



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR SALE



1360 GARRISON AVENUE

BRONX, NY 10474

Three Story 15,500 Sq. Ft. Loft + 5,000 Sq. Ft. Lot For Sale

Ideal As Owner Occupied or Investment!

Type
Loft / Land



SQUARE FOOT
20,500_{RSF}



ZONING
M1-2, HP



CLEAR HEIGHT
14'



PARCEL ID
2761
BLOCK



LOADING
1 FREIGHT ELEVATOR



219
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.

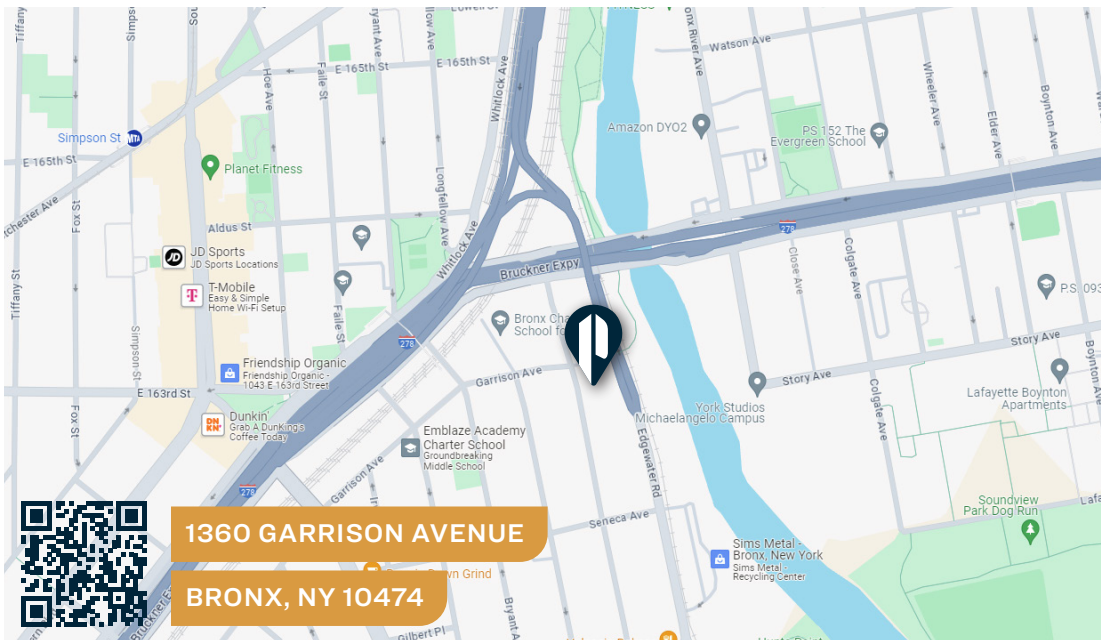
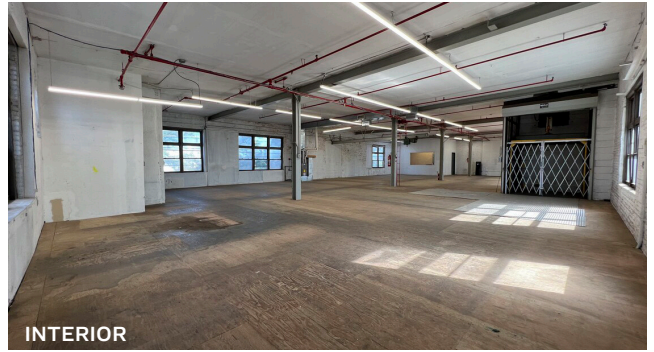
Property Overview

Features

- Lot Size: 105' x 100'
- Building Size: 102' x 50' (3 Levels)
- Parking Size: 50' x 100'
- 14 Ft. Ceiling Height
- Freight Elevator
- Wet Sprinkler System
- Renovated with LED Lighting
- Private 5,000 Sq. Ft. Parking
- Projected \$300,000.00 Net Income Annually


Ideal For

- Showroom/Headquarter Offices
- Manufacturing
- Storage & More

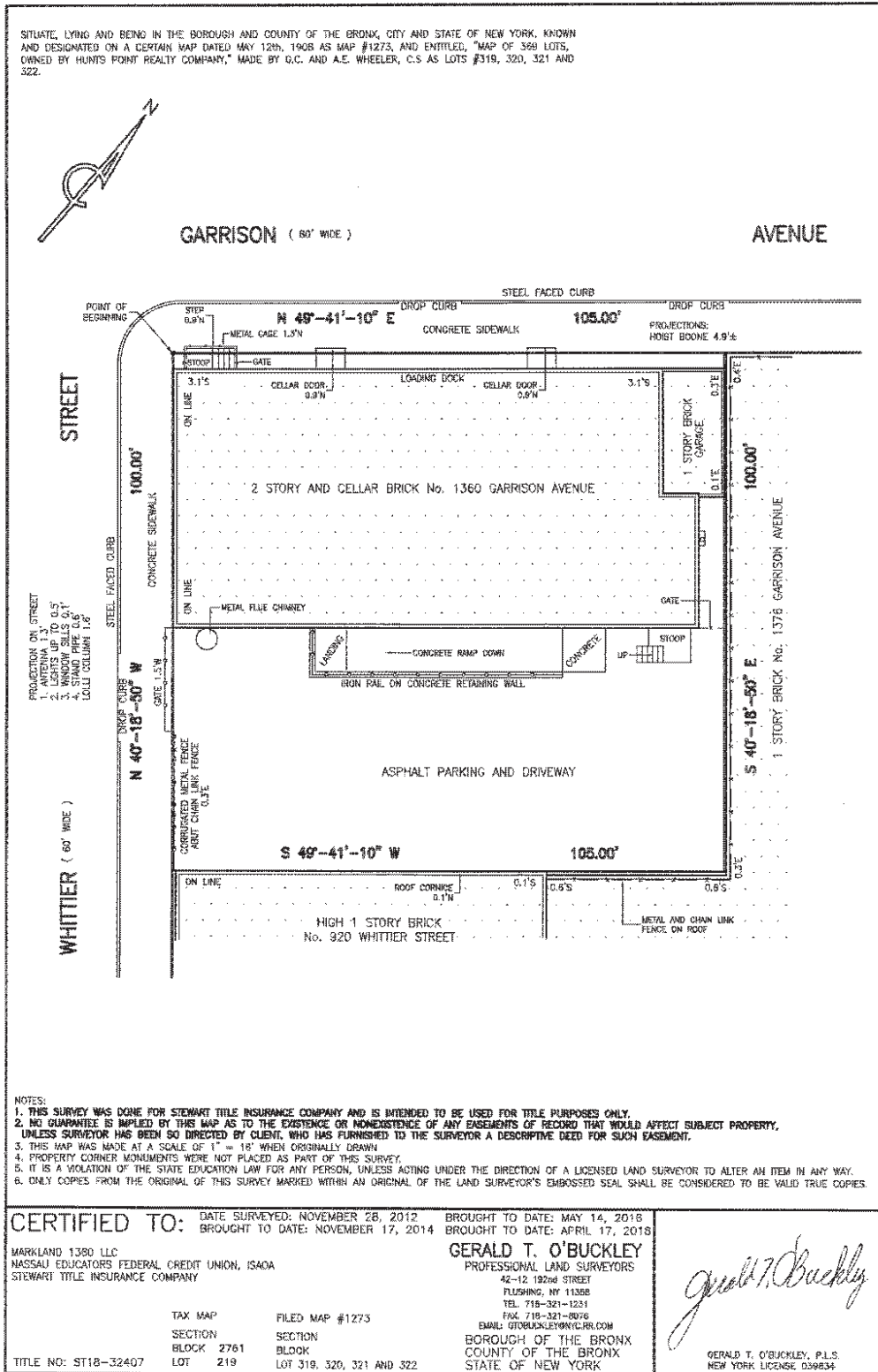


TRANSPORTATION

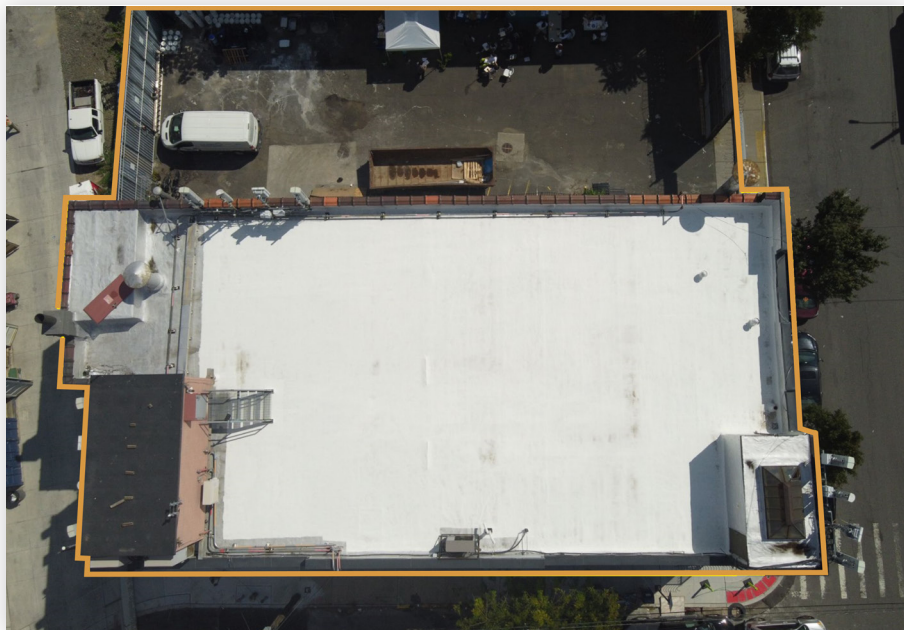
6 HUNTS POINT AVENUE

 BRUCKNER BOULEVARD
BRUCKNER EXPY
RFK - TRIBORO BRIDGE
MINUTES TO MANHATTAN

 **BX6, BX6 SBS:**
HUNTS POINT AVENUE/
GARRISON AVE



AERIAL PICTURES



**PINNACLE
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FOR MORE INFORMATION ABOUT THIS
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