



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



802 GEORGIA AVENUE

BROOKLYN, NY 11207

31,000–84,552 SF High-Ceiling Warehouse For Lease

Right Off Linden Blvd

18 Minutes to JFK

Type

Warehouse / Industrial

SQUARE FOOT



31,000-84,552 RSF
WAREHOUSE

CLEAR HEIGHT



20'

LOADING



4 DRIVE-INS
4 INTERIOR DOCK



ZONING

M1-1

PARCEL ID



4344

BLOCK



16

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 Dimensions:** 200' x 400'
- **Lot Size:** 80,000 Sq. Ft.
- **Building Dimensions:** 200' x 400'
- **Building Size:** 84,552 Sq. Ft.
- 20' Ceiling Height
- 4 Interior Loading Docks
- 4 Drive-In Doors
- Column Space: 32' x 32'
- 4,552 Sq. Ft. Mezzanine Office
- Wet Sprinkler System
- Gas Heat
- Heavy Power
- **Real Estate Tax:** \$248,420
- **Minimum Division:**
 - 28,000 Sq. Ft. Warehouse
 - 3,000 Sq. Ft. Renovated Mezzanine Office
 - 2 Loading Docks
 - 1 Drive-In door



PICTURES

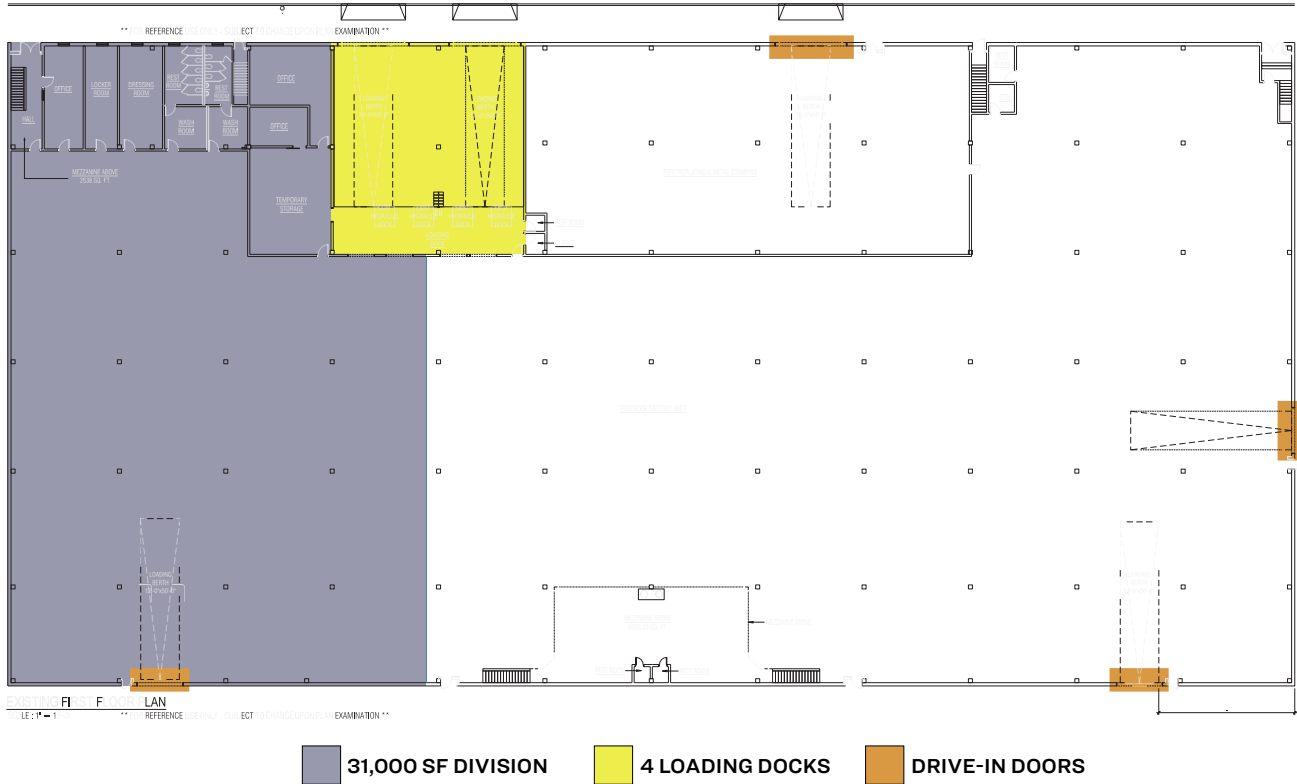


PICTURES



FLOOR PLAN

28,000 SQ FT Warehouse
3,000 SQ FT Mezzanine



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

FOR MORE INFORMATION ABOUT THIS
 PROPERTY CONTACT EXCLUSIVE AGENT:



NECHAMA LIBEROW
 Associate Broker
nliberow@pinnaccleremy.com
 718-371-6420

ACCESSIBILITY

Ideally Positioned



LAGUARDIA AIRPORT 4



JFK INTERNATIONAL AIRPORT 3

PROSPECT PARK 1

BROOKLYN COLLEGE 2

BELT PKWY 5

KEY DISTANCES



BY SUBWAY

1	PROSPECT PARK	45 MIN
2	BROOKLYN COLLEGE	54 MIN



BY CAR

3	JFK AIRPORT	18 MIN
4	LAGUARDIA AIRPORT	27 MIN
5	BELT PKWY	10 MIN



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