

Property For Lease

44 Broadway Greenlawn NY 11740

44 Broadway Greenlawn, NY 11740



For More Information:

Ben Indiviglia

Licensed Real Estate Salesperson
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 **Douglas Elliman**
Commercial

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Office Property For Lease

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Offering Summary

Lease Rate:	\$1,650 - 1,950 SF/month (MG)
Building Size:	0 SF
Available SF:	500 - 1,000 SF
Lot Size:	8,595 SF
Number of Units:	8
Year Built:	1968
Zoning:	C-6

Property Overview

Flexible Lease Terms

Property Highlights

- This freestanding multi suite office building offers availability for local exposure and a professional setting for various business types. With both on-site parking and street parking this is ideal for an attorney, architect, accountant, therapist, engineer, etc. Both available suites offer private offices and an open bullpen area suitable for many business needs.

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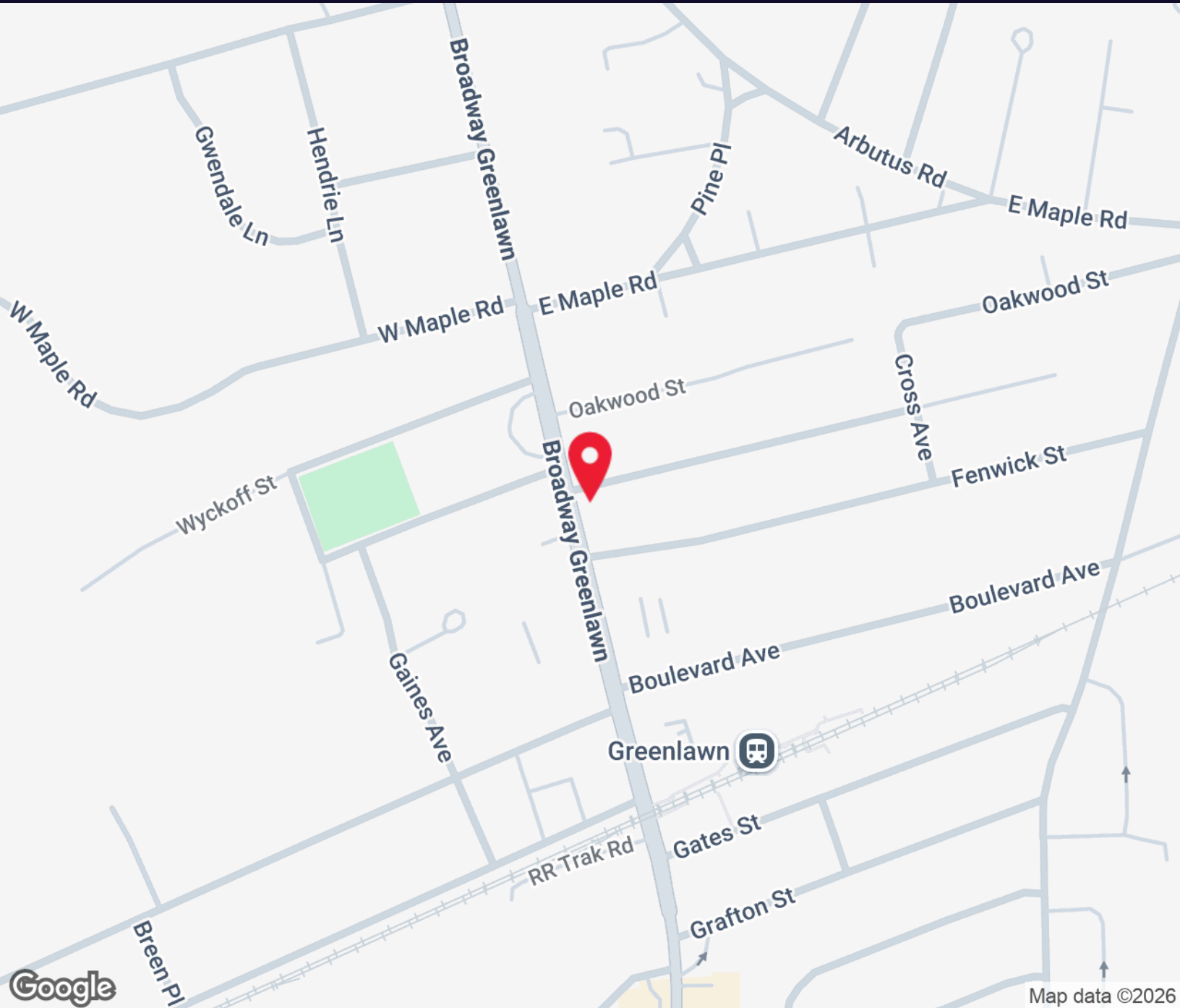
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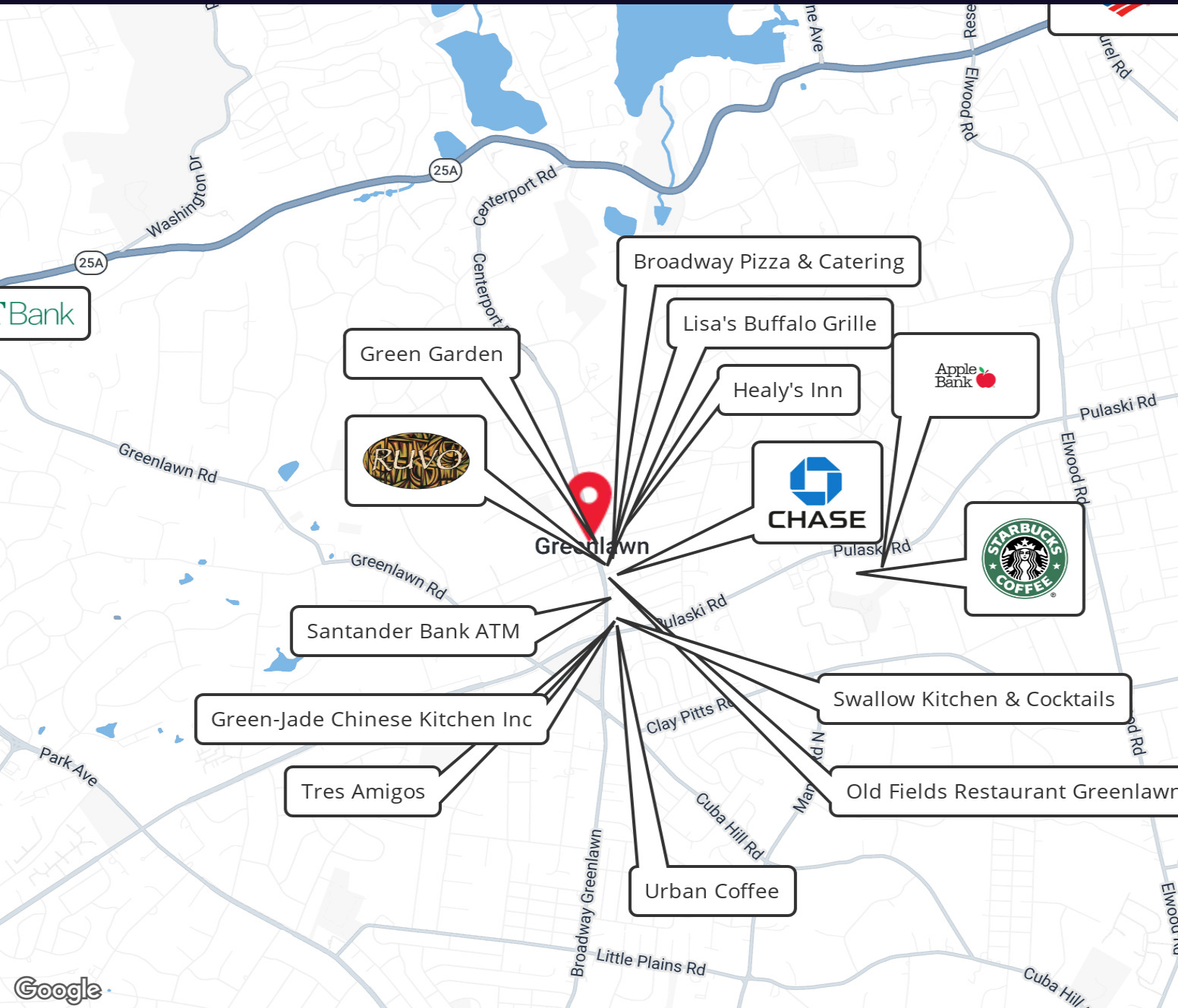
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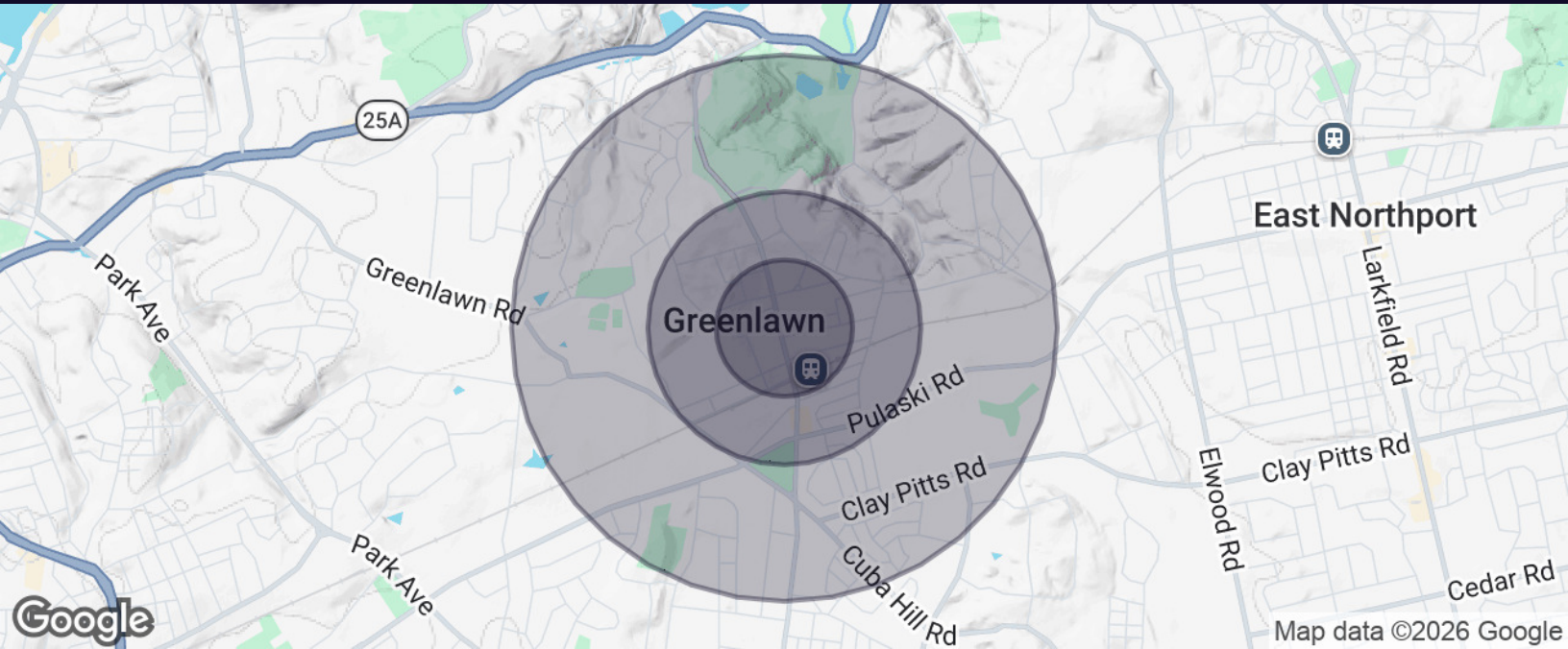
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Population	0.25 Miles	0.5 Miles	1 Mile
Total Population	609	2,042	7,859
Average Age	44.7	43.6	44.3
Average Age (Male)	48.2	45.3	41.4
Average Age (Female)	44.6	43.8	45.7

Households & Income	0.25 Miles	0.5 Miles	1 Mile
Total Households	239	737	2,616
# of Persons per HH	2.5	2.8	3.0
Average HH Income	\$175,649	\$198,376	\$213,745
Average House Value	\$607,374	\$665,208	\$749,664

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