

MORICHES, NEW YORK

1.3 Acre Vacant Residential Land For Sale



LOCATION

158A Montauk Highway
Moriches, NY

PROPERTY SIZE

1.3 Acres Vacant Land

LOT DIMENSIONS

+/- 95' x 551'

ZONING

- A-Residence-1 (Moriches Historic District and Transition Area)
- Rezoning to Commercial is Possible

TRAFFIC

22,000 total vehicles per day on
Montauk Highway

PRICE UPON REQUEST

COMMENTS

- Located on the entryway to the Hamptons on Montauk Highway
- 551 Feet of Depth Offers Privacy to a Residential User (there is a foundation from a now demolished house on the property)
- Excellent Opportunity for Future Commercial Development



DEMOS	1 MILE	3 MILE	5 MILE
POPULATION	6,279	53,567	93,685
HOUSEHOLDS	2,252	17,286	30,309
M.H.H.I.	\$90,882	\$114,650	\$122,898

Breslin Realty
DEVELOPMENT CORP.

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Tax Map

FOR PCL. NO.

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