



**PINNACLE  
REALTY**  
OF NEW YORK, LLC

EXCLUSIVE LISTING

**FOR LEASE**



**81 APOLLO STREET**

**BROOKLYN, NY 11222**

## Flexible Industrial Property in the Heart of Greenpoint

For Lease or Sale  
(Full Floor Divisions Available)

Type

**Warehouse / Industrial / Investment  
Flex / Loft**



SQUARE FOOT

**25,500<sup>SF</sup>**



ZONING

**M1-2**



CLEAR HEIGHT

**12' - 20'**



PARCEL ID

**2661**  
BLOCK



LOADING

**1 DRIVE-IN**



**27**  
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.

## PICTURES



WAREHOUSE



2ND FLOOR OFFICE



2ND FLOOR OFFICE



3RD FLOOR FLEX SPACE



4TH FLOOR FLEX SPACE



# Property Overview

## Features

- **4-Story Loft Building with Mezzanine Offices**
- 7,500 Sq. Ft. Ground Fl. Warehouse
- 6,000 Sq. Ft. 2nd Fl. Finished Offices
- 6,000 Sq. Ft. 3rd Fl. Loft with HVAC
- 6,000 Sq. Ft. 4th Fl. Loft with HVAC
- 20' Ceilings on Ground Fl. Warehouse
- Large Overhead Gate
- **Freight Elevator (6.6 Ft. x 7.8 Ft.)**
- Direct Street Loading
- Rooftop Storage
- 5,000 lb Capacity

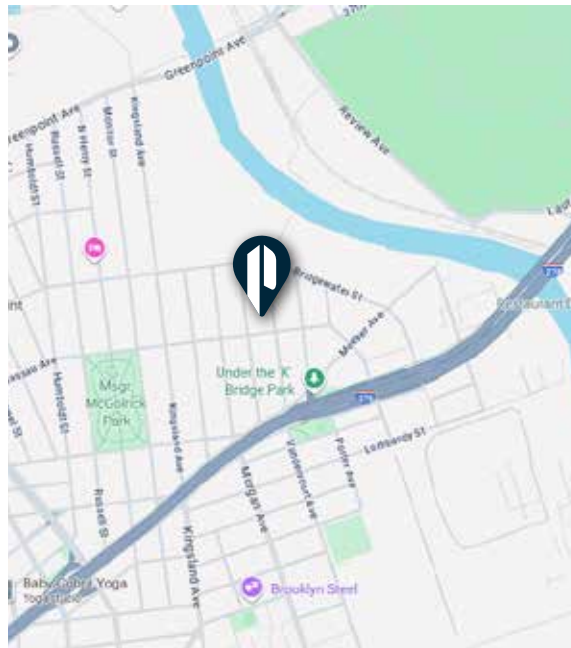


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TAX MAP



## TRANSPORTATION



NASSAU AVENUE



BROOKLYN  
QUEENS EXPY

MIDTOWN  
TUNNEL

WILLIAMSBURG  
BRIDGE



B48: NASSAU AVE  
/ MORGAN AVE



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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