

# For Lease | Industrial

## 175 Knickerbocker Avenue, Bohemia NY 11716



Building Size: 25,560 sf  
Lot Size: 1.7 acres  
Offices: 3,650 sf  
Ceiling Height: 22' - 24' clear  
Drive-Ins: 1  
Docks: 2  
Heat: Gas  
Power: 800  
Sprinklered: Yes  
Parking: 56 cars  
Occupancy: July / August 2026

- 2023 Front Cover Of New York Real Estate Journal
- High Vaulted Arched Front Windows With Bumped Out Entrance

**Lease Price: \$17.00 per sf gross**

# METRO

REALTY SERVICES LLC

201 Moreland Road, Ste 4, Hauppauge, NY 11788

(631) 770-0700 ~ [info@metrorealtyservices.com](mailto:info@metrorealtyservices.com)

[www.metrorealtyservices.com](http://www.metrorealtyservices.com)

### **Exclusive Agent:**

Nicholas Romano

Licensed Real Estate Broker

Managing Partner

Cell: [\(516\) 356-2544](tel:5163562544)

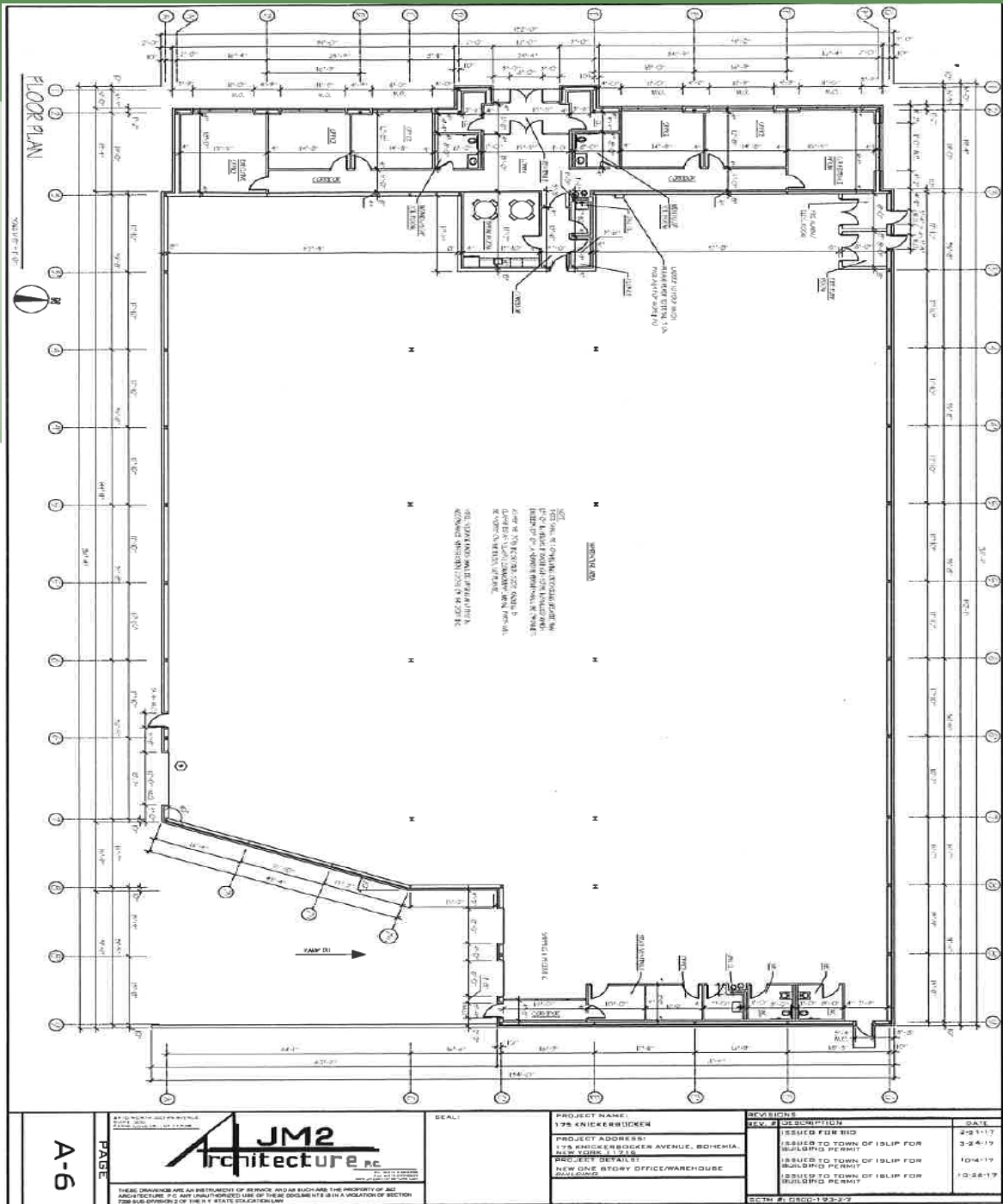
[nick@metrorealtyservices.com](mailto:nick@metrorealtyservices.com)

Modified: 5/13/2026

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