

111 GREAT NECK RD



Office Space Available for Lease

Introducing **"The Towers"**: Premier Class A Office Building.

Nestled in a prime location, **"The Towers"** presents an exemplary embodiment of sophisticated office environments. This distinguished office edifice, renowned for its architectural elegance, offers unparalleled amenities and strategic advantages for discerning professionals.

Elegant Modernity: Step into the realm of contemporary sophistication with **"The Towers."** A grandiose modern lobby greets visitors, setting the tone for an unparalleled professional experience. The meticulously designed interiors exude refinement and class, elevating the workplace ambiance to new heights of prestige.

Convenient Accessibility: Convenience is paramount at **"The Towers."** Situated in close proximity to the Long Island Rail Road (LIRR) station, a mere 20-minute commute to Manhattan, accessibility is unrivaled. With ample parking available on both ground and subterranean levels, commuting is streamlined for tenants and visitors alike.



ROZITA SOOMEKH

Licensed Real Estate Broker
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516.205.2279



AVAILABLE UNITS



SUITE

210

APPROX. RSF

2,750 RSF

Sublease



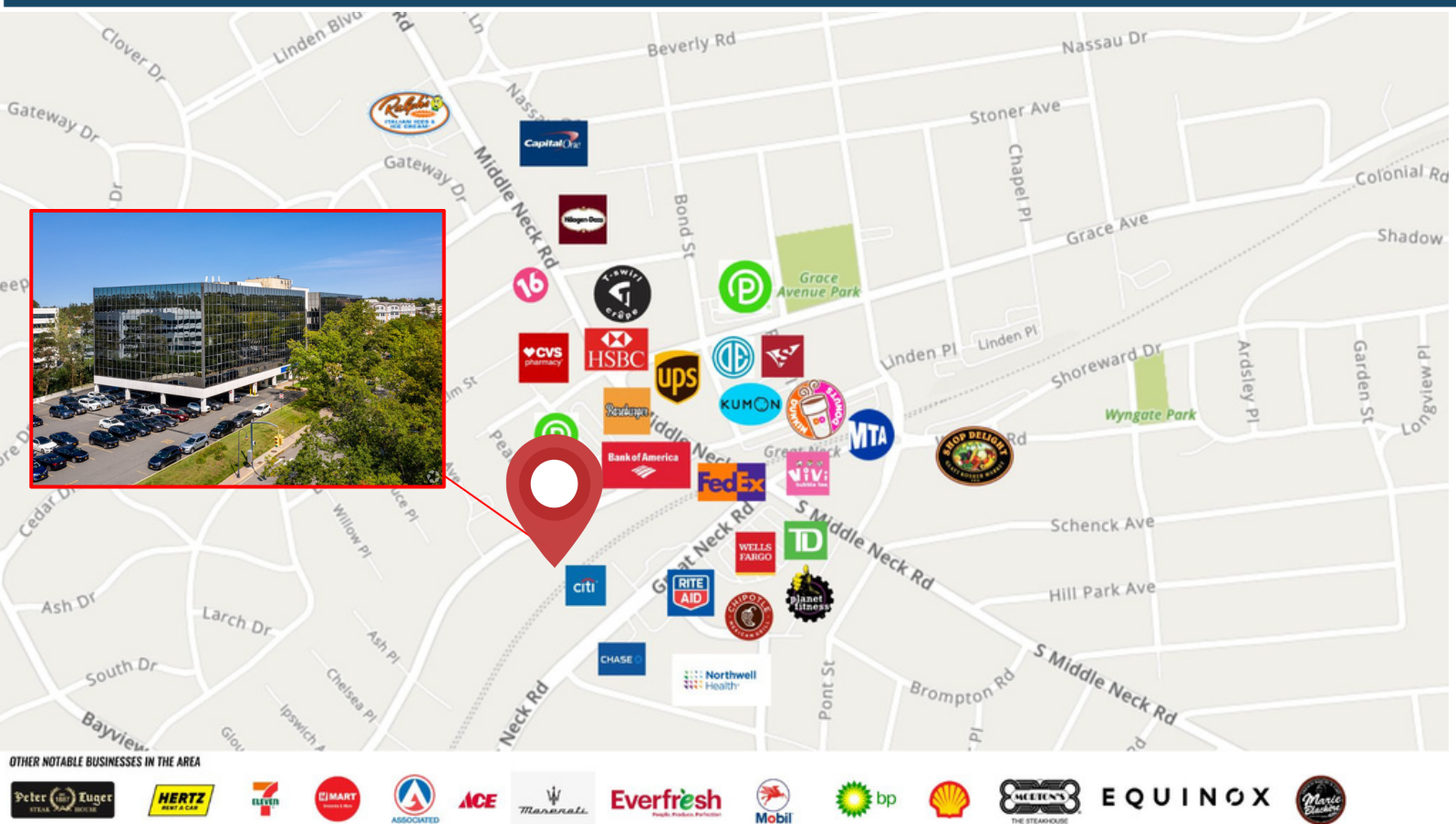
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A Culinary Haven: Indulge in the culinary delights available within the confines of "The Towers." A chic cafe nestled within the premises ensures that tenants have access to gourmet refreshments and delectable treats without ever needing to venture far. Convenience meets epicurean satisfaction, creating an environment conducive to productivity and satisfaction.

Strategic Locale: Strategically positioned amidst a bustling commercial hub, "The Towers" provides proximity to a myriad of amenities. From eateries and cafes to banks and public transport options, every necessity is within arm's reach. This strategic locale not only enhances convenience but also fosters a vibrant and dynamic professional ecosystem.

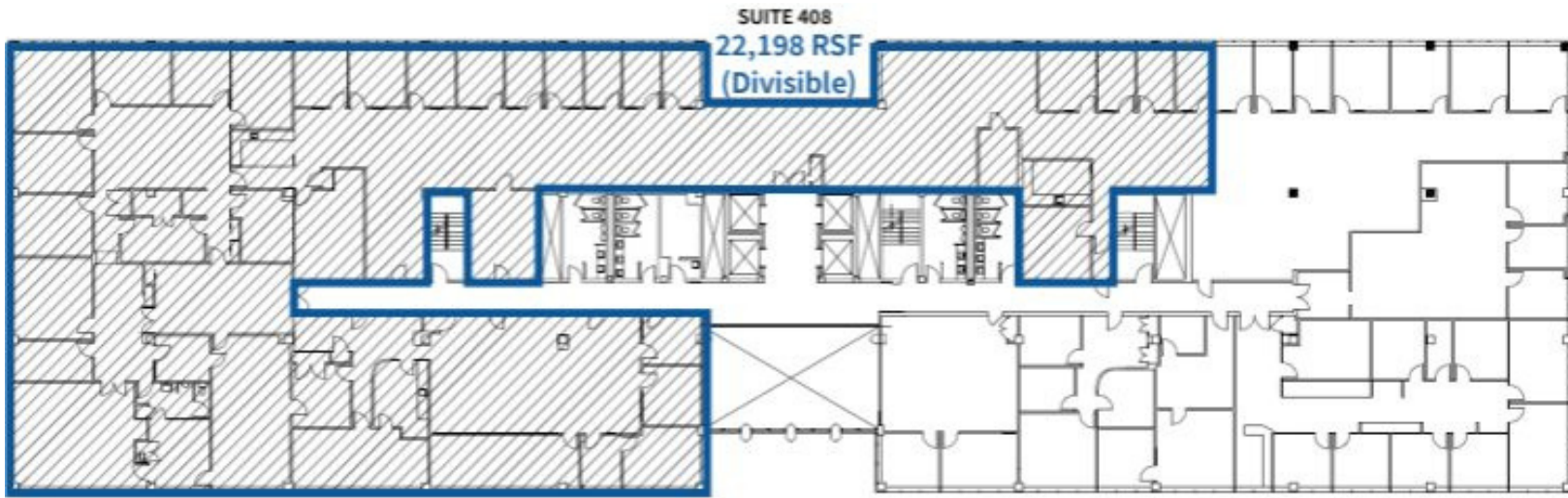
Unmatched Accessibility: Empowering tenants with unparalleled flexibility, "The Towers" offers round-the-clock access to its facilities. Whether it's early morning meetings or late-night collaborations, tenants enjoy the freedom to operate on their schedules, enhancing productivity and accommodating diverse work styles.

Exceeding Manhattan Standards: In a league of its own, "The Towers" sets a new benchmark for office spaces, rivaling even the most esteemed establishments in Manhattan. Its combination of opulent amenities, strategic location, and unmatched accessibility elevates it to the pinnacle of Class A office environments.

Experience the epitome of professional excellence at **"The Towers."** Elevate your business to new heights within this prestigious establishment, where every detail is meticulously crafted to cater to the needs of discerning professionals.

****Landlord
Offering a Fully
Customized
Buildout at No
Cost to Tenant**

SUITE 408
APPROX. 22,198 RSF (Divisible)
\$3.75 PSF Utilities



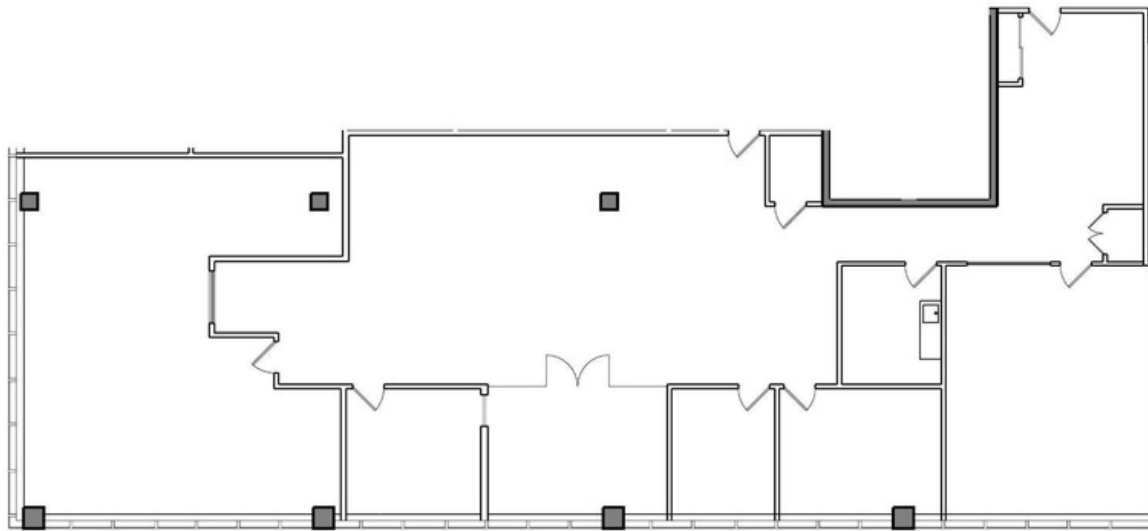
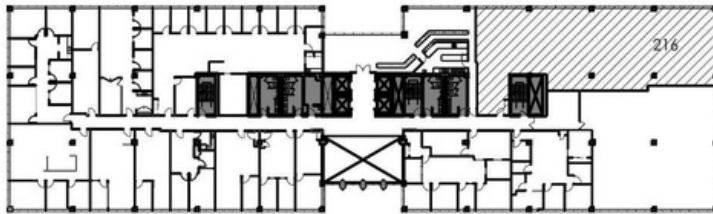
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SUITE 216
APPROX. 6,124 RSF
\$39.50 PSF + \$3.75 PSF Utilities

KEY PLAN



SCALE: NTS

-- ALL DIMENSIONS AND CONDITIONS ARE --
APPROXIMATE AND SUBJECT TO FIELD VERIFICATION

AS-BUILT PLAN
SUITE 216

DATE: 03.21.25
DWG. NO.: TF-01

PHILIPS INTERNATIONAL
111 GREAT NECK ROAD
NEW YORK, NEW YORK



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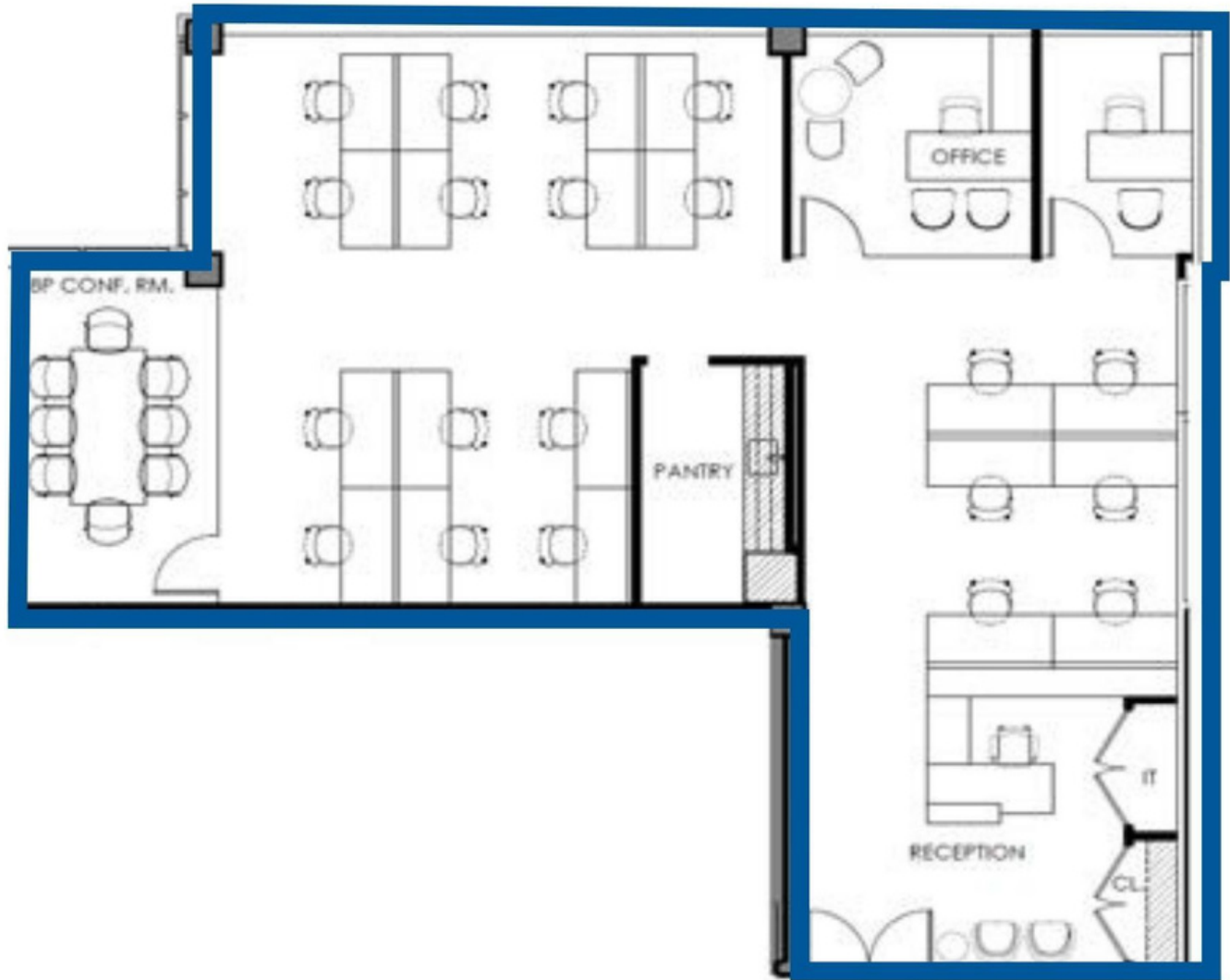


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****Landlord
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SUITE 618
APPROX. 2,784 RSF
\$39.50 PSF + \$3.75 PSF Utilities



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GREAT NECK

Great Neck is a region on Long Island, New York, that covers a peninsula on the North Shore and includes 9 villages, such as the villages of Great Neck, Great Neck Estates, Great Neck Plaza, Kings Point, and Russell Gardens, and a number of unincorporated areas, as well as an area south of the peninsula near Lake Success and the border territory of Queens.



TOTAL POPULATION

±11.000



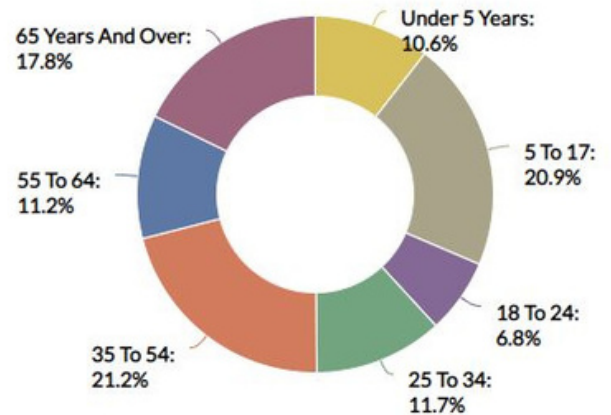
SCAN TO VIEW
ALL OUR LISTINGS



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ROZITA
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TEAM at Douglas Elliman
Real Estate

Age Demographic



MEDIAN HOUSEHOLD INCOME

