

Lease

Industrial

Exclusive Listing



Property Information

19-02 38th Street, Astoria, NY 11105

Min Available SF:	8,600	Sprinklered:	Yes	Office Size:	8,600
Max Available SF:	17,200	Sewers:	Yes	Fuel:	Gas
Gross Building Area:	18,000	Possession:	Immediate	Power:	400
Lease Rate PSF:	\$26.00	Lot Size (Acres):	0.5	Drive Ins:	2
Lease Type:	Industrial Gross	Parking:	15	Ceiling Hgt:	16
		Year Built:	2016		
		Stories:	2		

Brand New 18,000 SF Industrial Building with Class "A" Office Space - 9,000 sf of warehouse with 16' clear ceiling height and 9,000 SF of office space with high end finishes, accessible by elevator. Must See !!!

Fenced in yard. Building is ideal for contractors, high tech co. or distributor.

Close proximity to Grand Central Pkwy, LaGuardia Airport, Triborough (RFK) bridge, Queensboro Bridge, LIE and Midtown Tunnel.

5 min walk from N&Q train, minutes to Astoria's famous restaurant, financial and shopping districts.

Building is in last phase of construction and owner will consider finishing to meet specific tenant requirements.

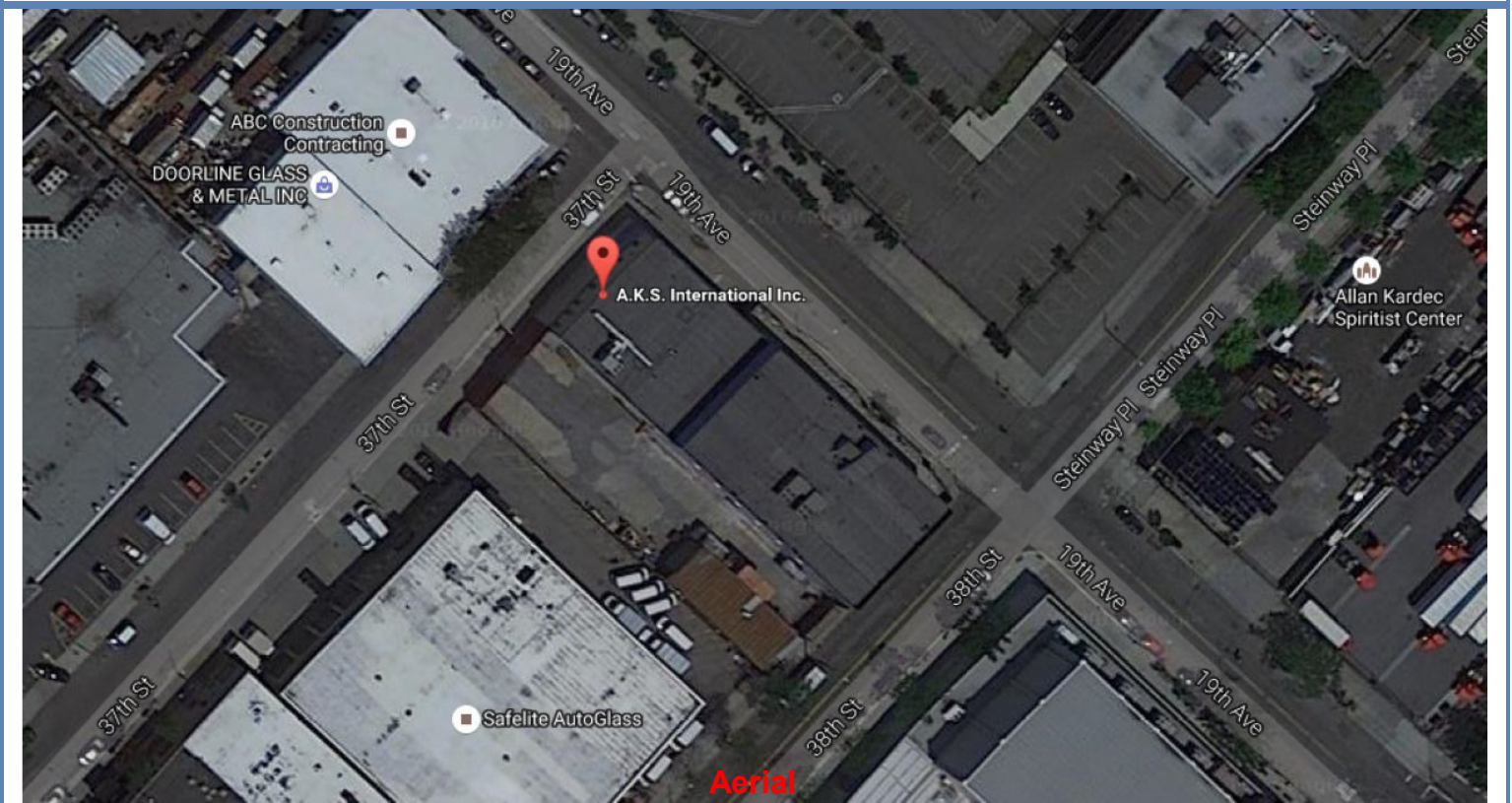
Lease

Industrial

Exclusive Listing



Alternate Photo



Aerial

Lease

Industrial

Exclusive Listing



Alternate Photo



Alternate Photo

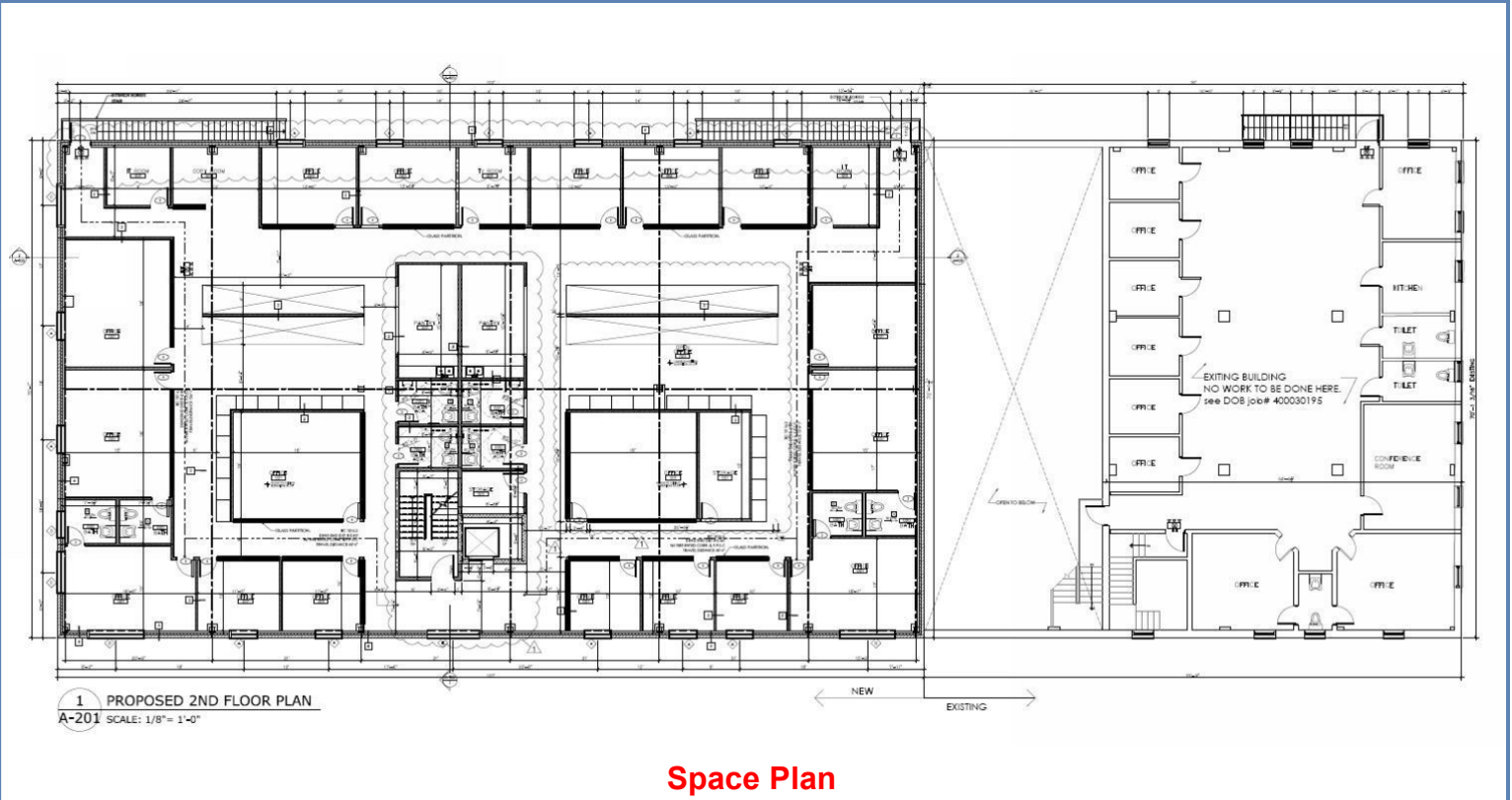
Lease

Industrial

Exclusive Listing



Alternate Photo



Space Plan