



Luxury Long Island Office Building

**670 Long Beach Blvd
Long Beach, NY 11561**

Asking: \$4,000,000



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DESCRIPTION

ERG Commercial Real Estate is pleased to present a Luxury Long Island Office Building. The property, located on Long Beach Boulevard, sees approximately 70,000 cars passing each day. With Mount Sinai's Emergency Department near. Conveniently located proximate to the primary entrance of the town of Long Beach. Both Floors are recently renovated with luxury finishes.



Property Information

Asset Class	Office
Section Block & Lot	59-119-11
Building Square footage	14,270sf
Building Stories	2
Lot Dimensions	100ft x 145ft
Lot Size	16,075sf
Zoning	Business C
Taxes (19/2020)	\$109,000

Property Highlights

- **Location is Proximate to the Primary Entrance into the town of Long Beach**
- **Short walk to LIRR**
- **Luxury Finishes**
- **Main Retail Corridor**
- **100ft of Frontage on Long Beach Blvd**
- **70,000+ cars passing each day**



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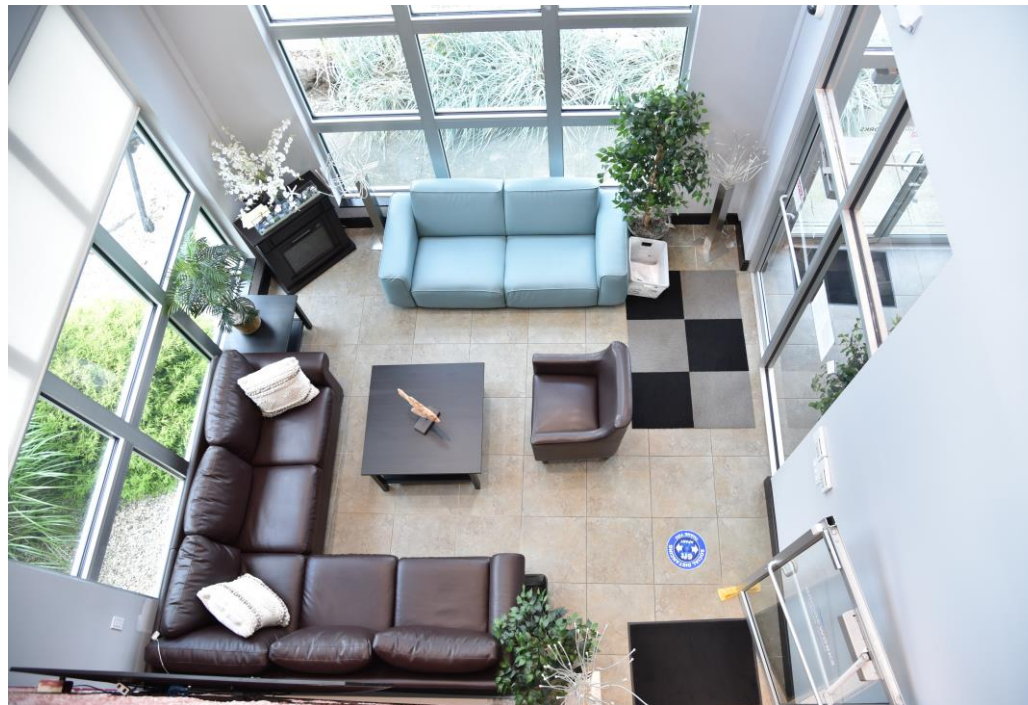


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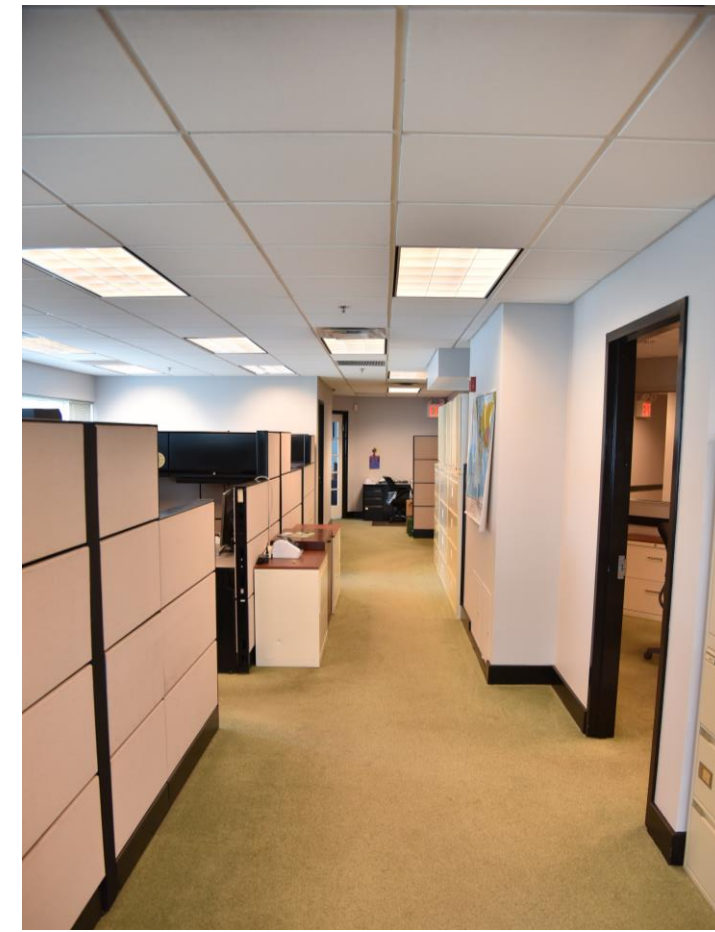
Downstairs Office Space



Lobby/Entrance



Conference Room



Upstairs Office Space



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Rear Parking Lot



First Floor Space



Office Cafeteria



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