



THE HUNTINGTON ATRIUM
775 PARK AVENUE

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DG
NY
Commercial

775 PARK AVE, SUITE 235, HUNTINGTON, NY

**FOR SALE: ±580 SF Unit in The Huntington Atrium
Medical/Office Condo with Patio. PRICE: \$225,000**

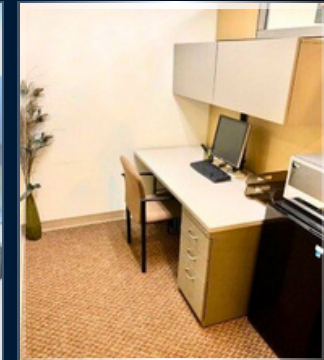
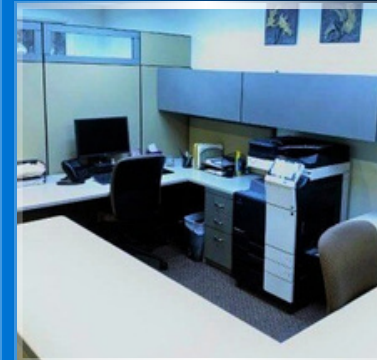
Gary Pezza CIREC

Chief Commercial Associate

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Medical/Office Building located on Park Avenue Commercial Corridor



±580 SF MEDICAL/OFFICE CONDO

FOR SALE: \$225,000

BUILDING HIGHLIGHTS:

- Elevator building located in close proximity to Huntington Village, LIRR Huntington line and Huntington Hospital
- Convenient access to LIÉ, Northern State Parkway, Routes 25A & 110
- Over 350 dedicated parking spots for tenant and visitor parking
- 24/7 access to building via code lock
- On-site property manager

RE Taxes: \$2,212/year

HOA: \$371/month

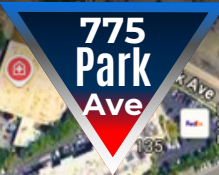
Separately Metered

AREA DEMOGRAPHICS

| | 2 Mile | 5 Miles | 10 Miles |
|---------------------------|-----------|-----------|-----------|
| POPULATION: | 50,164 | 160,201 | 568,257 |
| AVERAGE HH INCOME: | \$149,389 | \$167,480 | \$161,832 |

775 PARK AVE, SUITE 235, HUNTINGTON, NY

FOR SALE: ±500 SF Dental/Medical/Office Condo in The Huntington Atrium.



For more information on this exclusive, contact:

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