

Industrial/Flex Space Available

17,200 RSF (Divisible to 8,600 RSF)

19-02

38th
Street

Astoria, New York



16'-0" Clear Ceiling Height in Warehouse
High-end Office Finishes

CBRE

Industrial/Flex Space Available



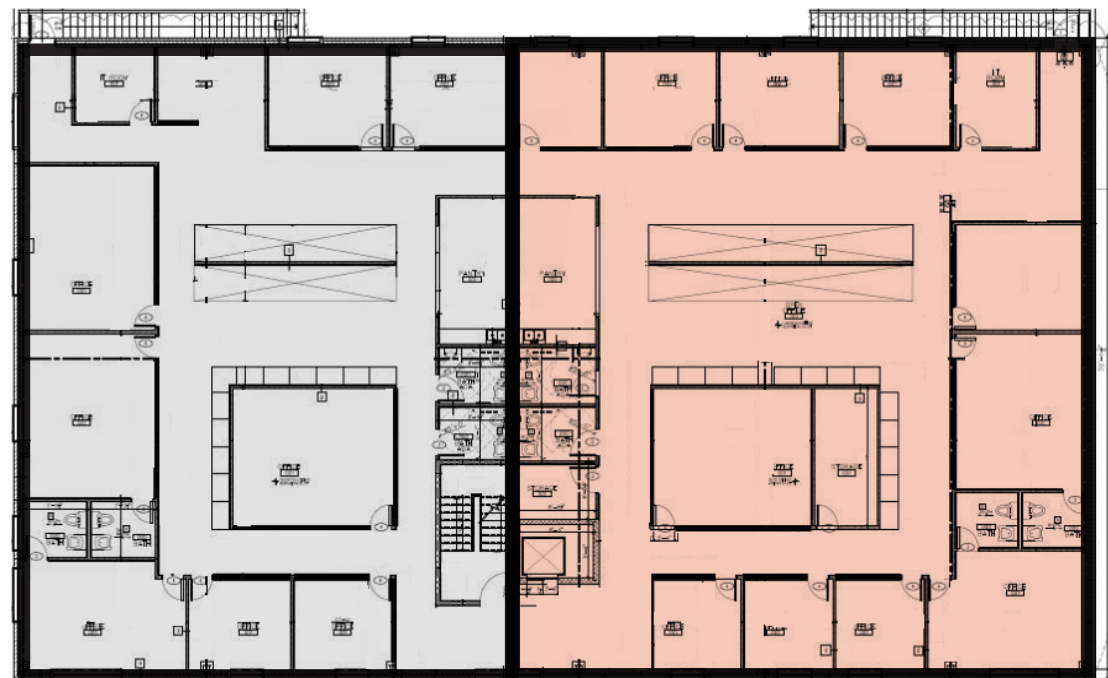
**17,200 RSF
Available**

**Divisible to Two Units
8,600 RSF**

Each Unit Includes:

- 4,300 RSF office
- 4,300 RSF warehouse
- Separate entrance
- Elevator access
- Conference room
- Private offices
- Pantry

2nd Floor



UNIT A 8,600 RSF

UNIT B 8,600 RSF

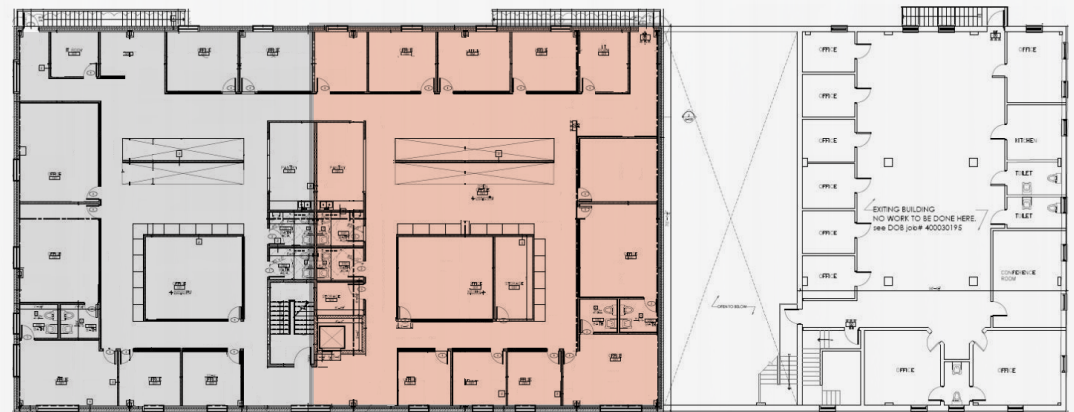


Building Features

Lobby Entrance	Yes
Ceiling Height	16'-0"
Security System	Yes
Drive-Ins	2
Power	400 Amps
Fuel	Gas
Sewers	Yes
Fire Protection	Sprinklered
Elevator	1
Comments	Furniture available
Asking Price	\$29.50 per RSF

17,200 RSF Total Available
Divisible to Two Units

2nd Floor



Unit A 8,600 RSF

Unit B 8,600 RSF

Warehouse



1 Drive-in Door



Warehouse



Corner View (19th and 38th Street)



Warehouse

The Possibilities

Located within minutes from the
New Wildflower Studios on 19th Avenue.

The Area

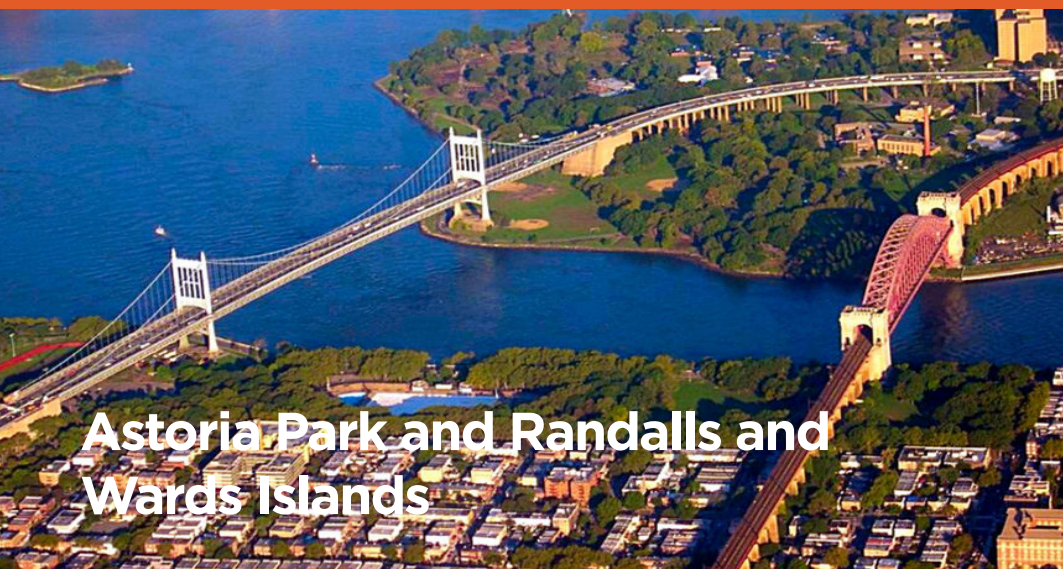
Located 6.0 miles from LaGuardia Airport,
22.3 miles from JFK Airport and 8.8 miles
from Manhattan at the intersection of 19th and
Steinway Street, makes this location an excellent
site for **Logistics/Last Mile, Biotech/R&D Sales or
Entertainment Industry use.**



RFK Bridge Manhattan



30th Ave Station



**Astoria Park and Randall's and
Wards Islands**

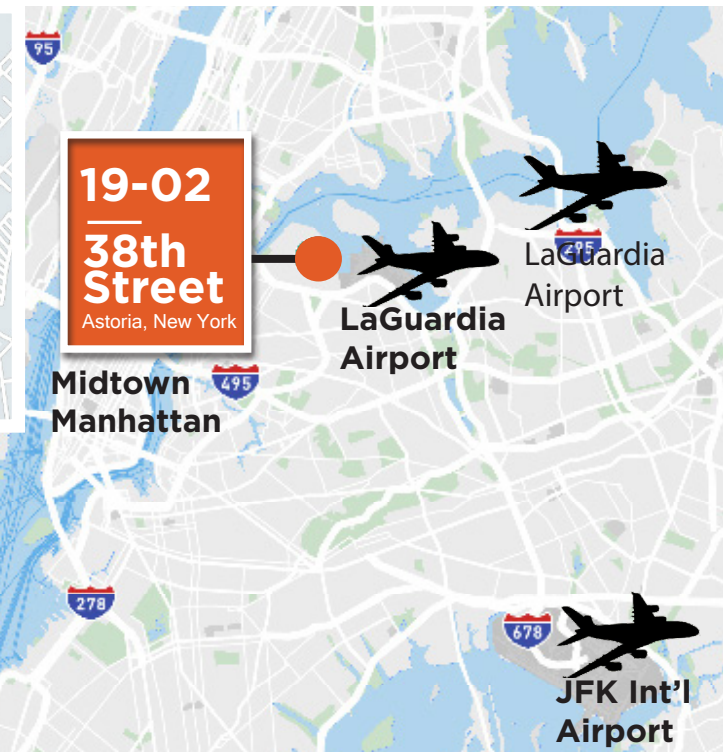
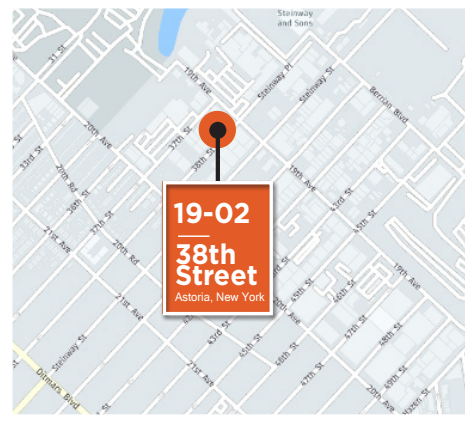


Wildflower Studios

Close Proximity to Major Highways, Airports, and restaurants

Location

- Close proximity to Grand Central Parkway, LaGuardia Airport, Triborough (RFK) Bridge, Queensboro Bridge, LIE and Midtown Tunnel
- Half a block from the new Wildflower Studios
- 5-minute walk from **N Q** train
- Minutes to Astoria's famous restaurants shopping and banking



Contact Us

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