

WAREHOUSE FOR LEASE

GREENPOINT, BROOKLYN

*300 Kingsland Ave*  
*Brooklyn*

JCY

REALTY ADVISORS

# 300 Kingsland Ave



SIZE	8,250 SF	POSSESSION	Immediate	RENT	\$32 PSF
DIMENSIONS	~ 100' x 80'	LEASE TERM	5-10 Years	ZONING	M1-2
CEILING HEIGHT	15'				



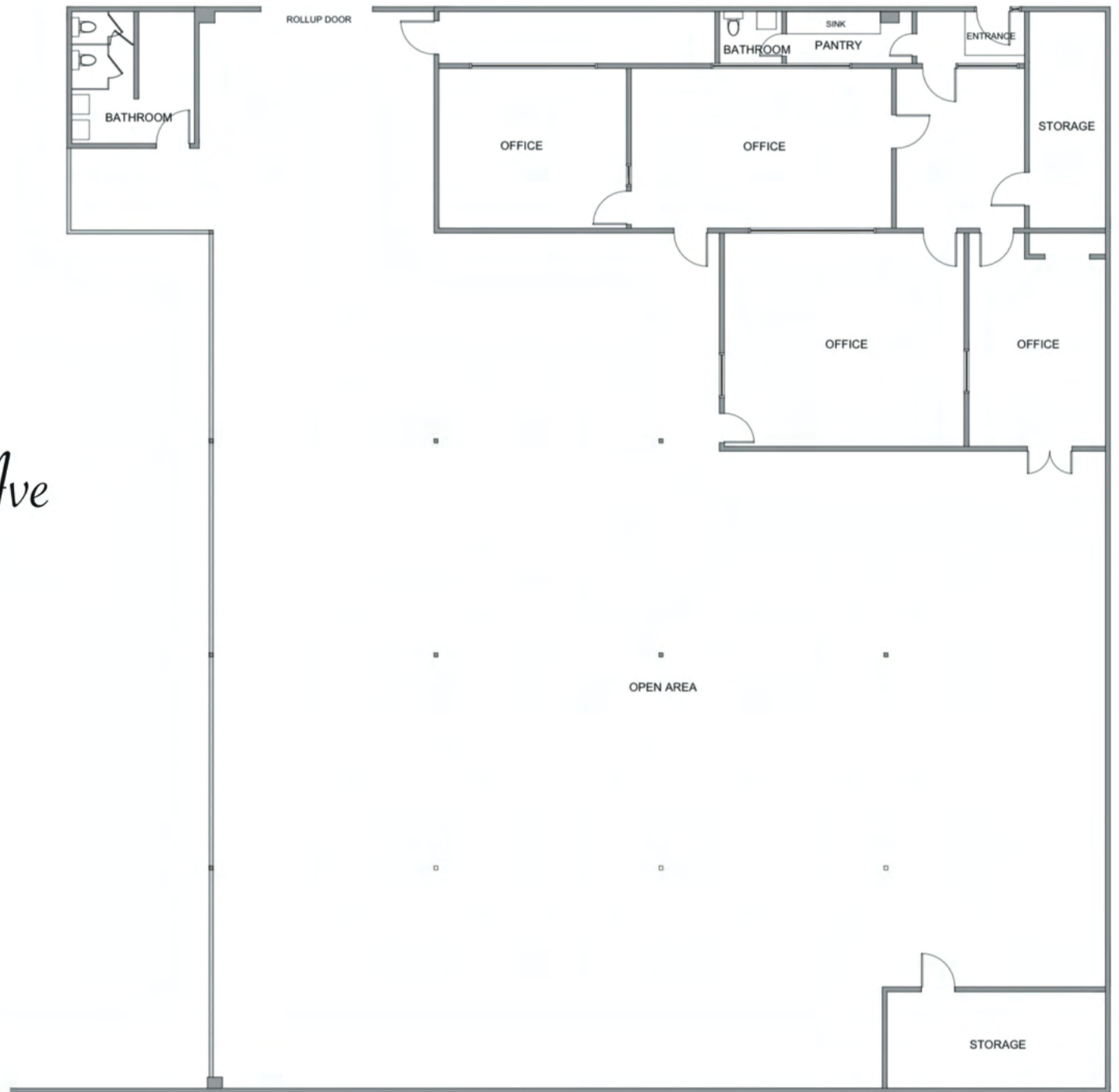
# *300 Kingsland Ave*

OFFICE/ENCLOSED AREAS	~1,800 SF
NO. OF OFFICES	4 offices
COLUMN SPACING	16 ft
SPRINKLERED	Yes
RESTROOMS	2
DRIVE-IN DOORS	1



*300 Kingsland Ave*

**SUBJECT PREMISES**  
Floor plan



Introducing an exceptional opportunity in the vibrant heart of Greenpoint, Brooklyn - an expansive warehouse space boasting over 8,250 total square feet in an ideal, flexible ~ 100' deep x 80' wide/frontage configuration, this gem awaits your creative ideas to transform it into the optimal warehouse space for your endeavors.

Nestled in Greenpoint, a hub for filmmaking which boasts countless production companies and film facilities, it is within a short 10 minute drive to Manhattan, either to the Lower East side via Williamsburg Bridge or to Midtown via the Midtown Tunnel. To boot, it is on a double wide street allowing ease of access for large trucks or even trailer tractors into the space.

Step into a world of possibilities with generous 15-foot ceiling heights, providing ample vertical space for your needs, and access via a modern see-through drive-in door (w/ second security door), as well as a separate office front entrance.

With 16-foot column spacing, this warehouse offers versatility and efficiency, allowing you to optimize the open space for your specific needs. Enhance productivity with about 1,800 SF comprising four dedicated offices, multiple storage rooms, two private restrooms, and pantry area.

Unlock the potential of your business in Greenpoint's thriving community and culture. Don't miss out on this opportunity - schedule a private tour today.



**JCY**  
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## **Michael Joo**

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