



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



8-01 43RD AVENUE

LONG ISLAND CITY, NY 11101

Fully Refrigerated Cold Storage Space

Be a Part of LIC's Famed
Foundry Building

PRICE

Upon Request

Type

Warehouse / Flex / Industrial



SQUARE FOOT

1,966_{RSF}



ZONING

M1-4



CLEAR HEIGHT

13'6"



PARCEL ID

462

BLOCK



LOADING

1 LOADING DOCK



**1
LOT**

718-784-8282 / PINNACLERENY.COM

All information is from sources deemed reliable and is submitted subject to errors, omission, changes of price or other conditions, prior sale, rent and withdrawal without notice.

Property Overview

Features

- **1,966 Sq. Ft. Total**
 - 841 Sq. Ft. Ground Floor
 - 13' 6" Ceilings
 - 1,125 Sq. Ft. Lower Level
 - 8' Ceilings
- Fully Refrigerated
- 200 AMPs, 3-Phase Electric
- 2,000 lb. Commercial Shelving Throughout
- Loading Dock
- Private Restroom
- Kitchenette
- Roll-Up Gate



EXTERIOR



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TRANSPORTATION

- 7 N** QUEENSBORO PLAZA
- W**
- F** 21ST STREET/ QUEENSBRIDGE
- E M** COURT SQ/ 23RD STREET
- QUEENSBORO BRG
- MIDTOWN TUNNEL
- LONG ISLAND EXPRESSWAY
- LIRR: LIC
- Q103: VERNON BLVD/43RD ROAD

PICTURES

CURRENT CONDITION



34-07 Steinway Street, Suite 202
Long Island City, NY 11101
718-784-8282
pinnaclereny.com

FOR MORE INFORMATION ABOUT THIS
PROPERTY CONTACT EXCLUSIVE AGENTS:



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