

FIRST TIME AVAILABLE +/- 54,000 SF WAREHOUSE SPACE FOR LEASE

**20 Olympic Drive, Orangeburg, NY
(Rockland County)**



Space/Property Highlights:

- +/- 54,000 SF of Warehouse/Distribution Space Available For Lease
- Pristine, Modern and Highly Functional Space
- 3 Exclusive Loading Docks with Tractor Trailer Access plus Ramped Double Door
- Dedicated Parking & Loading Areas
- Fully Sprinklered
- Ceiling Heights Range from +/- 17' clear to +/- 20' to the Deck
- Existing Racking can be Made Available
- Temperature-Controlled Storage Area
- Dedicated Office Space with Restrooms
- Existing Security & Alarm Systems in Place
- Fully OSHA Compliant for Fire & Life Safety
- Energy Efficient with Motion-Activated Lighting
- On-Site Owner/Property Management
- Easy Access to Major Highways Including the NYS Thruway, Palisades Parkway and Garden State Parkway; Close Proximity to the GW & Mario Cuomo Bridges

For more information or to view this property, contact 914.422.0100

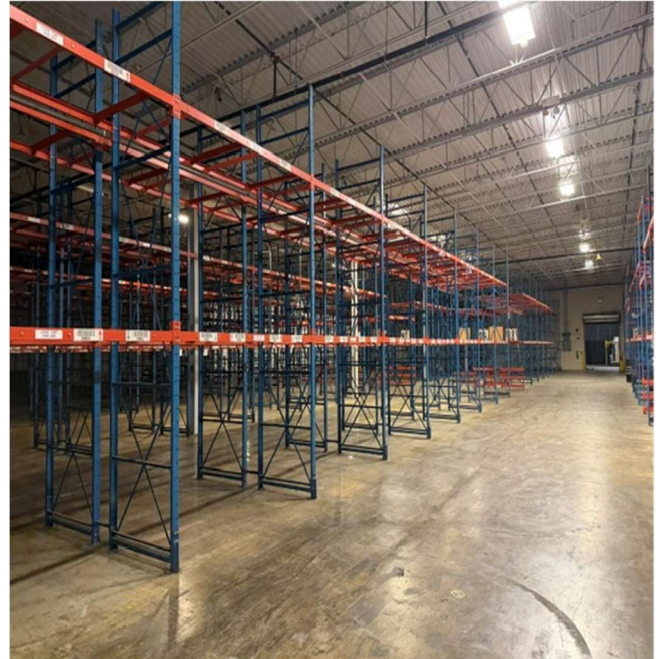
David Richman at x 13 or David@Rakowgroup.com

10 New King Street, White Plains, NY 10604 | RakowGroup.com

No warranty of representation, express or implied, is made as to the accuracy of the information contained herein, and same is submitted subject to errors, omissions, change of price, rental or other conditions, withdrawal without notice, and to any specific listing conditions, imposed by our principals.

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