

OFFICE/MEDICAL SPACE FOR LEASE

• 360 merrick road • lynbrook, ny



LOCATION

- **lynbrook, new york 11563**
- **south-western nassau county submarket**

SPACE AVAILABLE

- **13,300** square feet | **third floor**
- **9,500** square feet* | **second floor**
- **9,500** square feet | **first floor**

*divisible

• **Full Building** • **Full Floor Opportunities**

• **3 story building** • **35,725 square feet** •

COMMENTS:

- Located in the heart of Lynbrook Village on Merrick Road & Peninsula Boulevard, near Sunrise Highway
- Minutes to LIRR Lynbrook station, NICE bus stop, shops & restaurants
- 7.5 miles to JFK Airport, 35-minute commute to Manhattan
- 120 on-site parking spaces, plus street & municipal parking
- Renovations of lobby, hallways and restrooms planned
- Ground floor former bank branch, suitable for retail, restaurant, or financial services use. Will build-to-suit

OWNED AND OPERATED BY



FOR INFORMATION CONTACT:

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All information furnished is from sources deemed reliable. No representation or warranty is made as to the accuracy thereof and is submitted subject to errors, omissions, change of price, prior sales or lease, or withdrawal without notice, and any negligence on the part of the writer.

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