

# Office

# Exclusive Listing

# Sale

**879 Johnson Avenue  
Ronkonkoma, NY 11779**



## Property Information

<b>Min Size:</b>	2,700
<b>Max Size:</b>	2,700
<b>GLA:</b>	2,700
<b>Sale Price:</b>	\$595,000
<b>Lease Rate PSF:</b>	
<b>Lease Type:</b>	
<b>Electric PSF:</b>	
<b>CAM PSF:</b>	
<b>Possession:</b>	Immediate
<b>Office size:</b>	
<b>Floor:</b>	2
<b>Ceiling Hgt:</b>	
<b>Fuel:</b>	Gas
<b>Sprinklered:</b>	0
<b>Power:</b>	0
<b>Loading Docks:</b>	0
<b>Drive Ins:</b>	0
<b>Parking:</b>	Ample
<b>RE Taxes:</b>	\$10,107.07
<b>Lot Size (Acres):</b>	0.36
<b>Zoning:</b>	Bus1



Spectacular 2,700 sq. ft. office building for sale. Former physical therapy office. Located on the corner of Johnson Avenue and Ocean Avenue in Ronkonkoma. Excellent visibility and traffic count. Outstanding user opportunity, delivered vacant. Ideal for physical therapy, yoga, daycare, massage, dermatologist, etc.

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