

1 Zeiss Drive

Thornwood, New York

42,995 SF

AVAILABLE IMMEDIATELY | PRIME INDUSTRIAL/FLEX BUILDING FOR LEASE



SIMONE[®]
DEVELOPMENT COMPANIES

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1 Zeiss Drive

Thornwood, New York

WAREHOUSE SPACE
42,995 SF



PRIME INDUSTRIAL/FLEX OFFICE BUILDING FOR LEASE

Space Available

Floor 2: 42,995 SF
Office Divisions
Considered: 2,500
- 15,000 SF

Existing Property Features

- + Elevatored
- + 14'–18' Ceiling Height
- + Floor 2 Direct Loading
- + Reinforced Floor Loads

- + Renovations Completed 2022
- + 190 Parking Spaces
- + **Price upon request**
- + **Available Immediately**

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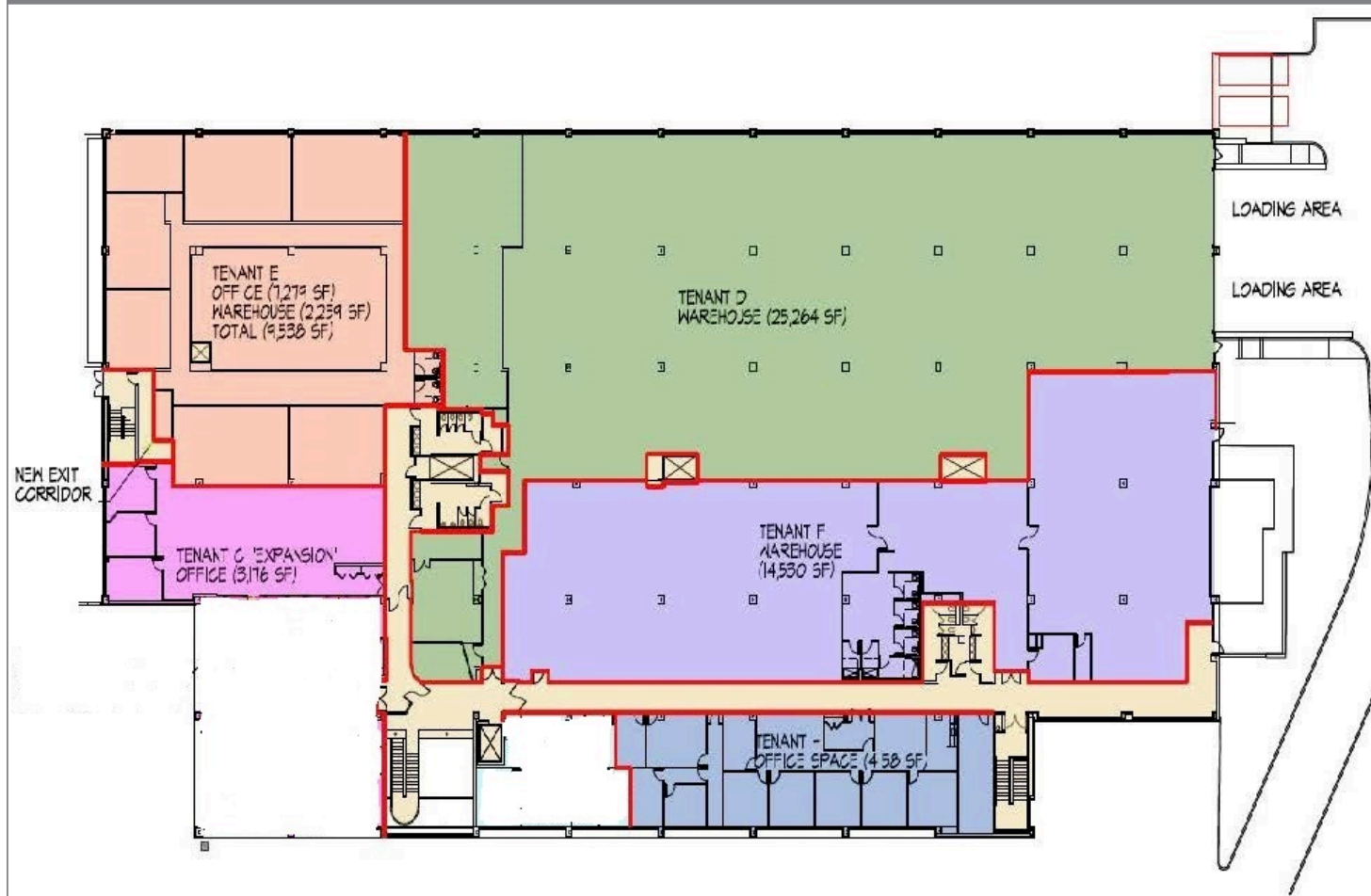
Siteplan & Highlights

1 Zeiss Drive, Thornwood, New York

WAREHOUSE SPACE

42,995 SF

Floor 2 - 56,666 SF



Property Highlights

- + Floor 2: 42,995 SF
- + Office Divisions Considered: 2,500-15,000 SF
- + Elevatored
- + 14'-18' Ceiling Height
- + Floor 2 Direct Loading
- + Reinforced Floor Loads
- + Renovations Completed 2022
- + 190 Parking Spaces
- + Beautifully Landscaped and Well-maintained Property
- + Campus-like Setting with Atrium Lobby, Cafeteria, Office Space and Conference Rooms

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Specifications

1 Zeiss Drive, Thornwood, New York

WAREHOUSE SPACE

42,995 SF



Specifications

Building Size	120,000 SF
Parking	190 Parking Spaces
Plot	12 acres
Office	Office Divisions Considered 3,000 - 15,000 SF
Warehouse	120,000 SF
Condition	Immediate
Clear Height	14'-18' Ceiling Height
Column Spacing	25x30
Gas	Natural Gas

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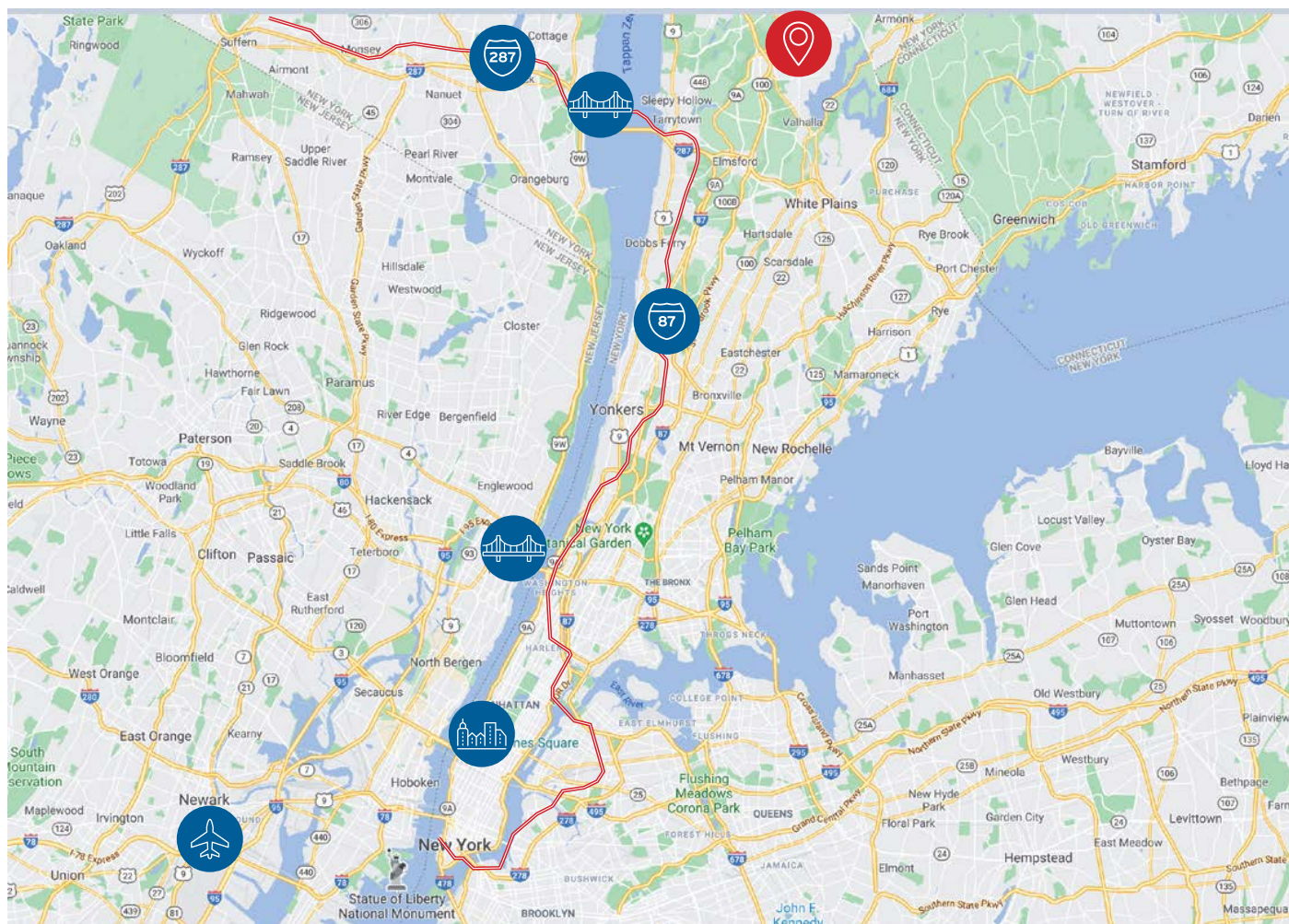
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Siteplan & Highlights

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WAREHOUSE SPACE

42,995 SF



Key Landmarks



Address
1 Zeiss Drive
Thornwood, NY



Interstate 287
12 Miles



Mario Cuomo Bridge Pathway
13 Miles



George Washington Bridge
25 Miles



Newark Airport
28 Miles



Manhattan
11 Miles

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