



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



1030 FREEMAN STREET

BRONX, NY 10459

Ideally Positioned 20,000 Sq. Ft. Warehouse For Lease.

Auto Repair Uses Considered.

Steps From the Subway.

Type

Warehouse / Industrial



SQUARE FOOT

20,000 RSF



ZONING

M1-1



CLEAR HEIGHT

14' - 16'



PARCEL ID

3006

BLOCK



LOADING

3 DRIVE-INS



5

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

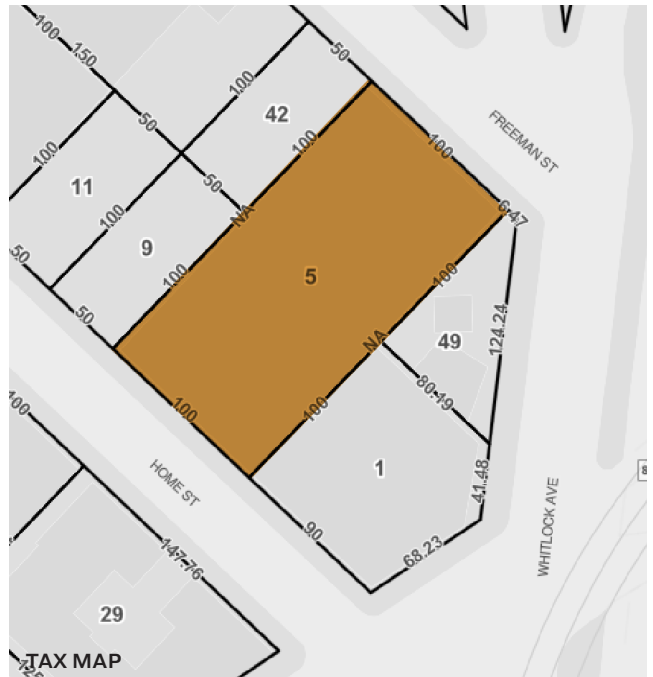
Features

- Lot Size: 100 Ft. x 200 Ft.
- Warehouse Size: 100 Ft. x 200 Ft.
- 14' - 16' Ceiling Heights
- Street to Street Access
- 3 Drive-In Doors
- Fully Sprinklered (Dry System)
- 600 Amps Electrical Service

Certificate of Occupancy: 96 Cars Public Parking Garage & Auto Repair

Ideal For

- Fleet Maintenance Operations
- Warehouse & Distribution
- Manufacturing Uses
- Showroom/Offices
- Car Services (Taxis/Uber/Lyft)



TRANSPORTATION

- 2** **5** FREEMAN STREET
- 6** WHITLOCK AVE
- SHERIDAN BLVD
- BRUCKNER EXPY
- CROSS BRONX EXPY
- WESTCHESTER AVENUE
- MTA Bus** BX4, BX4A, BX27: WESTCHESTER AVE/WHITLOCK AVE



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Certificate of Occupancy

CO Number:

200671656F

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
CEL		OG	COMM		8F	ACCESSORY USES
001	0	OG	COMM		8C	PUBLIC PARKING GARAGE FOR 96 CARS
001	10		COMM		16	AUTO SALES
001	3		COMM		6	ACCESSORY OFFICE
001	10		COMM		16	AUTO REPAIR
END OF SECTION						



Borough Commissioner

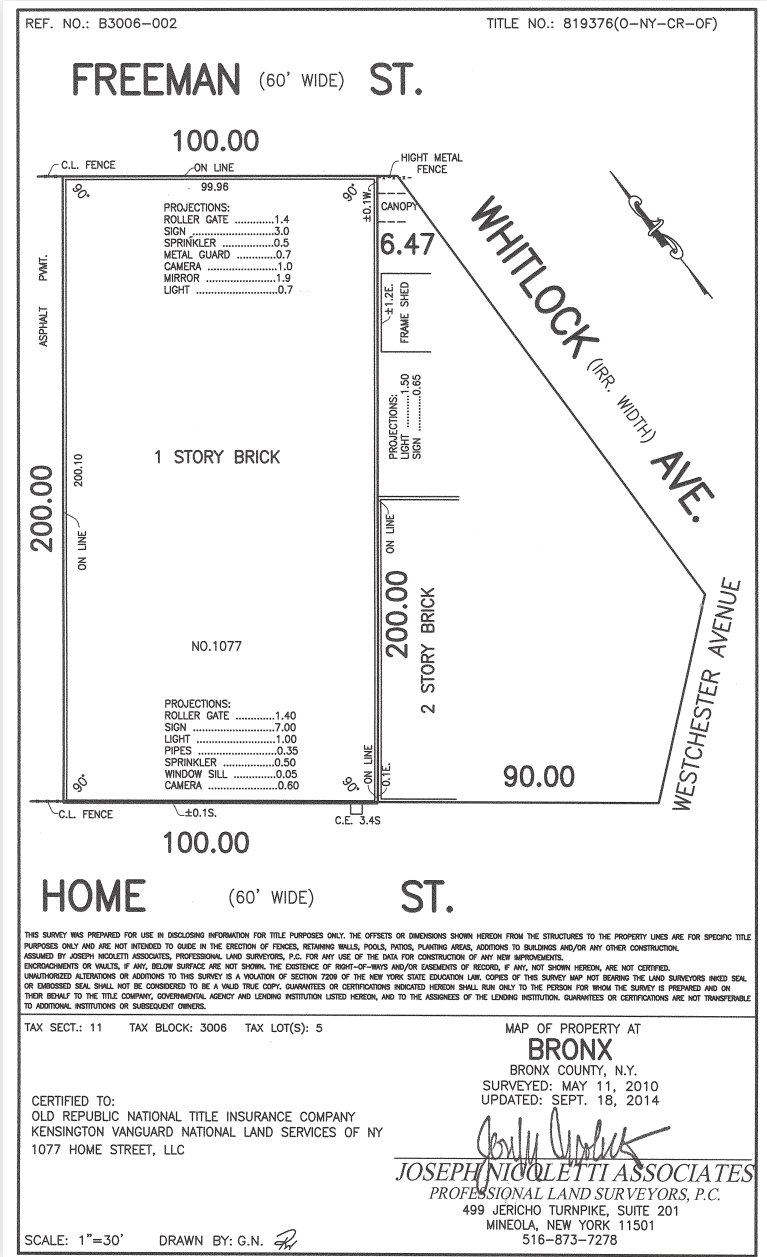


Commissioner

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SURVEY



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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