



419 Western Highway  
Tappan, NY 10983  
For Lease: \$6,500 Per Month

Type:	Commercial
MLS#:	6272649
Square Footage:	2,000

Trophy industrial space located on Western Hwy just off Route 303. There is one 20 +/- Ft drive in door with a clear of about 20 +/- Ft. Included in the price is 5,000 +/- SF of outdoor space with the ability to add more for an additional fee. Located in the LI zone. Ideal for a contractor, sanitation, e-commerce. Some allowable uses include, but are not limited to: Automotive and machinery repair shops and open automobile and trailer sales lots, subject to additional use regulations, Automobile salesrooms, All types of manufacturing uses (except those specifically prohibited in 4.4) subject to performance standards procedure, 4.12, and additional use regulations., Wholesale sales or storage; warehouses. Currently has a recycling permit. \*Landlord requests that the Tenant pay 50% of the commission\*

### Listing Details

Asking Price: \$6,500 Per Month MLS ID: 6272649	Status: Leased Last Update: 1/15/2024	Type: Commercial Added: 828 Day(s) Ago
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### Property Details

Address: 419 Western Highway Zip: 10983 Total Bathrooms: 0	City: Tappan County: Rockland	State: NY Square Footage: 2,000
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### Location Details

Water Front: No	Water Access: No
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### Heating, Cooling, & Utility Details

Heat Type: Natural Gas	Water Type: Public	Air Conditioning: None
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### Broker Details

Triforce Commercial RE LLC	Jason Horowitz
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