

EXCLUSIVE FOR LEASE

WESTERN QUEENS BEST IN UTILITY - 15,100 SF CORNER WAREHOUSE

29-10 20TH AVENUE

ASTORIA, NY 11105



FEATURES

- 11,500 SF SINGLE-STORY WAREHOUSE
INDUSTRIAL - WHOLESALE
- 3,600 SF CUSTOM OFFICE SPACE
- **THREE DRIVE-IN DOORS**
- **3,900 SF PAVED + FENCED PARKING LOT**
- HEAVY ELECTRIC & GAS UTILITIES
- INDUSTRIAL C-OF-O
- MINUTES TO MANHATTAN VIA RFK BRIDGE
- EASY ACCESS TO ALL OF NYC
- SERVICE LGA / JFK AIRPORTS

N + W SUBWAYS /

IMMEDIATE POSSESSION
QUALIFIED INQUIRIES ONLY!



**JOIN WILDFLOWER
MOVIE STUDIOS**

Any information set-forth herein has been obtained from sources deemed reliable, however, we have not verified it, and make no representation or warranty of any kind, including without limitation; condition: either latent or patent, size or manner of construction of the property, compliance with local law, and environmental conditions. All information submitted herein is subject to errors and omissions, and the right of our principal(s), to withdraw, modify, or condition the listing with-out prior notice. **Broker cooperation encouraged.**

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