

+/- 12,000 SQUARE FOOT OFFICE/FLEX/INDUSTRIAL BUILDING FOR SALE

8400 NEW HORIZONS BOULEVARD

8400 NORTH AMITYVILLE, NEW YORK

Colliers



VIDEO TOUR

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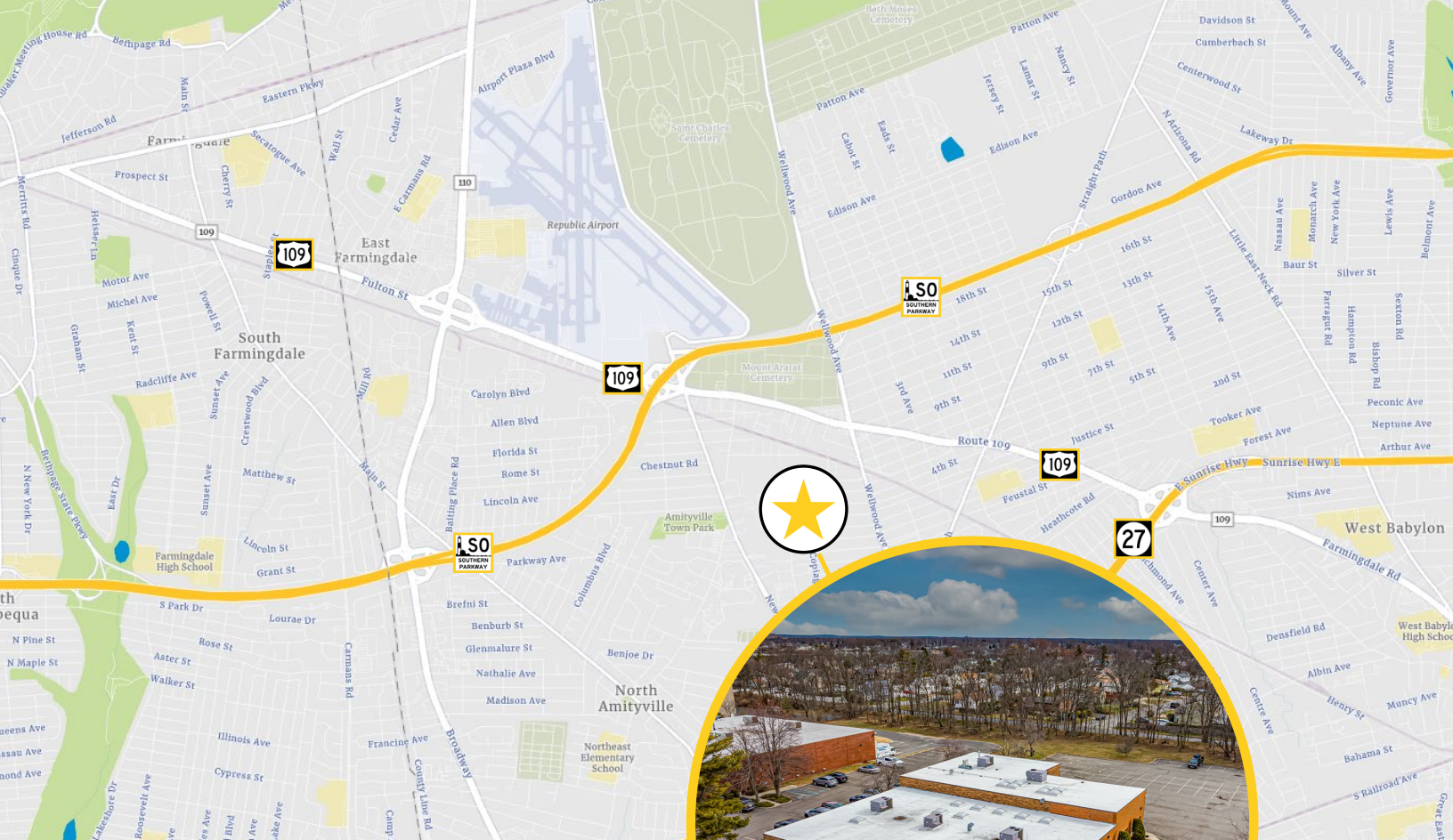
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HIGHLIGHTS

- Excellent corporate image
- Located in New Horizons Business Center
- Features reception area, executive office with a full bathroom, executive conference room, multiple private offices, open bullpens, five bathrooms, kitchen, & warehouse
- Conversion to a higher percentage of warehouse may be possible
- Abundant natural light from generous window lines and multiple skylights throughout
- Backup generator
- Connected to sewers
- Fully sprinklered throughout
- Minutes to Route 109, Southern State Parkway & Sunrise Highway (Route 27)
- 3 Miles to Nassau County Border

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