

EXCLUSIVE FOR SALE

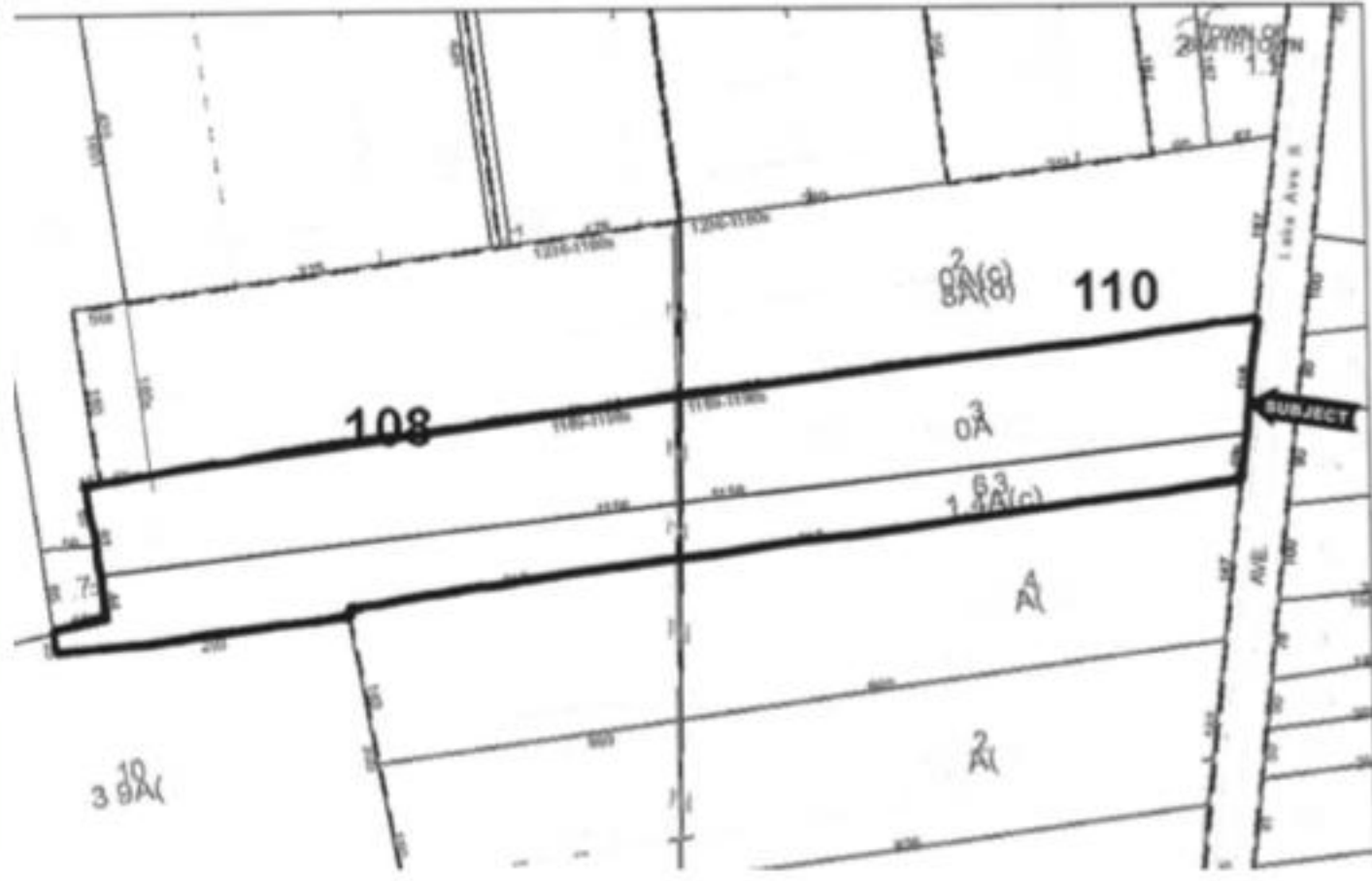
120 Lake Ave S, Nesconset, NY 11767



PROPERTY HIGHLIGHTS:

- **Approximately 4.3 Acres**
- **Zoned LI**
- **Mini-Storage Warehouse Permitted**
- **Accessible via Nesconset Hwy and Middle Country Rd**
- **Neighbors include Public Storage, UHaul Moving & Storage, Smithtown Car Dealerships, Avalon Commons, Country Pointe Nesconset, Hidden Ponds Townhouses, Country Pointe Smithtown**
- **Convenient to Smithtown, Saint James, Nesconset, Stony Brook, and Lake Grove**

DEMOGRAPHICS	1MILE	3MILES	5MILES
TOTAL POPULATION:	8,855	81,579	198,129
HOUSEHOLDS:	3,006	27,581	62,248
AVERAGE HH INCOME:	\$157,575	\$142,995	\$136,345
Daytime Employees:	6,042	33,634	\$153,134



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