



Island Associates Real Estate Inc.

We create value

Office Suites Available

490 Wheeler Rd.

Hauppauge, NY



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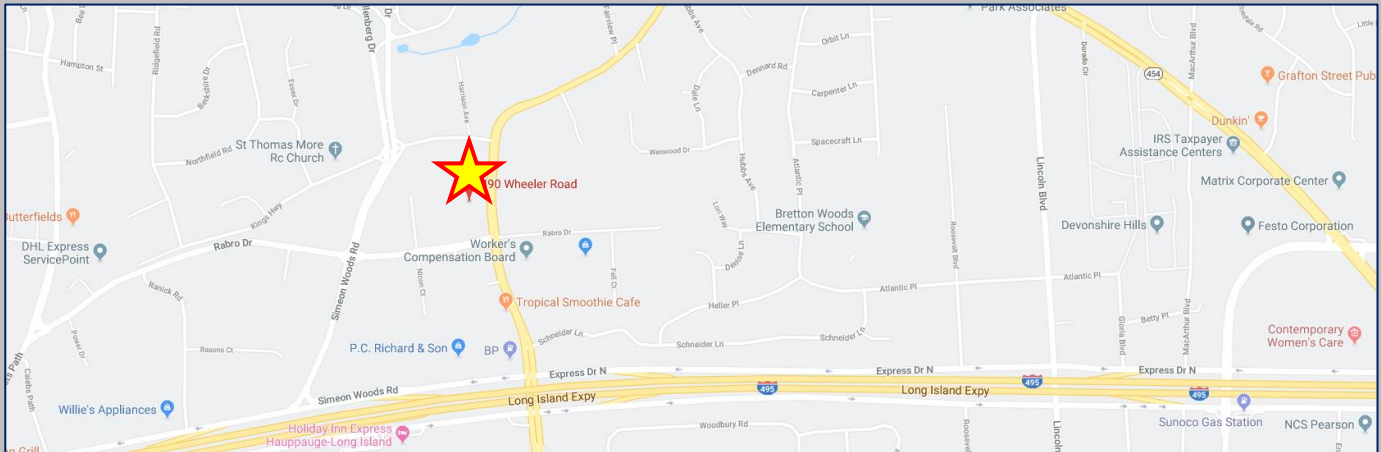
Robert Monahan
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Property Info

Office Space Available

Lease Price: \$23.00 SF + Electric (\$3.00 SF)

Suite #	Floor	Available SF
#101	1 st	1,980
#165	1 st	3,833
#280	2 nd	1,100
#290	2 nd	1,390
#277	2 nd	2,410



- ❖ Newly renovated parking garage with electric vehicle charging stations
- ❖ Onsite security
- ❖ Easy access to the Long Island Expressway
- ❖ 20 minutes to Long Island MacArthur Airport
- ❖ 7 minutes to LIRR Smithtown Station
- ❖ Area restaurants include NOSH Kitchen & Cocktails, La Strada, Butterfields & More.

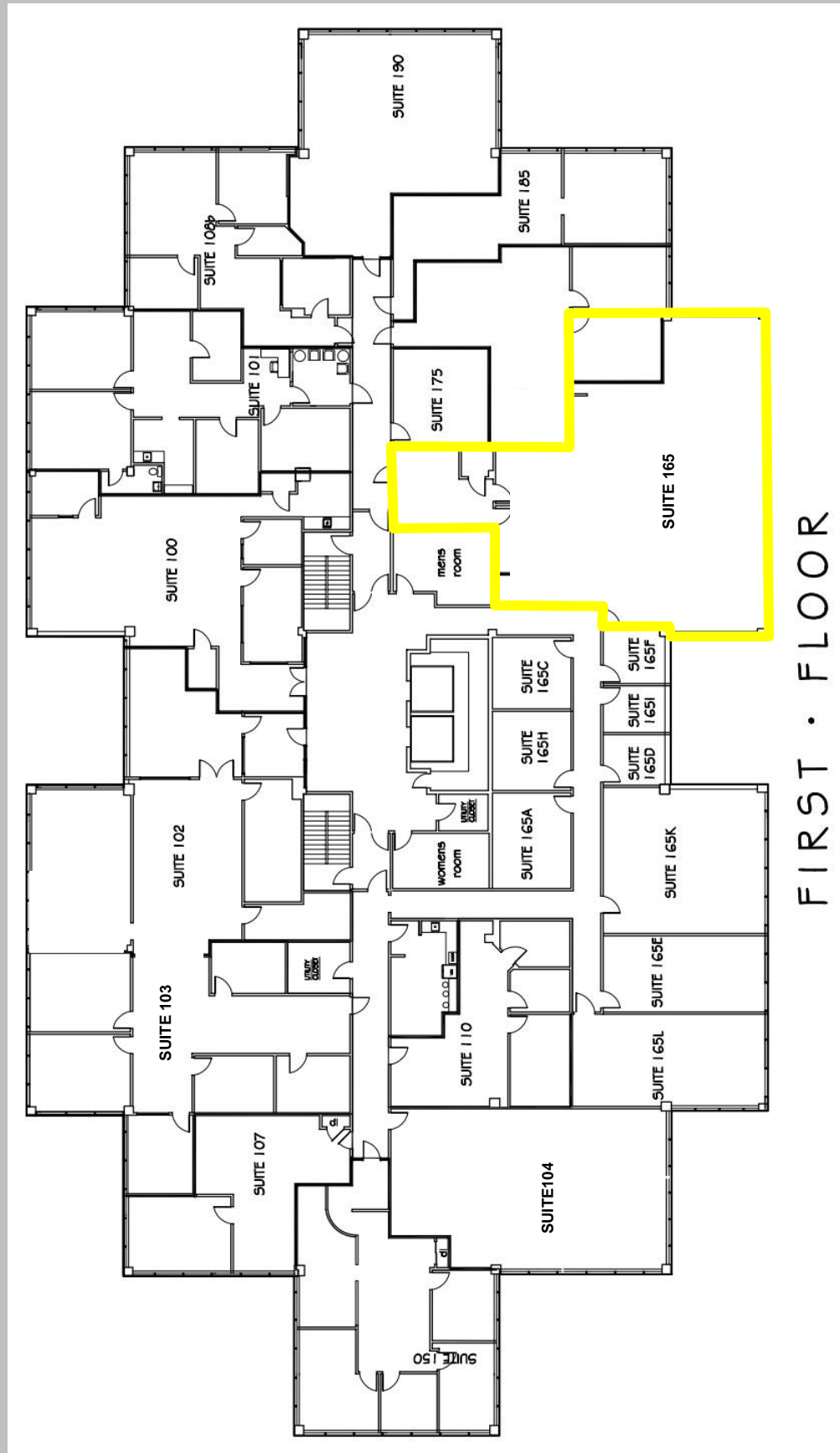
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Information is from sources deemed to be reliable but should not be relied upon without independent verification.*

Pictures



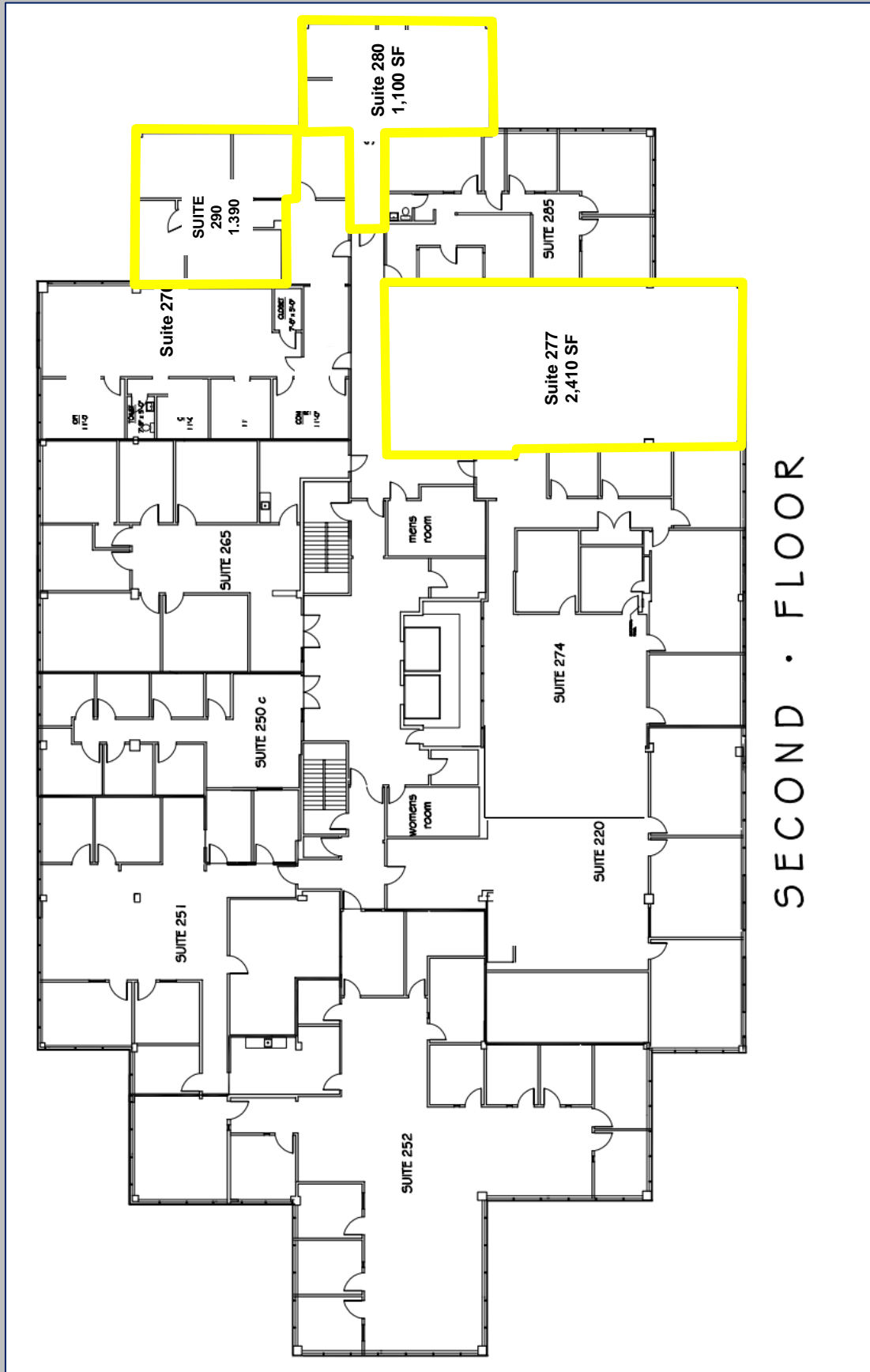
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First Floor Plan



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Second Floor Plan



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