



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



4323 2ND AVENUE

BROOKLYN, NY 11215

**Total of 10,000 Sq. Ft.
Consisting of Pristine
Column Free One-Story
Warehouse with Parking**

For Lease in Sunset Park.

**4,900 Sq. Ft. Building +
5,119 Sq. Ft. Land/Parking**

At BQE

Type

Warehouse / Land

SQUARE FOOT
 **4,900**^{RSF BLDG}
5,119^{RSF LAND}

CLEAR HEIGHT
 **16'**

LOADING
 **1** DRIVE-IN DOOR

ZONING
 **M1-2**

PARCEL ID
 **727**
BLOCK

 **1**
LOT

PRICE

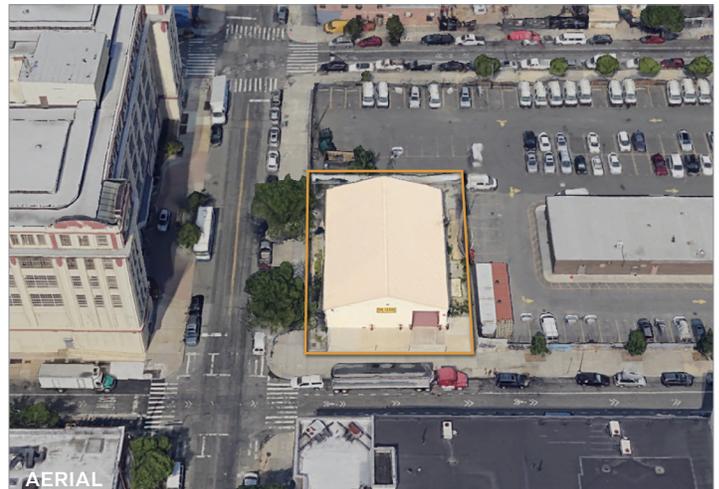
Upon Request

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

- Building Size: 4,900 Sq. Ft.
- Land Size: 5,119 Sq. Ft.
- Column Free
- 16' Ceiling Height
- 1 Drive-In Door
- Drive-Through Building
- Renovated Offices
- Fully Sprinklered
- Gas Heat
- Heavy Power



34-07 Steinway Street, Suite 202 | Long Island City, NY 11101

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ACCESSIBILITY

Ideally Positioned



Manhattan Island

4

LAGUARDIA AIRPORT



LGA

GRAND CENTRAL
TERMINAL 3



WORLD TRADE CENTER 5



ATLANTIC TERMINAL-BARCLAYS CTR 1



PROSPECT AVE STATION 2



36TH STATION

45TH ST STATION



BQE

2.7 MI

KEY DISTANCES



BY SUBWAY

1	ATLANTIC AVE/BARCLAYS	18 MIN
2	UNION SQUARE	40 MIN
3	GRAND CENTRAL TERMINAL	43 MIN
4	WORLD TRADE CENTER	40 MIN



BY CAR

5	JFK AIRPORT	30 MIN
6	LAGUARDIA AIRPORT	35 MIN
	BROOKLYN QUEENS EXPY	7 MIN



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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