



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



15-30 130TH STREET

COLLEGE POINT, NY 11356

Premium Industrial Building

14,500 Sq. Ft. with High Ceilings

TYPE

Warehouse / Industrial / Office



SQUARE FT.
14,500 RSF



ZONING
M1-1



CLEAR HEIGHT
18' - 27'



PARCEL ID
4116
BLOCK



LOADING CAPACITY
2 Drive-in
Doors



6
LOT

PRICE

Upon Request

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

- 14,500 Sq. Ft. Building
 - 12,000 Sq. Ft. Warehouse
 - 27' Ceilings
 - 2,500 Sq. Ft. 2nd Floor Office
- 2 Drive -In Doors
- Gas Heat
- Heavy Power
- Locker Room
- Kitchenette

TRANSPORTATION



WHITESTONE BRIDGE
WHITESTONE EXPRESSWAY
THROGS NECK BRIDGE
LIE/CROSS ISLAND



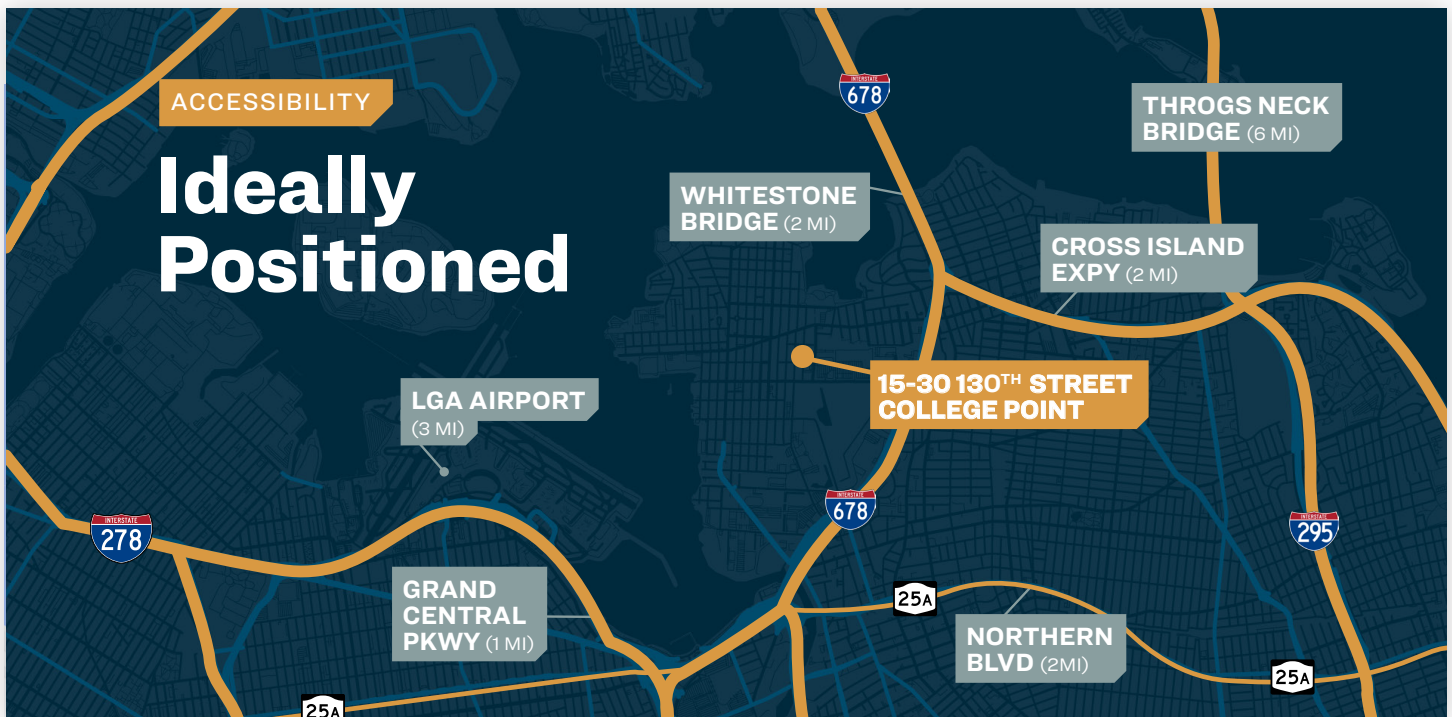
Q25: 127 ST/20 AVE
Q20A: 20 AVE/131 ST

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SCAN FOR
VIDEO TOUR



34-07 Steinway Street, Suite 202 | Long Island City, NY 11101

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PICTURES



WAREHOUSE



LOCKER ROOM



OFFICE



KICHENETTE



Certificate of Occupancy

Page 2 of 2

CO Number: 410035661F

Permissible Use and Occupancy

All Building Code occupancy group designations are 1968 designations, except RES, COM, or PUB which are 1938 Building Code occupancy group designations.

| Floor From To | Maximum persons permitted | Live load lbs per sq. ft. | Building Code occupancy group | Dwelling or Rooming Units | Zoning use group | Description of use |
|--------------------------------------------|---------------------------|---------------------------|-------------------------------|---------------------------|------------------|----------------------------|
| OS P | | OG | D-2 | | 18A, 18C | 11 PARKING SPACES |
| ME Z | 25 | 100 | D-2 | | 18C | MANUFACTURING SUPPORT |
| 001 | | OG | D-2 | | 18A, 18C | 16 PARKING SPACES |
| 001 | 16 | OG | D-2 | | 18C | PART MANUFACTURING SUPPORT |
| 001 | 30 | OG | D-2 | | 18A | PART OF MANUFACTURING |
| PERFORMANCE STANDARDS COMPLY WITH ZR 42-20 | | | | | | |
| END OF SECTION | | | | | | |

Borough Commissioner

Commissioner

END OF DOCUMENT

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Long Island City, NY 11101
718-784-8282

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