



Island Associates Real Estate Inc.

We create value

Office Suites Available
490 Wheeler Road
Hauppauge, NY



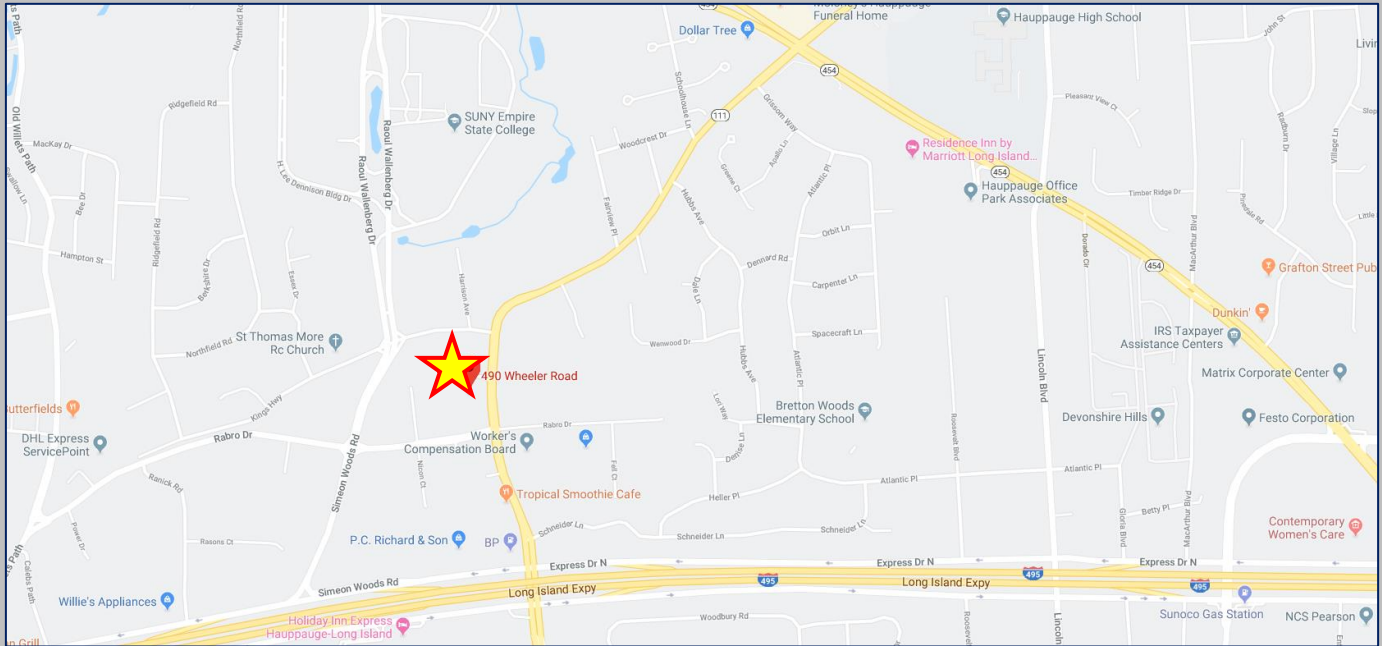
Roger A. Delisle, Jr. CCIM
Roger@IslandAssociates.com
Robert Monahan
Robert@IslandAssociates.com



Property Info

2,410 SF Office Space Available in 50,976 SF Building

Lease Price: \$23.00 SF + Electric (\$3.25 SF)



- ❖ Newly renovated parking garage with electric vehicle charging stations
- ❖ Onsite security
- ❖ Easy access to the Long Island Expressway
- ❖ 20 minutes to Long Island MacArthur Airport
- ❖ 7 minutes to LIRR Smithtown Station
- ❖ Area restaurants include Ciro's Café, La Strada, Butterfields & More

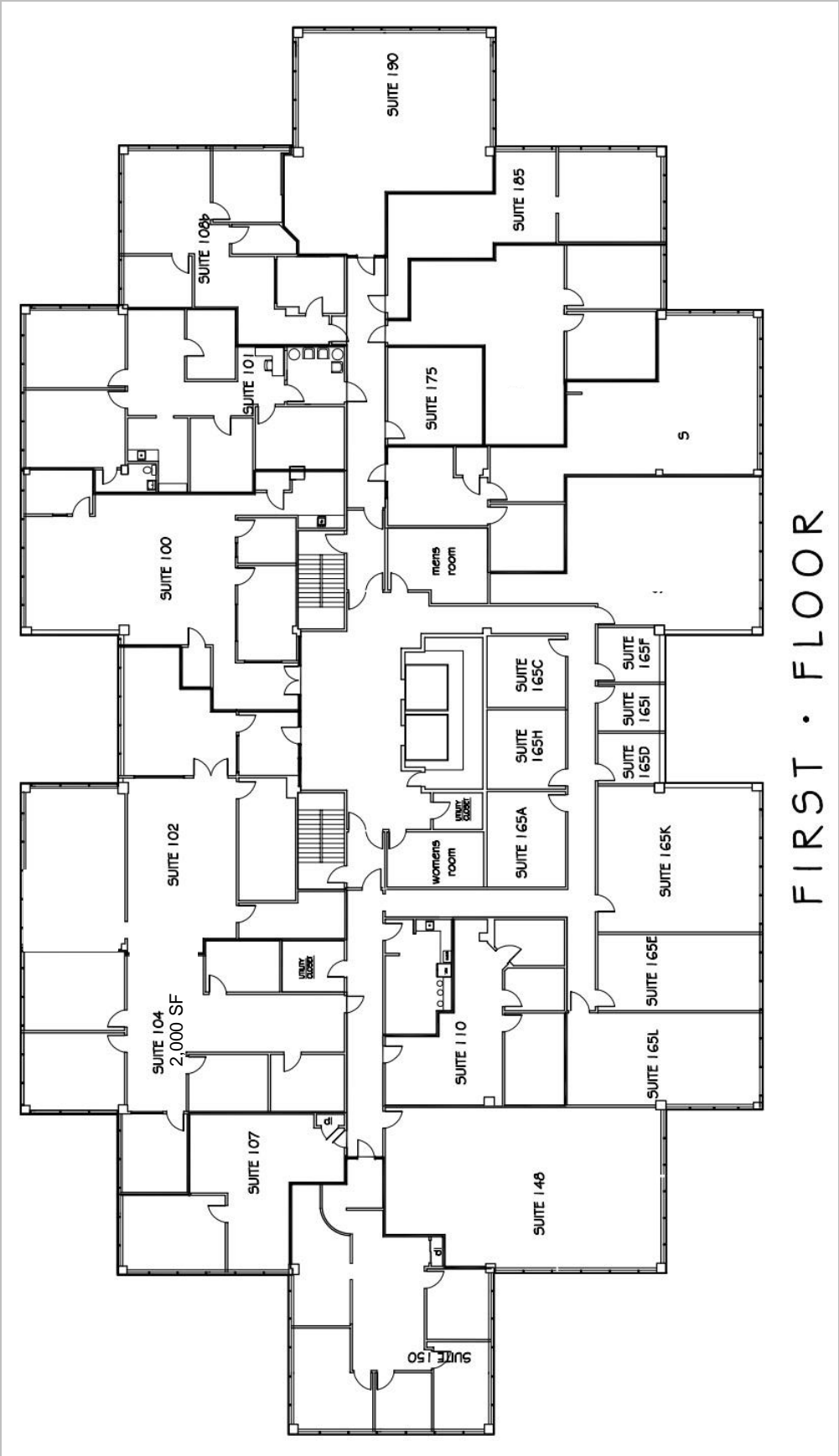
*All information is subject to errors, omissions, modification, and withdrawal.
Information is from sources deemed to be reliable but should not be relied upon without independent verification.*

Pictures



*All information is subject to errors, omissions, modification, and withdrawal.
Information is from sources deemed to be reliable but should not be relied upon without independent verification.*

First Floor Plan



All information is subject to errors, omissions, modification, and withdrawal.
Information is from sources deemed to be reliable but should not be relied upon without independent verification.

Second Floor Plan

