

Holbrook Corp Center

1320-1372 Lincoln Avenue • Holbrook, NY 11741



Availability Overview

Space Available	1,630 - 3,800 SF
Lease Rate	\$9.00 - \$10.00 SF/yr (Gross)
Lease Type	Gross
Date Available	
Space Type	Manufacturing; Warehouse/ Distribution
Spaces available	10
Building Size	60,000 SF
Cross Streets	State Highway 454 & Lincoln Ave

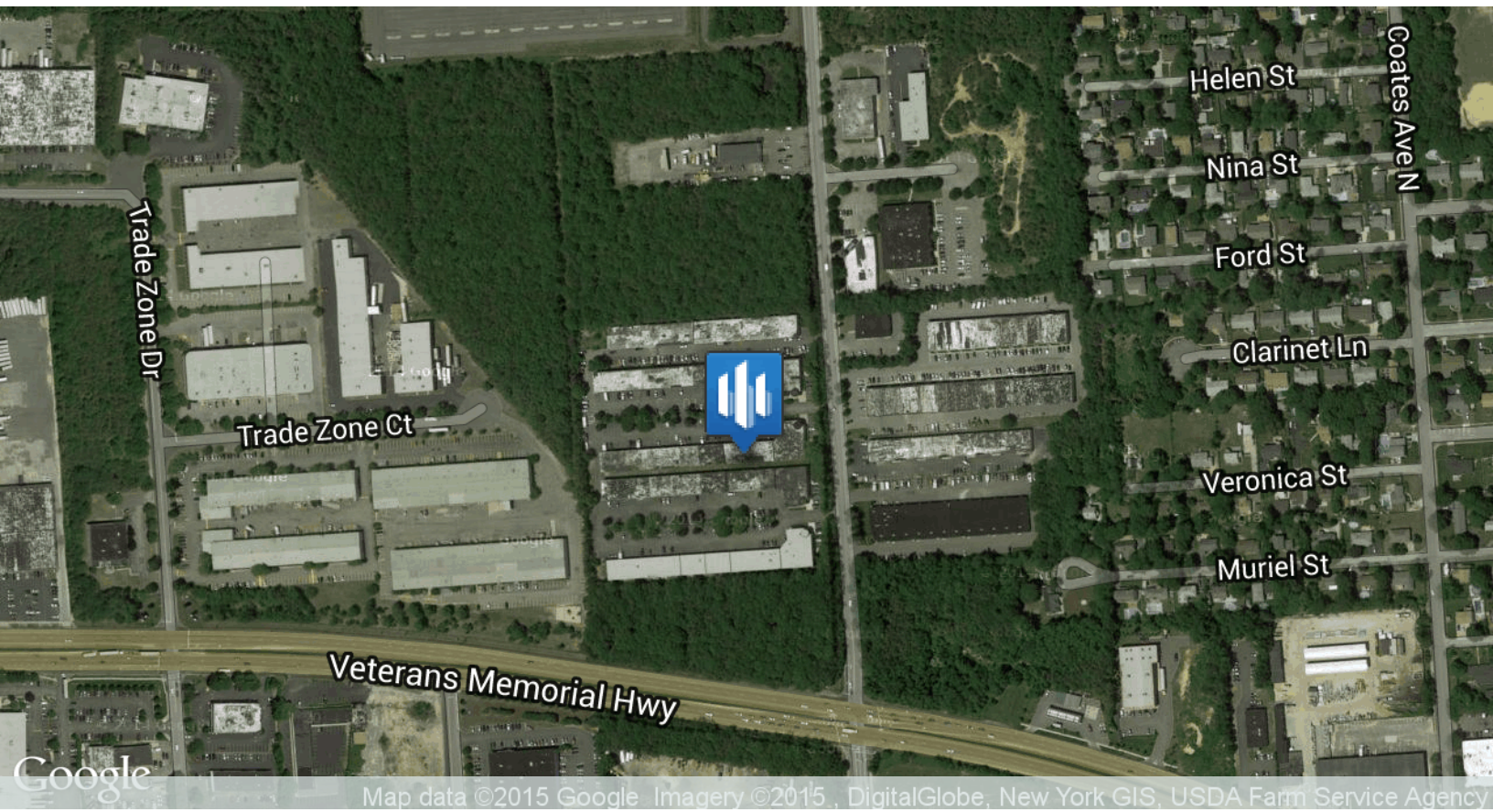
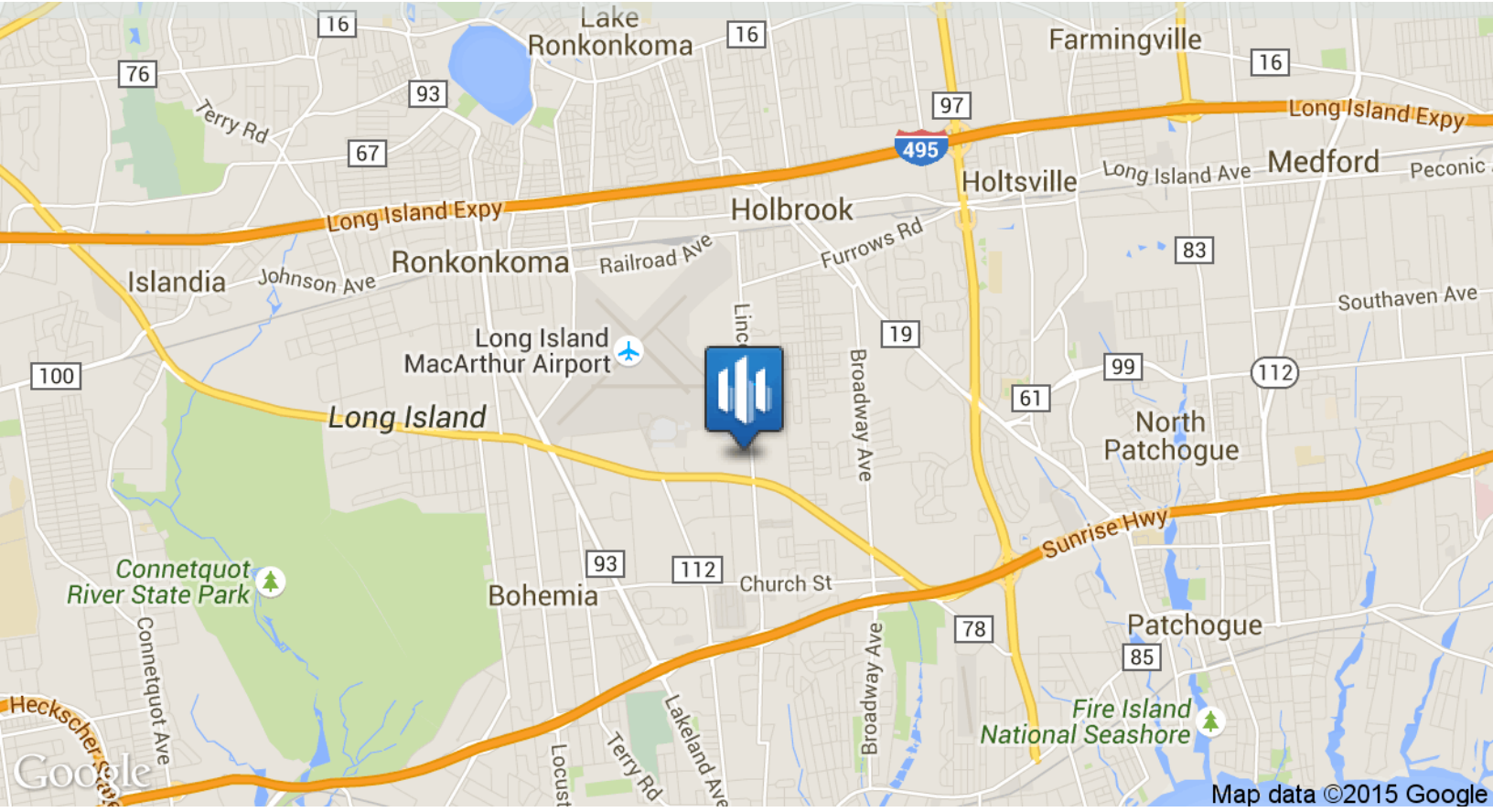
Property Overview

Property	All Lease Prices Quoted Are Gross (Include RE Taxes, Water, Snow Removal, and CAM). Two Months Security Deposit And First Month's Rent Due at Lease Signing.
Location	Convenient Location. Just north of Vets Hwy, and less than 1 mile north of Sunrise Hwy. Easy access to LIE and MacArthur Airport.

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Holbrook Corp Center

Location Maps



Summary

10 Spaces

Lease Rate	\$9.00 - 9.94 SF/yr (Gross)	Space Available	1,630 - 3,800 SF
Lease Type	Gross	Term	

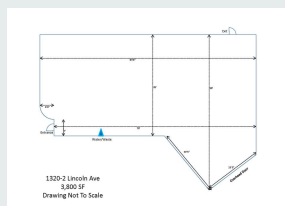
1320-9

Lease Rate	\$1,350 per month	Space Available	1,630 SF
Lease Type	Gross	Term	Negotiable

1340-8

Lease Rate	\$1,350 per month	Space Available	1,630 SF
Lease Type	Gross	Term	Negotiable

1320-2



Lease Rate	\$9.00 SF/yr	Space Available	3,800 SF
Lease Type	Gross	Term	Negotiable

This space has great frontage on Lincoln Avenue. This space is currently bare and can be configured in a multitude of ways.

1337-5

Lease Rate	\$9.50 SF/yr	Space Available	2,880 SF
Lease Type	Gross	Term	Negotiable

800 SF Office
Gas Heat for W/H
Rooftop HVAC For Office

1337-6	Lease Rate	\$9.50 SF/yr	Space Available	2,880 SF
	Lease Type	Gross	Term	Negotiable
	800 SF Office Gas Heat for W/H Rooftop HVAC For Office			
1337-7	Lease Rate	\$9.50 SF/yr	Space Available	2,880 SF
	Lease Type	Gross	Term	Negotiable
	800 SF Office Gas Heat for W/H Rooftop HVAC For Office			
1320-13	Lease Rate	\$9.00 SF/yr	Space Available	3,400 SF
	Lease Type	Gross	Term	Negotiable
	1,900 SF Of Office			
1350-11	Lease Rate	\$1,350 per month	Space Available	1,630 SF
	Lease Type	Gross	Term	Negotiable
1350-12	Lease Rate	\$1,350 per month	Space Available	1,630 SF
	Lease Type	Gross	Term	Negotiable

1372

Lease Rate	\$2,300 per month	Space Available	3,000 SF
Lease Type	Gross	Term	Negotiable
Bare Storage Preferred			