

22 COLT CT

FOR SALE | INDUSTRIAL/FLEX & RD



PROPERTY SPECIFICATIONS:

BUILDING SIZE:	10,000 SF
AVAILABLE SPACE:	10,000 SF
OFFICE:	4200
CEILING HEIGHT:	16'
HEAT:	GAS
POWER:	800 AMPS
SEWER:	
SPRINKLERED:	
PARKING:	16
OCCUPANCY:	
ASKING LEASE PRICE:	\$ 0.00
ASKING SALE PRICE:	\$ 2,500,000.00
NUMBER OF LOADING DOCKS:	1
DRIVE INS:	2

PROPERTY FEATURES

- IMMACULATE OFFICE WITH ABOVE STANDARD INSTALLATION, NEW ROOF WITH WARRANTEE, PROFESSIONALLY LANDSCAPED
- BUILDING CAN BE DELIVERED VACANT OR WITH TENANT IN 3,500 SF

FOR MORE INFORMATION CONTACT BOKERS:

Jeffrey Schwartzberg, Managing Principal | (516) 284-8000 | jbs@pcrellc.com
Jason Miller, Managing Principal | (516) 284-8000 | jmiller@pcrellc.com

PREMIER COMMERCIAL RE LLC

500 N Broadway Suite # 105,
Jericho, NY 11753
Tel. 516-284-8000
www.pcrellc.com