

+/- 13,000 SF FREESTANDING BUILDING
AVAILABLE FOR LEASE
720 Albin Ave. West Babylon, NY



For More Information:

Michael G. Murphy

President | Commercial Division
Douglas Elliman Commercial - Long Island
631.858.2460
michael.murphy@elliman.com

Giovanni DiStefano

Licensed Real Estate
Salesperson
Douglas Elliman Real Estate
631.671.1272
Giovanni.DiStefano@elliman.com

WWW.ELLIMANCOMMERCIAL.COM

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FREESTANDING BUILDING FOR LEASE

720 Albin Avenue W. Babylon NY 11704



#700 Albin Avenue

Offering Summary

Lease Rate:	Priced Upon Request
Building Size:	+/- 13,000 SF
Zoning:	Commercial
Use:	Non-profit organizations/Medical Arts

Property Overview

Rare Opportunity to Lease up to approximately +/- 13,000 SF of space in freestanding buildings situated on 12.5 acres on church property. one-story freestanding building featuring 14 bedrooms, 12 of which each share one bathroom and 2 with private bathrooms, a living room, staff break room, dining room, full kitchen, sunroom, laundry room, conference room, computer room, 8 executive offices and an outdoor courtyard. Ample parking in large adjacent lot. Contact Listing brokers for information.

Property Highlights

- Ideal Location on Church Property
- Perfect for Medical or Medical Arts Facility
- Ample Parking in Extra Large Lot
- Convenient Location near Major Highways

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Exterior + Aerial View Photos

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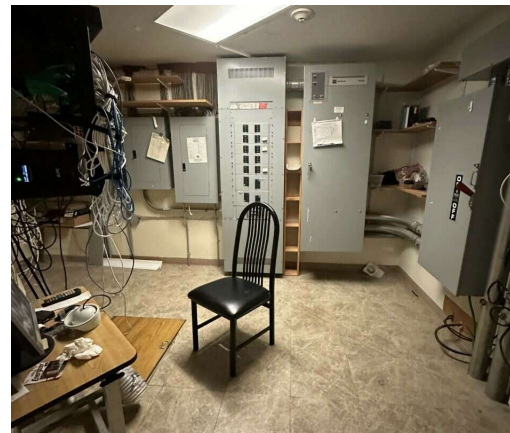
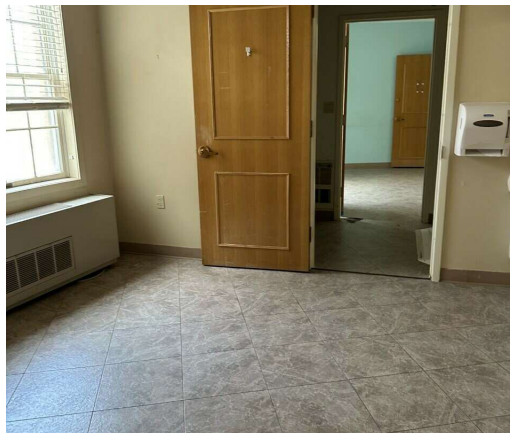
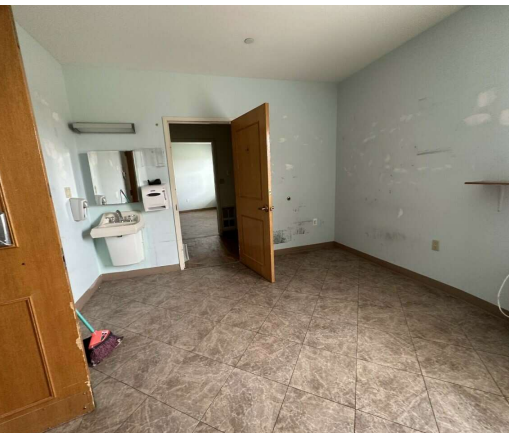
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Photos | Interior

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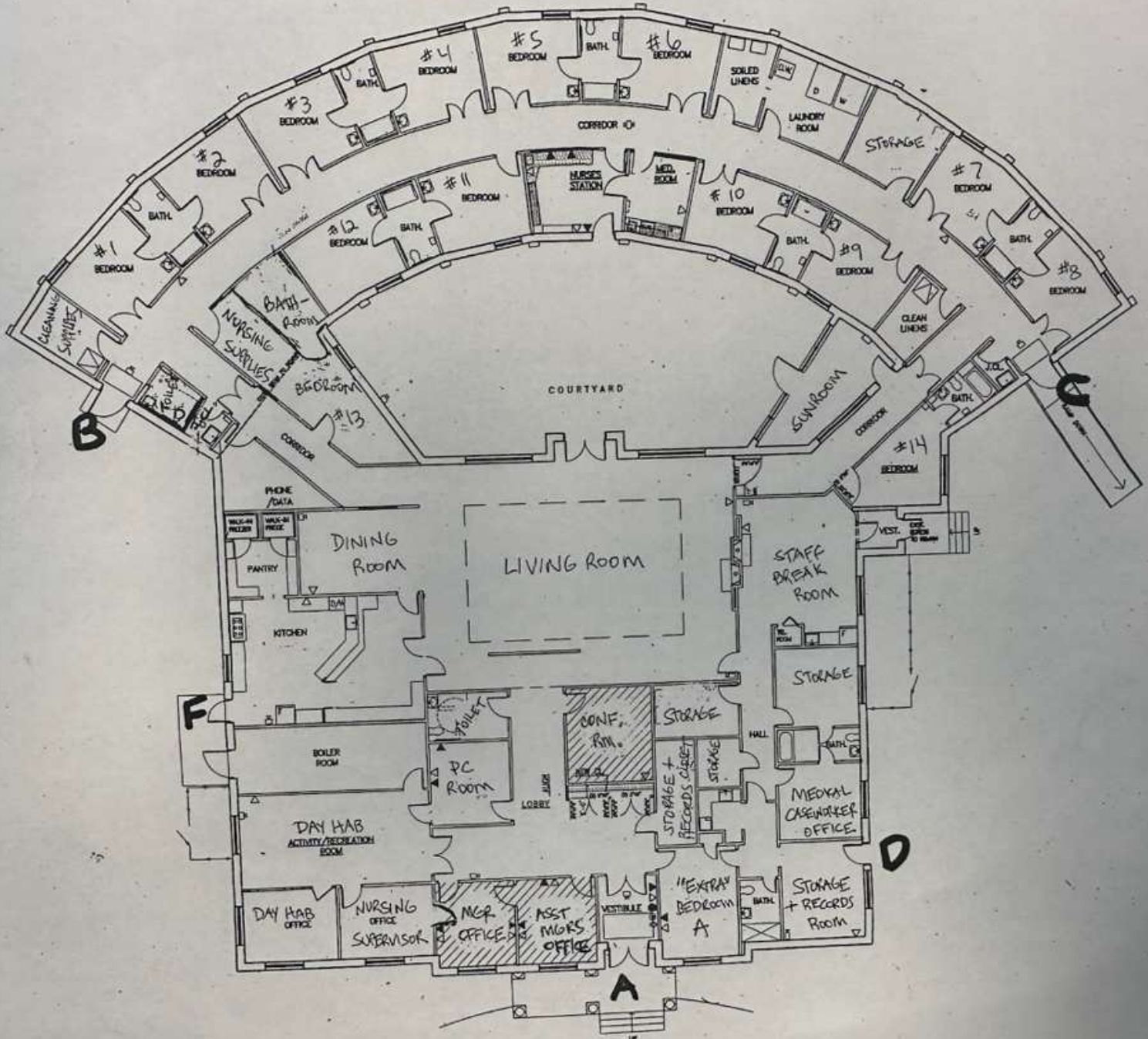
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Floor Plan

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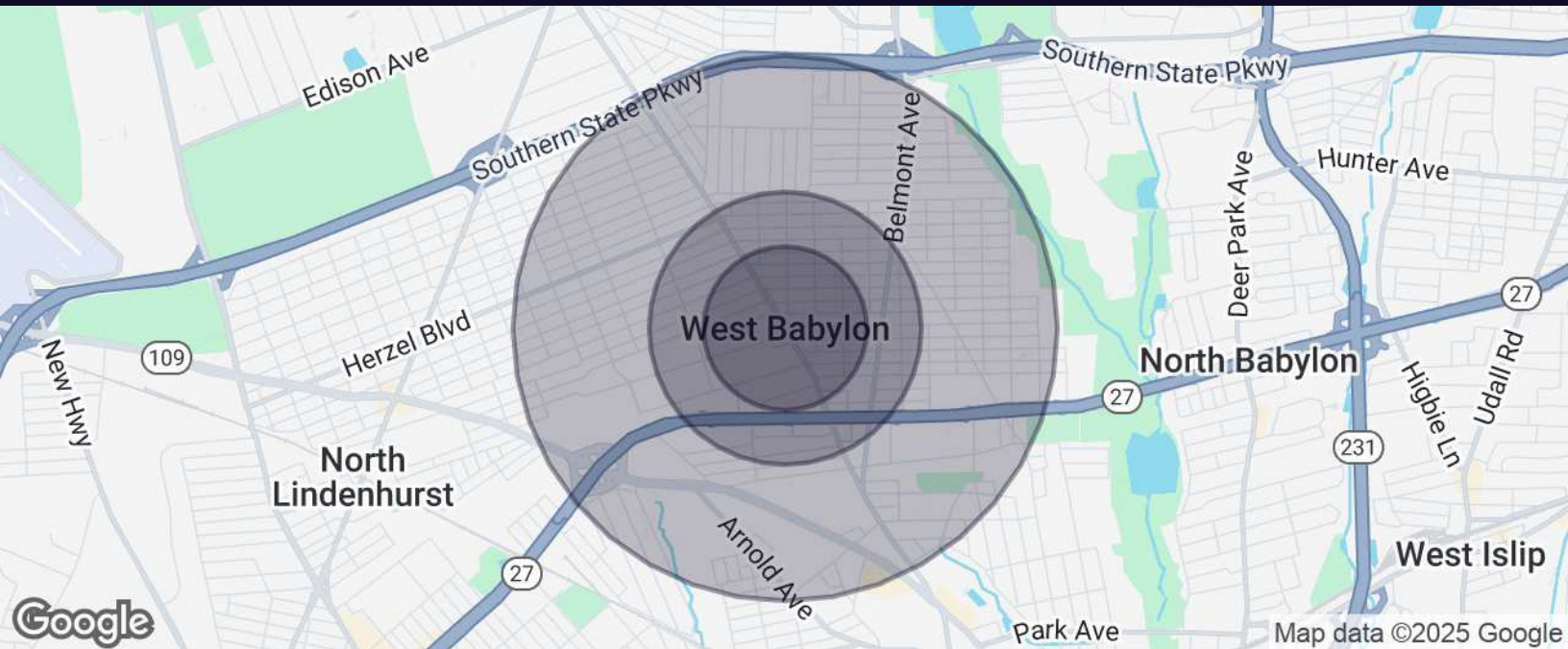
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Property Demographics

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Population	0.3 Miles	0.5 Miles	1 Mile
Total Population	881	3,887	18,125
Average Age	44	45	43
Average Age (Male)	43	43	42
Average Age (Female)	46	46	45

Households & Income	0.3 Miles	0.5 Miles	1 Mile
Total Households	331	1,495	6,492
# of Persons per HH	2.7	2.6	2.8
Average HH Income	\$137,683	\$142,692	\$151,910
Average House Value	\$543,989	\$544,065	\$550,849

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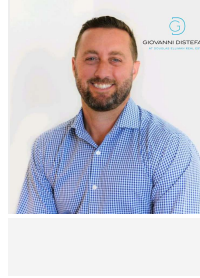


Michael G. Murphy

President | Commercial Division

C: 631.834.2626

michael.murphy@elliman.com



Giovanni DiStefano

Licensed Real Estate Salesperson

Giovanni.DiStefano@elliman.com

DOUGLAS ELLIMAN REAL ESTATE

150 Main Street
Sayville, NY 11782
631.671.1272

NY #10401299566

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President | Commercial Division
Douglas Elliman Commercial - Long Island
631.858.2460
michael.murphy@elliman.com

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Office: 631.858.2405

Fax: 631.543.0851

550 Smithtown Bypass

Smithtown, NY 11787