

**+/- 21.555 ACRES FOR SALE
GLEN COVE, NEW YORK**

POTENTIAL DEVELOPMENT SITE

EIGHT BUILDINGS ON SITE TOTALING +/- 423,700 SF

AREA "A" 5.21 ACRES

MAIN BLDG: +/- 94,750 SF
HEIGHT: 14' - 17'8" 1 DOCK 1 OHD
PARKING: APROX. 100 CARS
POWER: 3000 AMPS/480V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

MAINTENANCE BLDG.: +/- 15,100 SF
HEIGHT: 11'6" - 15' 6" 1 OHD
PARKING: APROX. 25 CARS
POWER: 1000 AMPS/480V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

BUTLER 2: +/- 39,850SF
HEIGHT: 14' 21' 2 DOCKS 2 OHD
PARKING: APROX. 70 CARS
POWER: 1500 AMPS/480V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

AREA "B" 3.07 ACRES

BUTLER 3: +/- 24,350 SF
HEIGHT: 19'5" - 21' 6" 2 OHD
PARKING: APROX. 20 CARS
POWER: 1500 AMPS/480V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

BLDG. 4: +/- 58,750 SF
HEIGHT: 22' 8" 1 DOCK 1 OHD
PARKING: APROX 100 CARS
POWER: 1500 AMPS/480V/3 PHASE/60 HZ

AREA 'C' 6.15 ACRES

BLDG. 45A: +/- 103,600 SF
HEIGHT: 13 - 15' 3 DOCKS 1 OHD
PARKING: 170 CARS
POWER: 2000 AMPS/480V & 208V/3 PHASE/60 HZ

AREA "D" 2.265 ACRES

BLDG. 7: +/- 51,300 SF
HEIGHT: 8' - 13' 2 DOCKS 1 OHD
PARKING: APROX. 97 CARS
POWER: 3750 AMPS/480V & 208V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

AREA "E" 4.86 ACRES

BLDG. 45b: +/- 36,000 SF
HEIGHT: 8' 6" - 18' 6" 2 DOCKS 1 OHD
PARKING: APROX. 82 CARS
POWER: 1500 AMPS/480V & 208V/3 PHASE/60 HZ
OIL FULLY SPRINKLERED SEWERS

For Information or Inspection, Contact Exclusive Broker:

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