



S & D Real Estate

27 East Jericho Turnpike– Suite 2, Mineola, New York 11501
516-248-6905 516-741-4587 (Fax)
888 Veterans Memorial Highway– Suite 530, Hauppauge 11788
631-761-9220 631-761-9221 (Fax)

FOR SALE



LOCATION

3 IVY ROAD
KINGS PARK NY

IDENTIFIED AS

SECTION ~ 31

BLOCK ~ 3

LOT ~ 47 & 48

PROPERTY TYPE

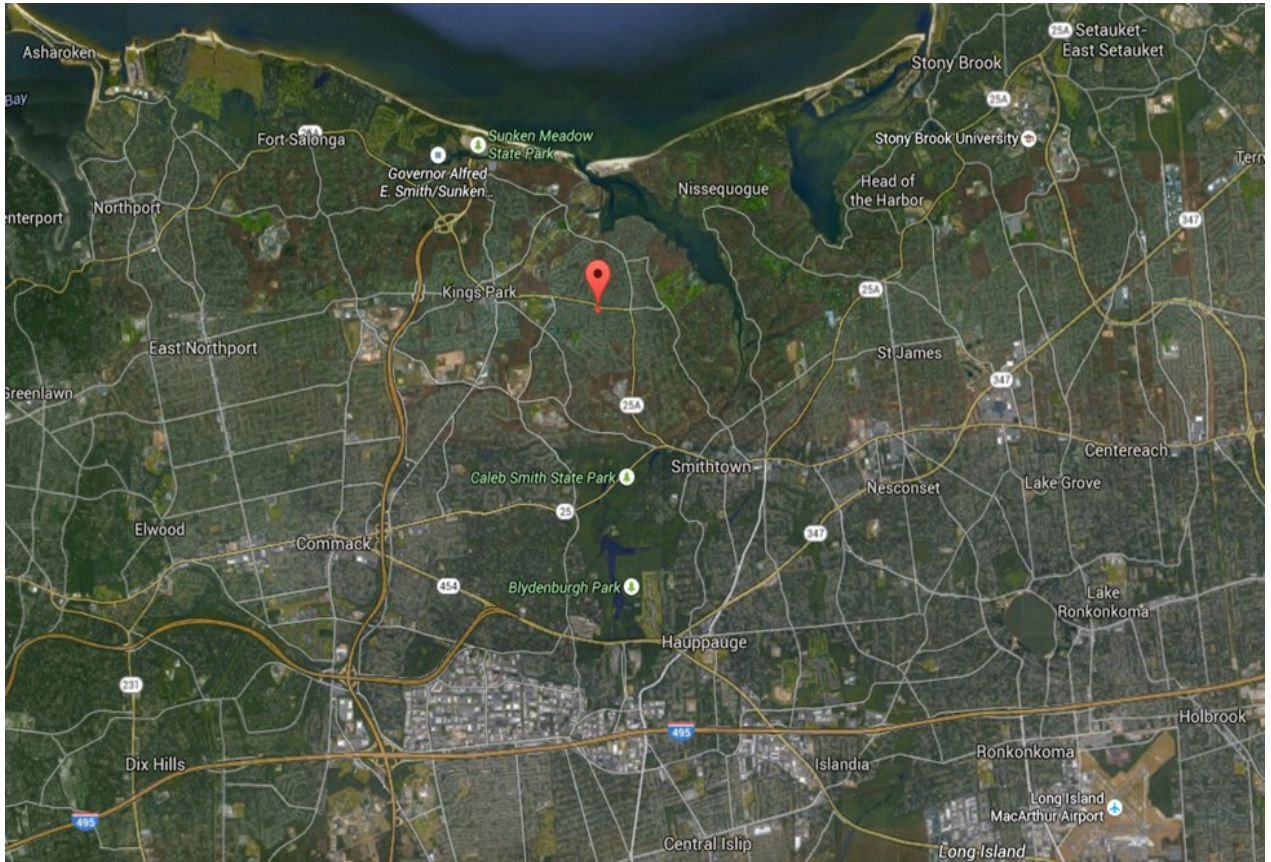
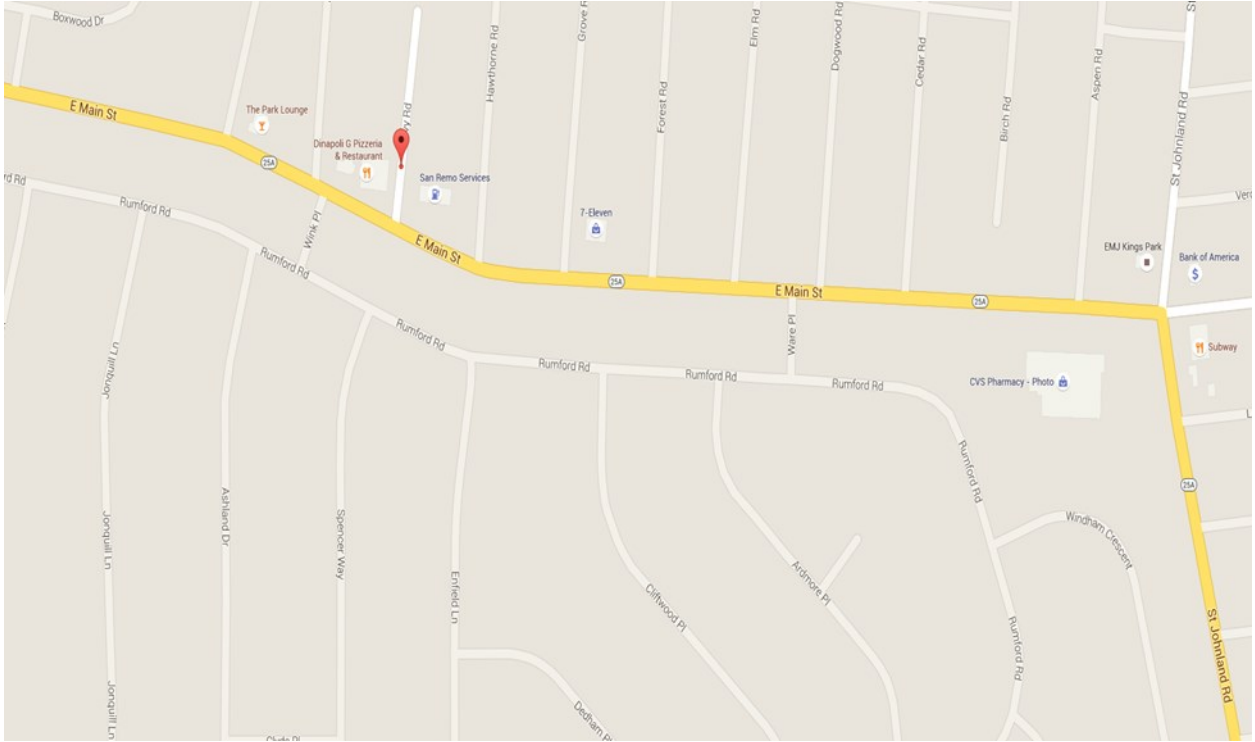
COMMERCIAL OFFICE
MEDICAL OFFICE
RETAIL

- Great User/Investor opportunity with Low Taxes \$5,200
- 1,900 sq.ft with basement
- 15 car on-site parking spaces
- .32 acre with cesspools
- One large space or subdivided (2 electric panels)

OFFERED AT
\$295,000

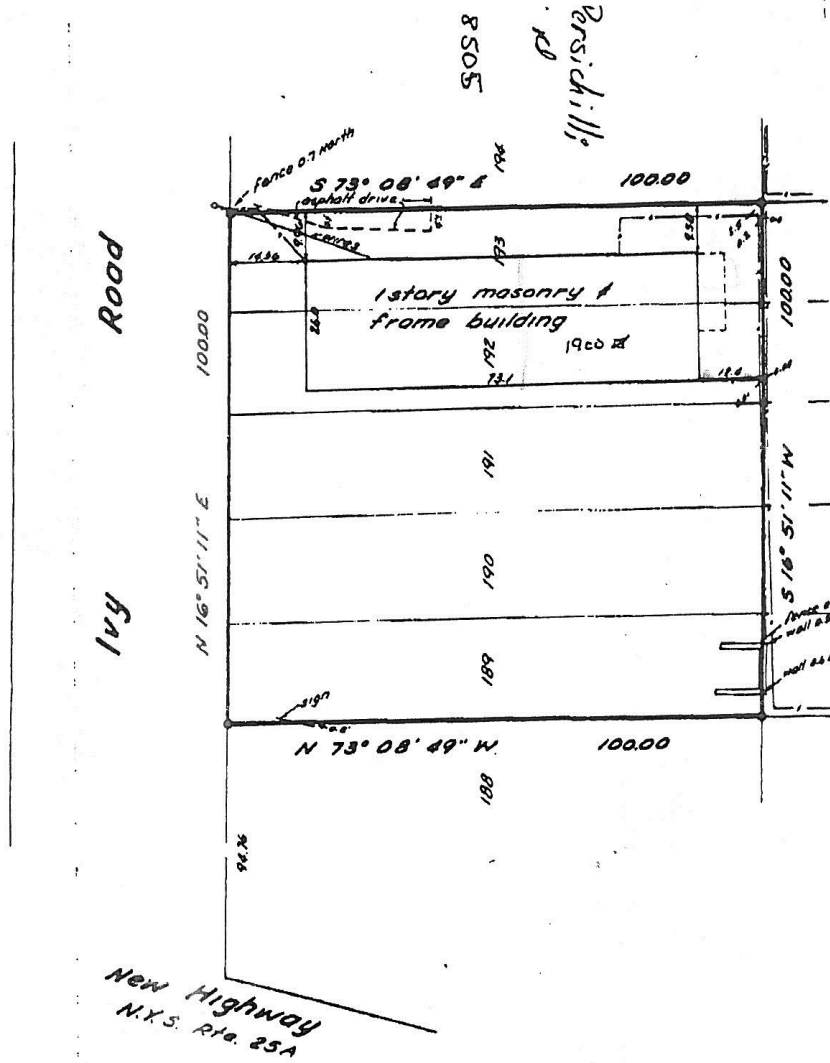
CONTACT ~ GINA COLETTI AT 631-926-5385

MAP & AERIAL VIEW



SURVEY

266-481



as indicated herein shall run only
grants for whom the survey is
and on his behalf to the title
governmental agency and land
division listed herein, and to the
of the lending institution,
is are not transferable to addi-
ditional or subsequent owners.

This survey map not bearing the

MAP OF LOTS 189-193
MAP OF SAN REMO FILED JUNE 18 1926
MAP NO. 126

SITUATE AT KINGS PARK
SMITHTOWN, SUFFOLK COUNTY, N.Y.

DATE JULY 1921 SCALE 1/2" = 20'

OWNER

GUARANTEED TO:
Chicago Title Insuran.
Chemical Bank New York