



**4,454 sq. ft. of Office Space For Lease**  
**Minimum Division 2,223 sq. ft.**  
**45 N Station Plaza, Great Neck**



**Specifications:**

**Building Size:** 31,000 sq. ft.  
**Office Space:** 4,454 sq. ft.

**Pricing and Timing:**

**Occupancy:** Immediately  
**Lease Price:** Upon Request

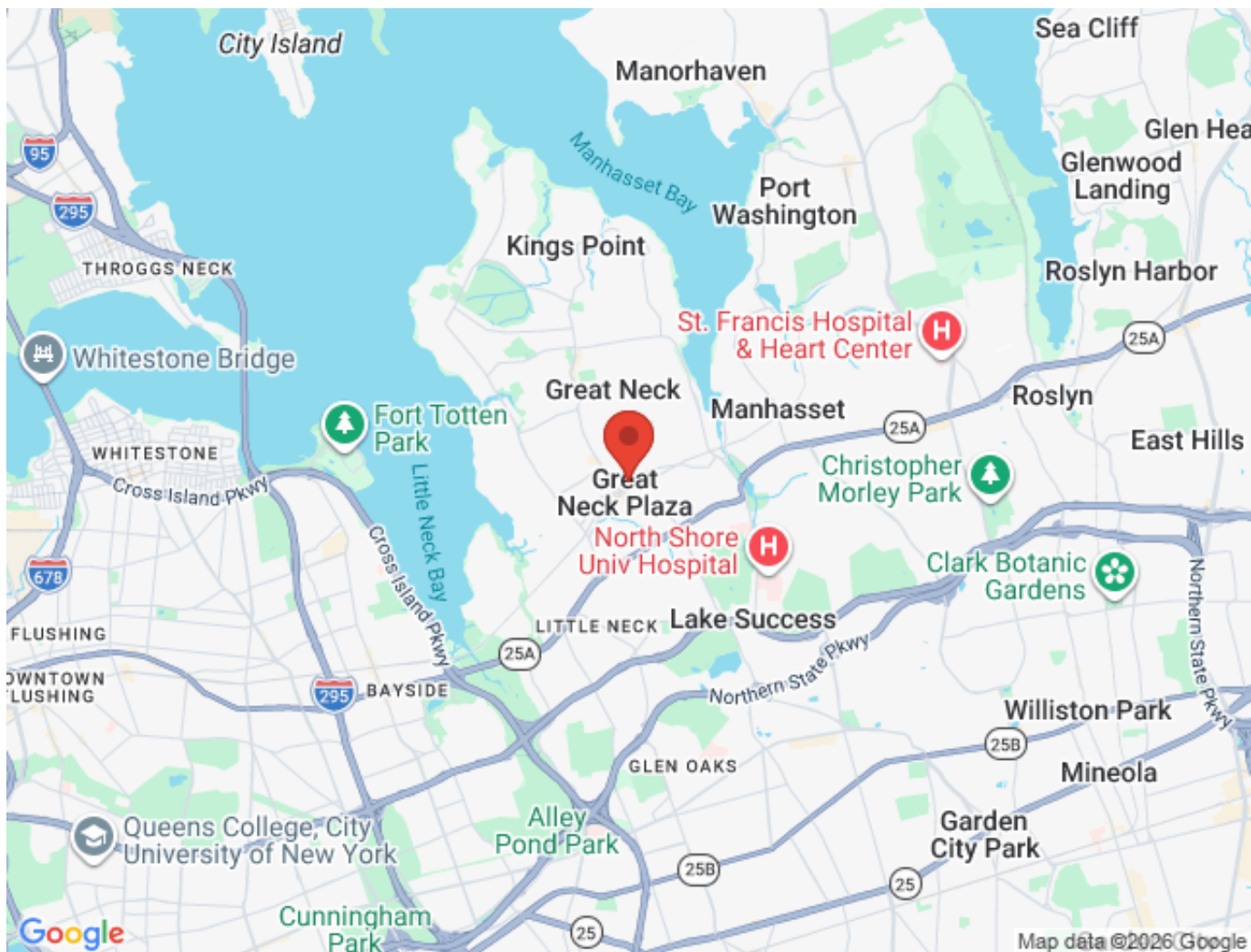
- Suite 400 • Prime Great Neck • Directly across from LIRR & NICE bus • Steps to municipal parking & walkable amenities • Ideal for transit-oriented workforce • Bright open layout with high window ratio • Plug and play or build to suit • 3 offices, conference, reception & break room • Dedicated HVAC • Flexible lease terms • Renovated corridors, bathrooms and lobby • 24/7 access • On-site management



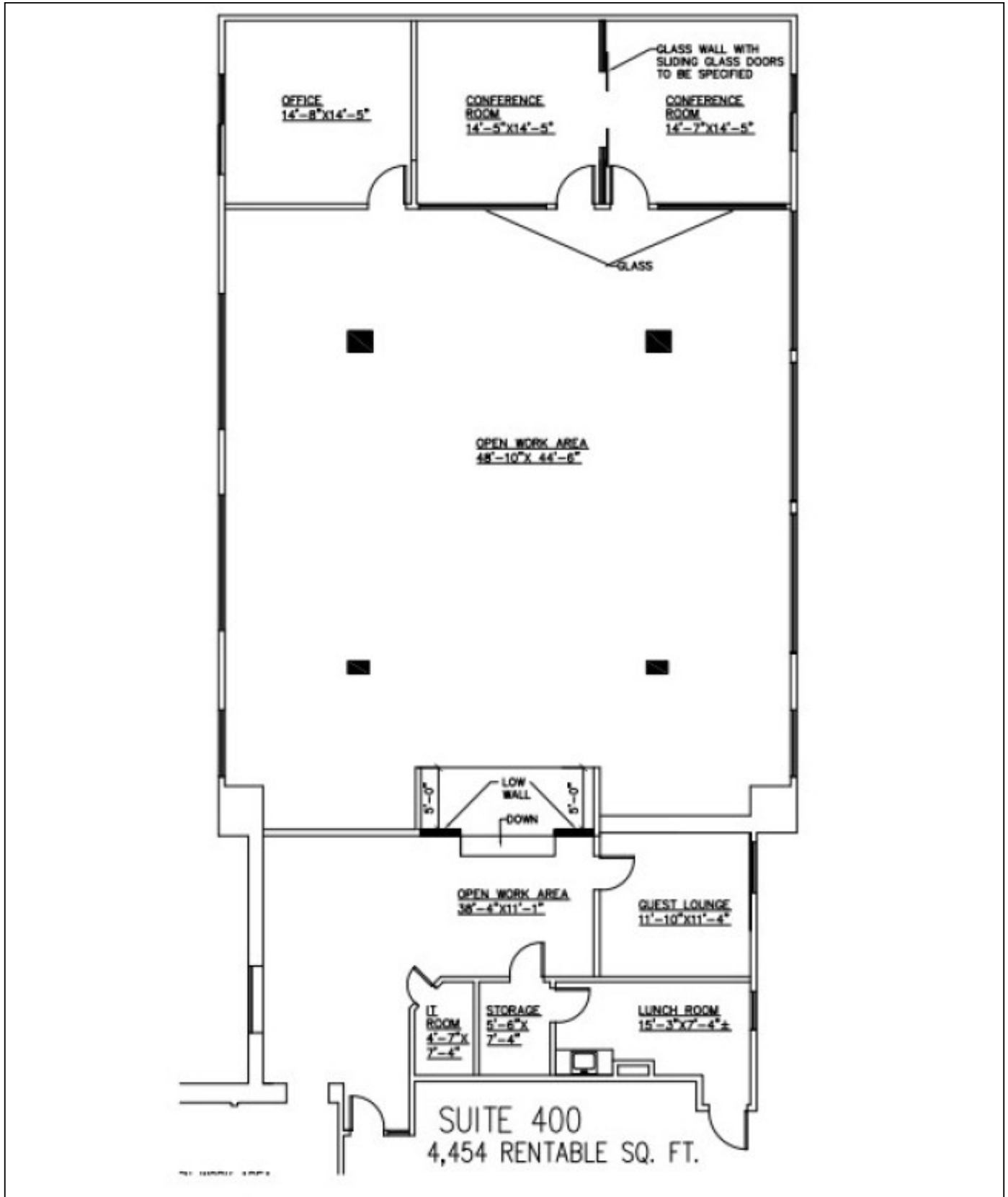
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All information is subject to errors, omissions, modification, and withdrawal. Measurements may be estimates and information shown should not be relied upon without independent verification.



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