

**53-20 35th Street Long Island City
Block 297 Lot 33**



7,250 Square Foot Building

5,000 Feet of Warehouse/2,500 Feet of Finished Office Space with Roof Top Deck

Brick Mill Construction

13 Foot Ceiling Height

Gas Heat

2 Drive-In Doors

Zoning: M1-3

Auto Repair C of O in an Unrestricted District

3 Blocks from Long Island Expressway & Brooklyn Queens Expressway

Ideal for Contractor or Artist

Possession: Immediate

Rent: \$15,000/month

Sale Price: \$3,700,000

For Further Information or Inspection:

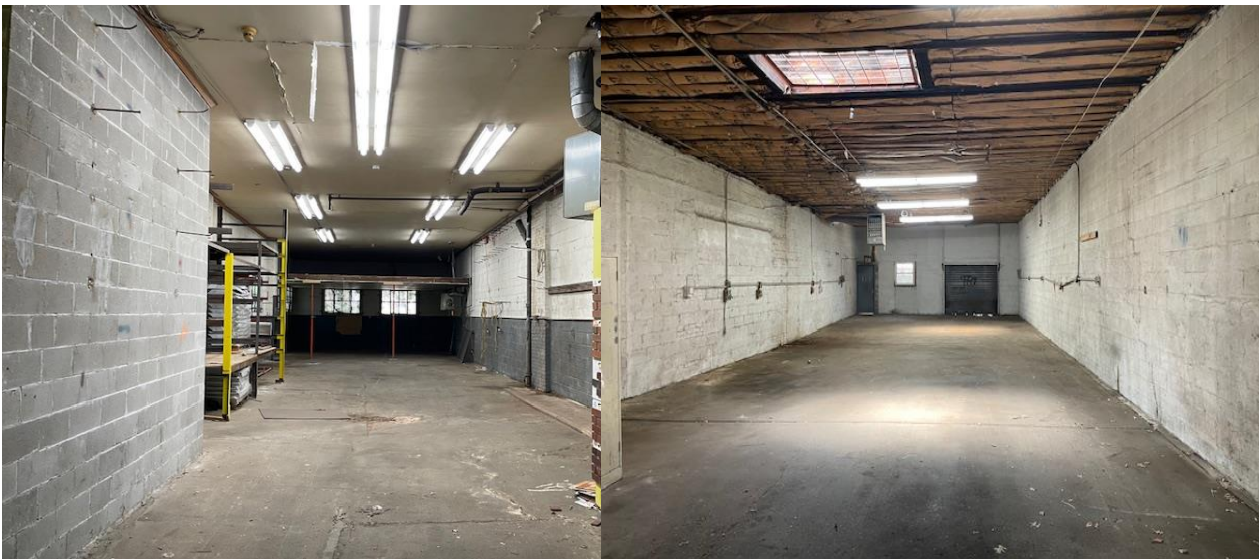
Contact Exclusive Agent

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