

# SPACE FOR RENT

5-21 47<sup>th</sup> Rd Long Island City, NY

PRIME LONG ISLAND CITY SPACE

This LIC warehouse is 25ft x 100ft, 2500 sqft warehouse and 2000 sqft office space on the upper level.

**FLEXIBLE USAGE.** Spaces can be rented separately.

## Ground Floor:

2500 sqft open warehouse space

HIGH CEILINGS

2 door entrances and 1 automatic roll up gate/driveway

FLEXIBLE usage – TRIPLE NET

**Asking rent \$11,000**



## Second Floor:

2000 sqft office space

500 sqft outdoor patio

Hardwood floors, drop ceilings, kitchenette

Space has carved out meeting rooms and offices

FLEXIBLE usage – TRIPLE NET

**Asking rent \$6,000**



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