



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR SALE



36-16 29TH STREET

LONG ISLAND CITY, NY 11106

Turn-Key Renovated LIC Warehouse / Office

3,700 Sq. Ft. For Sale at Subway

Type

Warehouse / Retail / Industrial



SQUARE FOOT

3,700^{SF}



LOADING

1 DRIVE-IN DOOR



ANNUAL R.E. TAXES

\$ 15,643



ZONING

R5 (FACTORY
C.O, USE GROUP 17)



PARCEL ID

343
BLOCK



30
LOT

PRICE

Upon Request

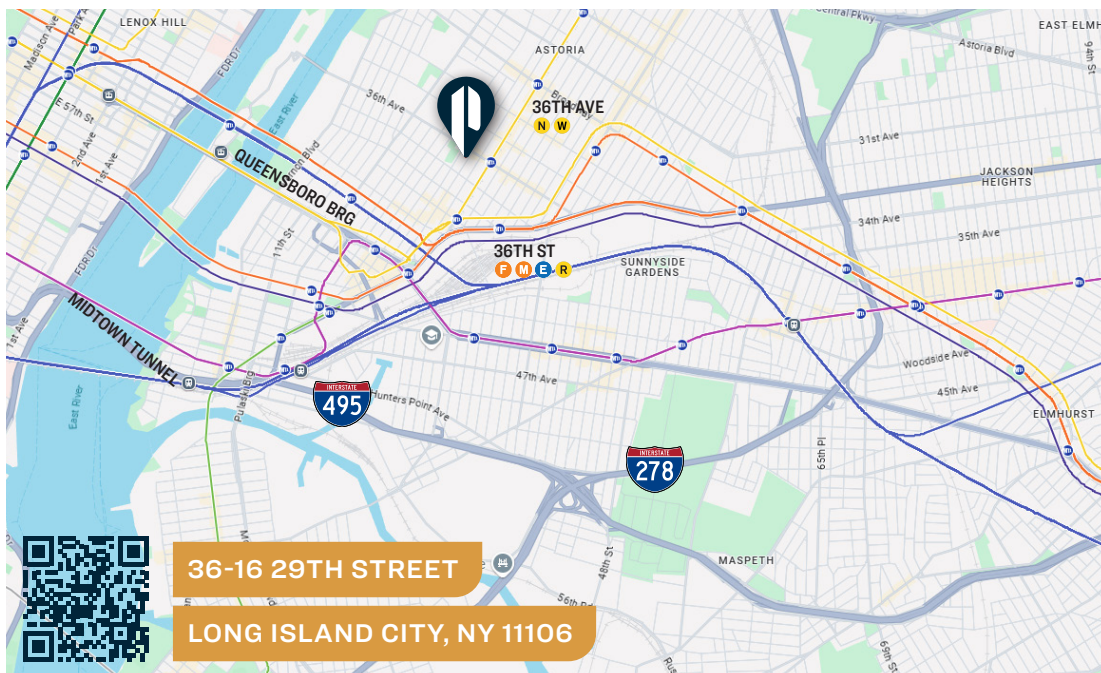
718-784-8282 / PINNACLERENY.COM

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.

Property Overview

Features

- Drive-In Door
- Fully Air Conditioned
- Built Out Turn-Key Office Area
- Glass Conference Room
- Upgraded Lighting Throughout the Building
- Recently Upgraded HVAC and Windows
- 2 New Bathrooms
- 16-Camera DVR Security System
- 3-Zone Sonos Sound System with Built-In Speakers
- Residential FAR: 1.5 (Buildable to 5,500 SF)
- Opportunity Zone
- Short Walk to Subway



TRANSPORTATION

N W 36TH AVENUE
M R 36TH STREET
F 21ST STREET - QUEENSBIDGE

QUEENS BLVD
QUEENSBORO BRIDGE
495 LIE
278 BQE
QUEENS MIDTOWN EXPY
TRIBORO BRIDGE

MTA Bus Q103: 31ST ST/ 36TH AVE



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PICTURES



WAREHOUSE



OFFICE



KITCHEN



OFFICE



OFFICE



LOBBY



CONFERENCE ROOM

THE EXISTENCE OF RIGHT OF WAY AND/OR EASEMENT
RECORD, IF ANY, NOT SHOWN ARE NOT CERTIFIED.

TITLE NO. BR395040



**PINNACLE
REALTY**
OF NEW YORK, LLC

FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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