

White Plains | New York  
111 Lafayette Avenue  
Industrial Warehouse | Flex Space For Lease



**CHRISTIE'S**  
INTERNATIONAL REAL ESTATE  
COMMERCIAL

PRICE: **\$24.00/SF/YR (NNN)**



The image shows the interior of a large, empty industrial building. The ceiling is a prominent feature, consisting of a grid of dark, recessed square panels with recessed lights. Several large, white, cylindrical concrete pillars support the structure. The walls are white and feature several dark doorways. The floor is a smooth, light-colored concrete. On the left, there are large windows letting in natural light. A dark overlay with white text is positioned in the lower-left corner.

## **Property Highlights**

**Available Space: 7,000 SF (divisible)**

**Asking Rent: \$24.00 / SF / Yr (MG)**

**Zoning: IND-A (Industrial)**

**Building Size: (20,000 SF total)**

**Lot Size: 0.75 Acres**





## **Warehouse & Building**

**Ceiling Height: Approx 14 FT**

**Loading & Dock: 1 dock-high loading door**

**Drive-In Access: 1 oversided drive-in door**

**Power: 400 AMP / 3 phase electrical**

**Construction: Masonry building with secure fenced yard**

**Floors: Two levels with freight elevator access**

**HVAC & Lighting: Natural gas heat, new LED light, and split A/C**

**Parking: 12 dedicated on-site spaces +**

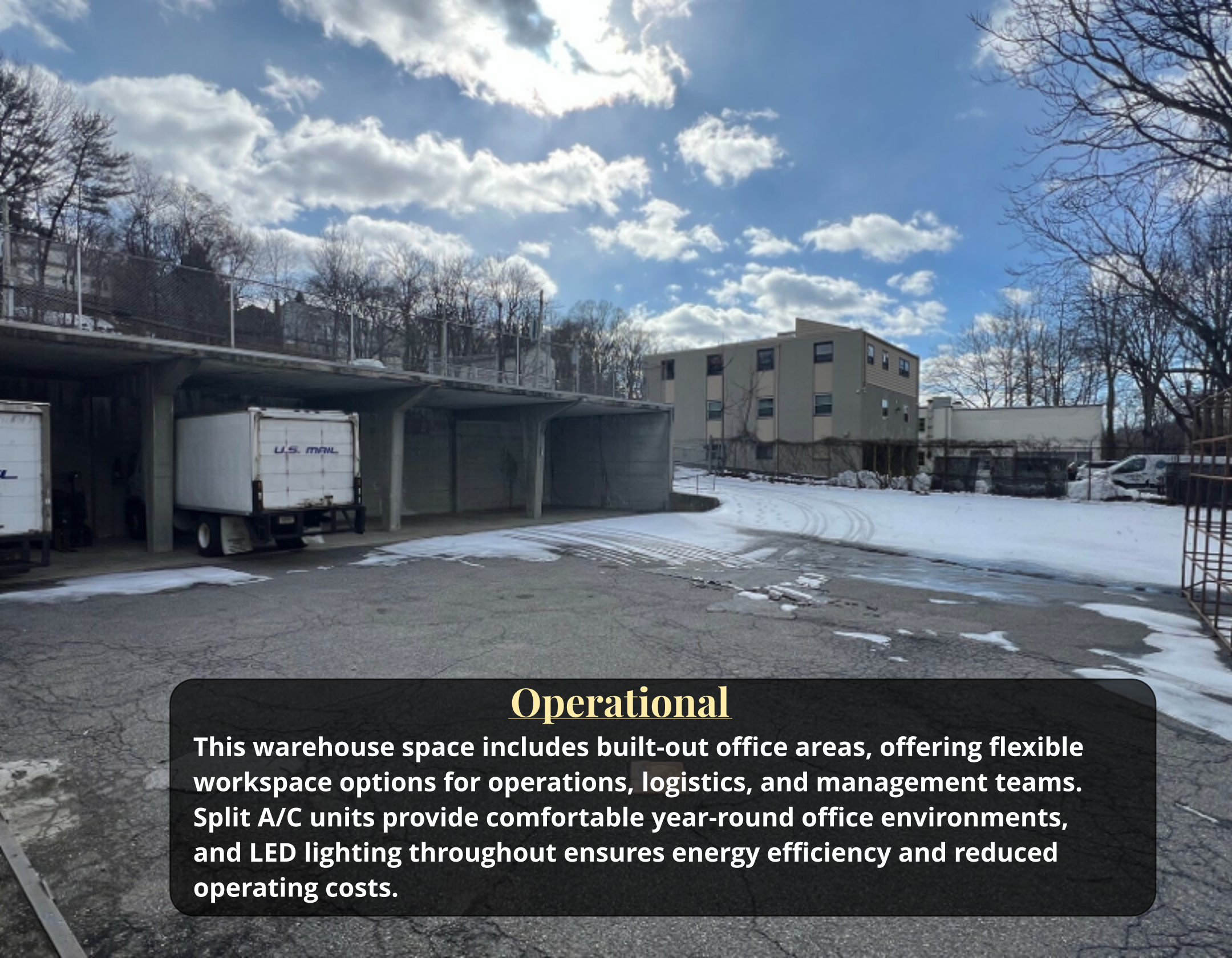




### **Property Facts**

**Located within a robust industrial sub-market, benefiting from strong tenant demand and limited available space. Surrounding businesses include SiteOne Landscape Supply and other regional distributors, creating a strong ecosystem for service, trade and logistic operations.**





## Operational

**This warehouse space includes built-out office areas, offering flexible workspace options for operations, logistics, and management teams. Split A/C units provide comfortable year-round office environments, and LED lighting throughout ensures energy efficiency and reduced operating costs.**



## Property Overview

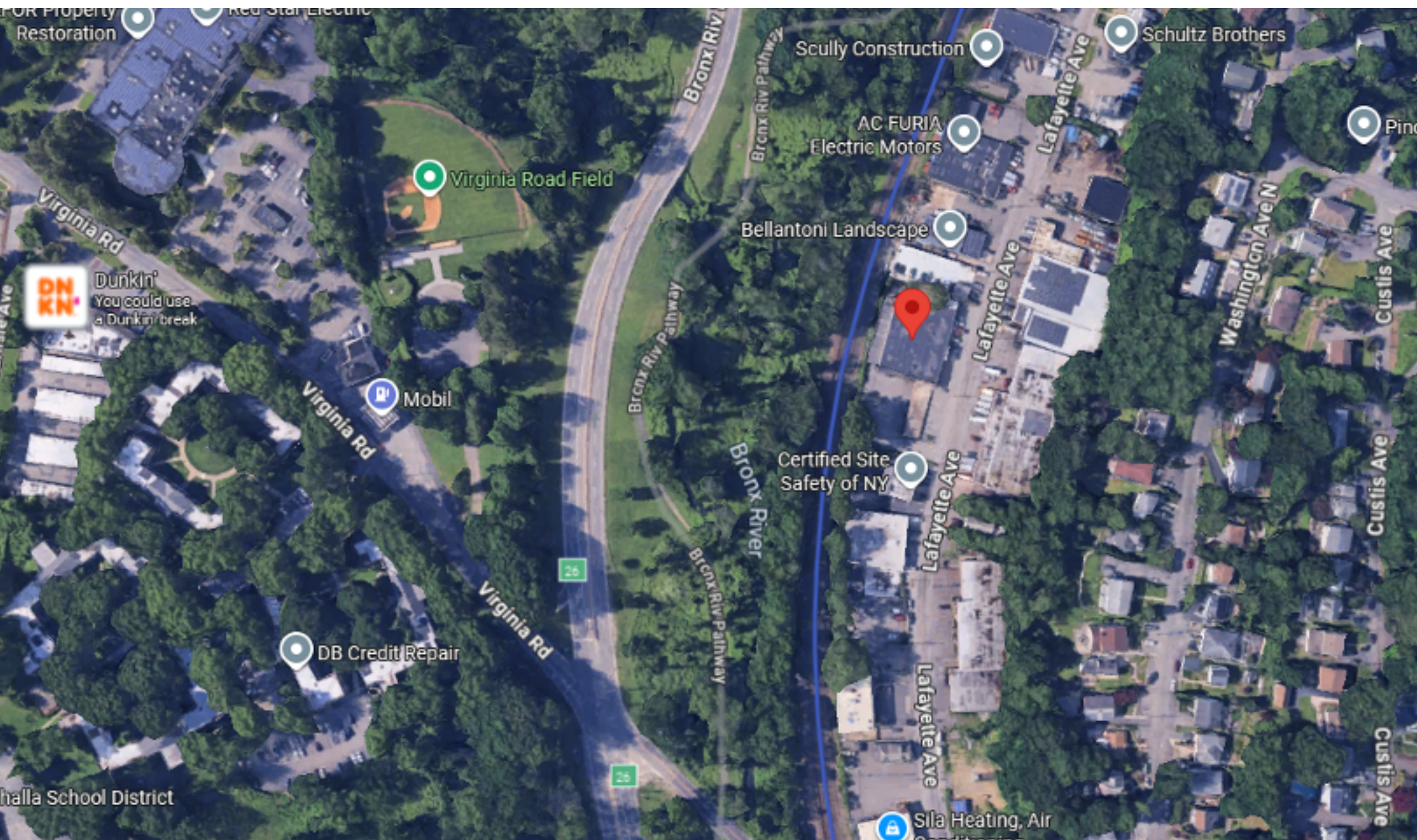
Christie's International Real Estate - Commercial Division is pleased to present 111 Lafayette Avenue, White Plains NY. A premier industrial warehouse opportunity in the highly desirable East 1-287 corridor of White Plains. This 20,000 SF masonry - constructed warehouse, built with versatility and access in mind, offers 7,000 SF section now available for lease.

Zoned IND-A, the property is ideally suited for distribution storage, or light manufacturing, providing excellent functionality and proximity to major highways, rail, and regional business hubs.



# LOCATION

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