



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR SALE / LEASE



5320 3RD AVENUE

BROOKLYN, NY 11220

15,500 Sq. Ft. Warehouse or Retail Flex Building in Sunset Park

For Sale or Lease

PRICE

Upon Request

Type

Warehouse / **Retail** / **Industrial** / **Flex**

 **SQUARE FOOT**
15,500 SF

 **ZONING**
M1-2

 **CLEAR HEIGHT**
16' - 17'

 **PARCEL ID**
813

 **LOADING**
1 LOADING DOCK
1 RAMP

 **BLOCK**
47

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.

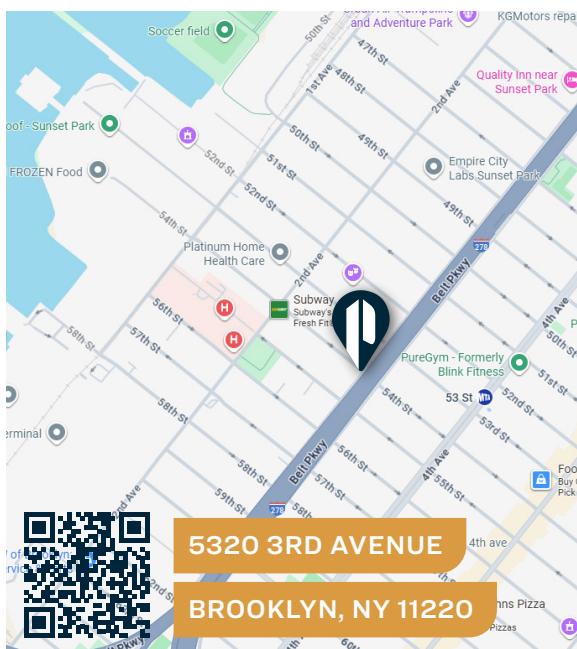
Property Overview

Features

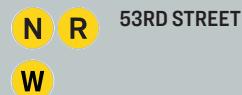
- 15,500 Sq. Ft. Flex Building
- Ground Floor: 6,000 Sq. Ft.
- 16 Ft. Ceiling
- 2nd Floor: 6,000 Sq. Ft.
- 17 Ft. Ceiling
- Lower Level Ramp: 3,500 Sq. Ft.
- HVAC in 1st Floor and Lower Level
- 1 Loading Dock (40 Ft. Deep)
- 1 Drive-Down Ramp
- Potential to Reopen a Drive-In Door on 3rd Avenue

Ideal For

- Contractor
- Headquarters
- Showroom / Warehouse
- E-Commerce
- Retail / Flex Space



TRANSPORTATION



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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