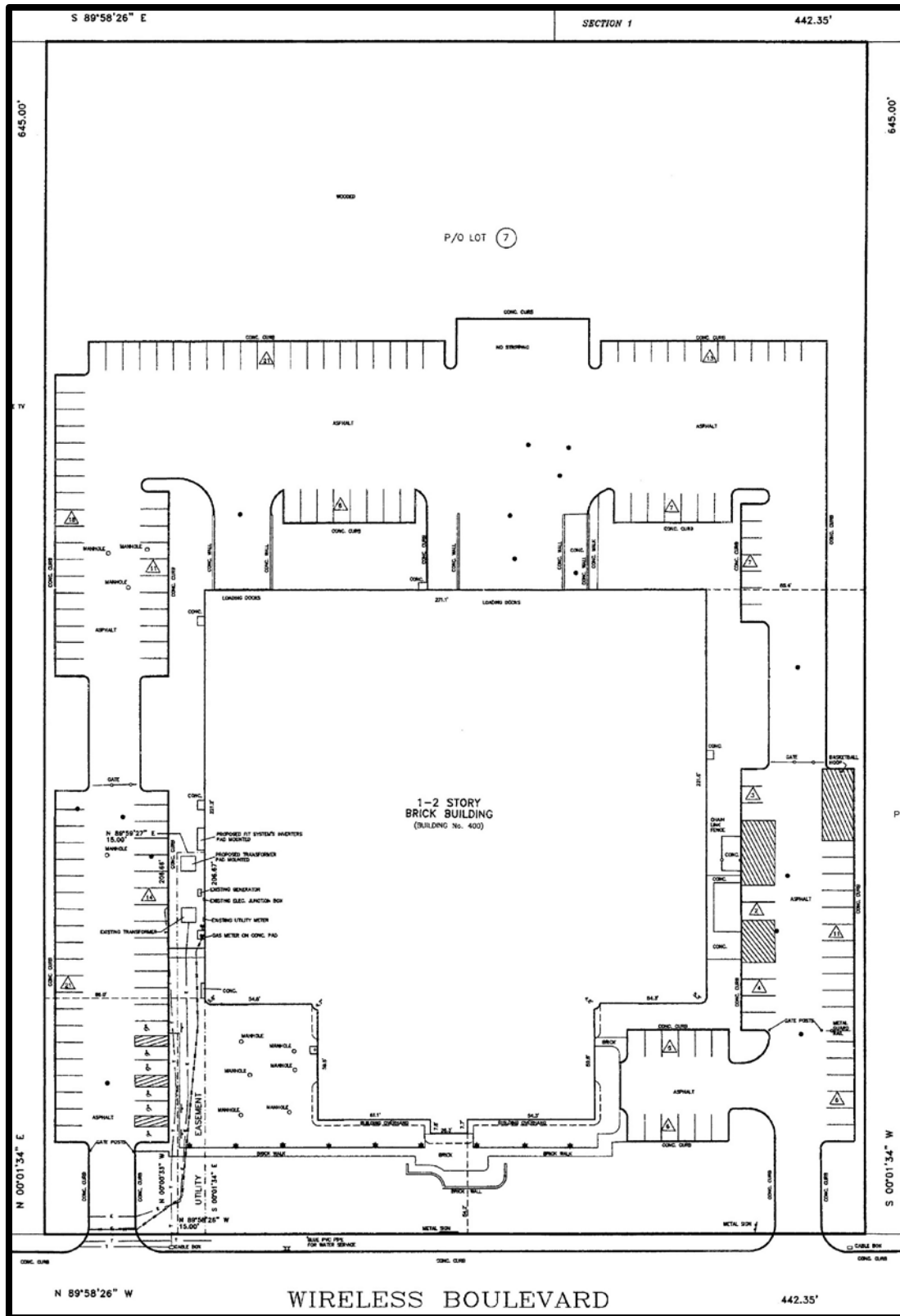
- ◇ New LED Lighting Installation in the Warehouse in Planning Stages
- ◇ Dual Driveway Access with Security Gates to Large Rear Yard for Trailers
- ◇ Separately Metered Utilities
- ◇ 12' x 14' Drive-in Door and 6 Loading Docks with Levelers
- ◇ 22' Ceiling Height with 25' x 39' Column Spans
- ◇ 800 Amps ◇ Gas Heat ◇ Sprinkler System

GREINER-MALTZ COMPANY OF LONG ISLAND, LLC
185 EXPRESS STREET, SUITE 300, PLAINVIEW, NY 11803
T. (516) 364-1000 F. (516) 364-1012

Exclusive Broker: Dean Greiner
Direct: 516-833-1414 Cell: 631-707-6718
Email: dgreiner@greiner-maltz.com

No warranty or representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any special listing conditions, imposed by our principals.

Site Plan



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Proposed Lease Space



Lease Options:

\$16.90 PSF Gross for Warehouse

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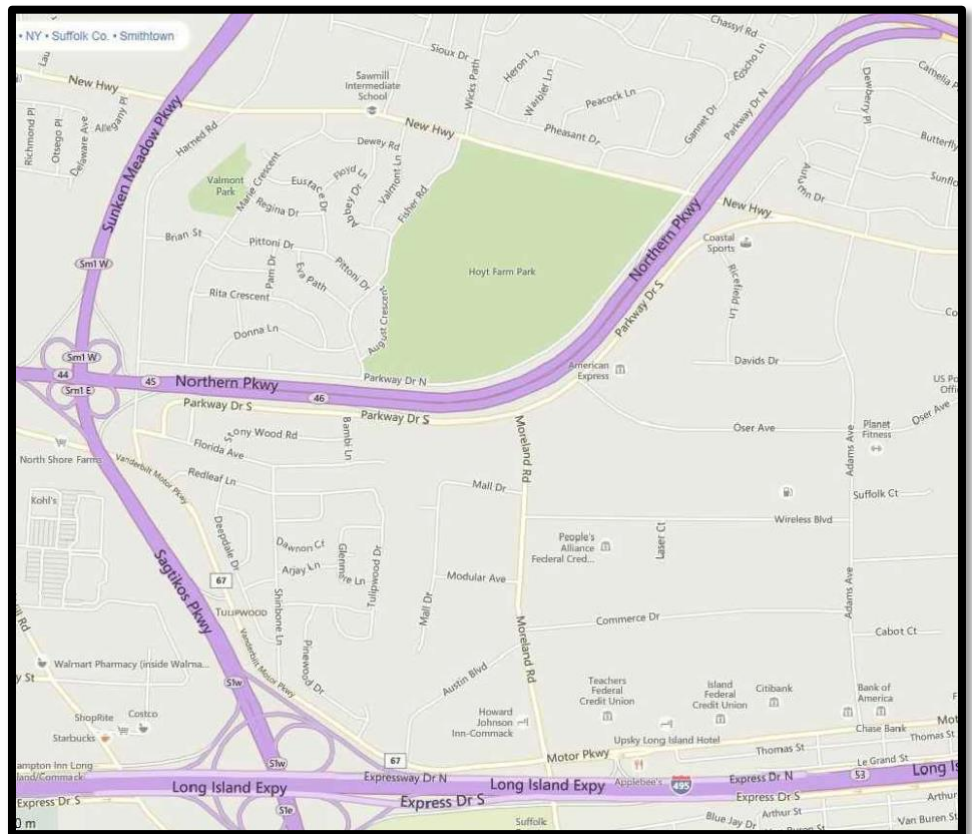
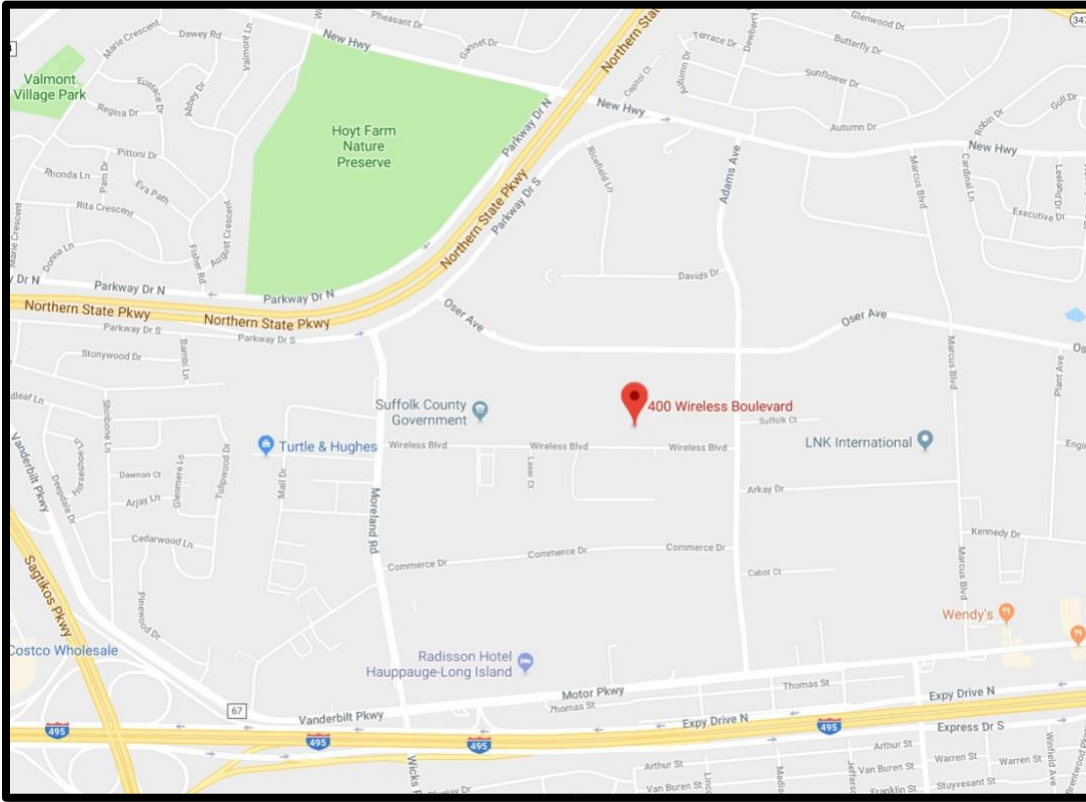
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