

NYU-Poly Stays Put In Melville Location

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MELVILLE, NY-The Polytechnic Institute of New York University has signed on to stay put at its current Long Island campus. The school renewed its lease at 105 Maxess Rd., where it has been since the building was constructed in 2002.

Scott Berfas and **Brian Lee** of **Newmark Knight Frank** represented the school in the renewal and **Craig Weiss**, managing director at **T. Weiss Realty**, which owns the building, provided in-house representation.

Berfas tells GlobeSt.com that NYU-Poly decided to remain in its 10,729 square feet at the location because of both familiarity and building amenities.

“The existing student body is familiar with the location,” he says. “It offers good parking, which is important in a suburban office building. And it has amenities such as a fitness center and a cafeteria and an atrium, with lounge style seating and tables.”

The 149,000-square-foot building currently has 35,000-square-feet of vacant space, according to Weiss. “In that building our main focus is a remaining 35,000 square feet that is on the top floor,” he says, adding that there had been some talk about NYU-Poly expanding its footprint there.

“They’ve been a great tenant of ours for the last ten years,” he adds. “We’re just very happy that we can continue our relationship with them.”

Asking rents, according to Berfas, were \$28 per square foot for the space. He says that he and colleague Brian Lee “engaged the market, and after going through the process the decision was made to remain” in the 105 Maxess Rd., class A space.

T. Weiss Realty’s other locations in the Melville area, which Weiss calls a focus, include 532 Broadhollow Rd., 330 South Service Rd. and 324 South Service Rd., though it owns buildings across Long Island.