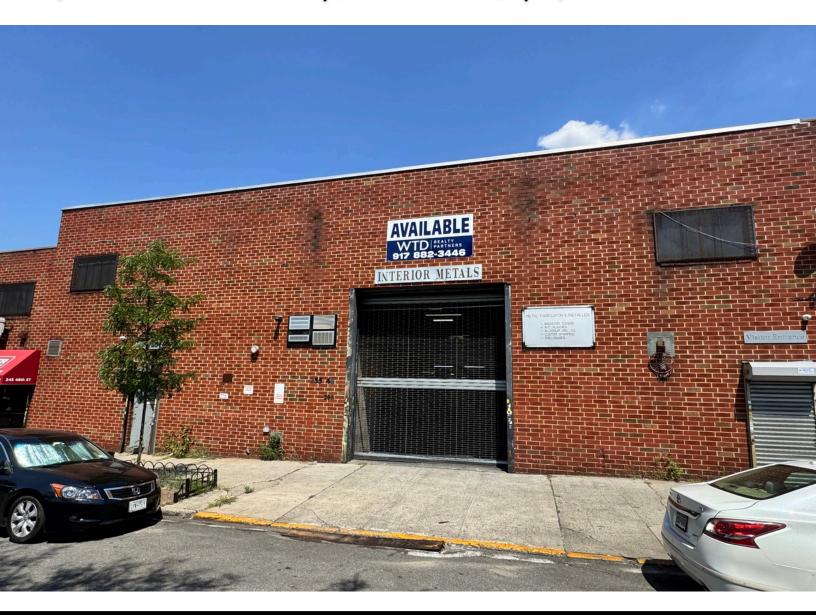


255 48TH STREET BROOKLYN, NY 11220 FOR SALE OR LEASE *INQUIRE FOR PRICING

11,250 SF WAREHOUSE |22' FT CEILING | 1,200 AMPS POWER



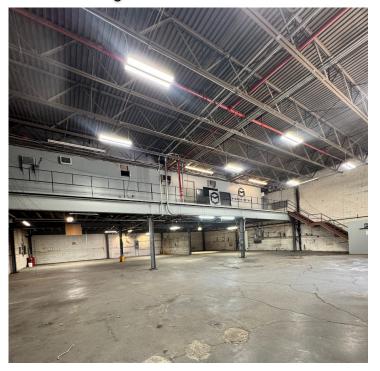
Exclusive Agent:

WILLIAM T. DIANA | PRESIDENT 917 - 882 - 3446 WILL@WTDREALTY.COM



PROPERTY INFORMATION

WTD REALTY INC. Has been hired as the exclusive agent to sell or lease 255 48th Street, Brooklyn, NY 1220. The property is 11,250 SF broken down into a 7,500 SF Warehouse and 3,250 SF Office. Located in the Sunset Park Industrial Business Zone, this is an ideal building for warehouse, storage, and distribution companies. For more information or to schedule a tour please reach out the Exlcusive Agent.





PROPERTY SPECS:

ZONE: M1-2D

SQUARE FOOT: 11,250

• 7,500 SF Warehouse

• 3,250 SF Office

PLOT DIMENSIONS: 75' X 100'

LOADING:

• 1 Drive in door (12' Clear)

HEAT: Gas

ELECTRIC: 1200 AMPs / 3 Phase *Qualified Opportunity Zone*

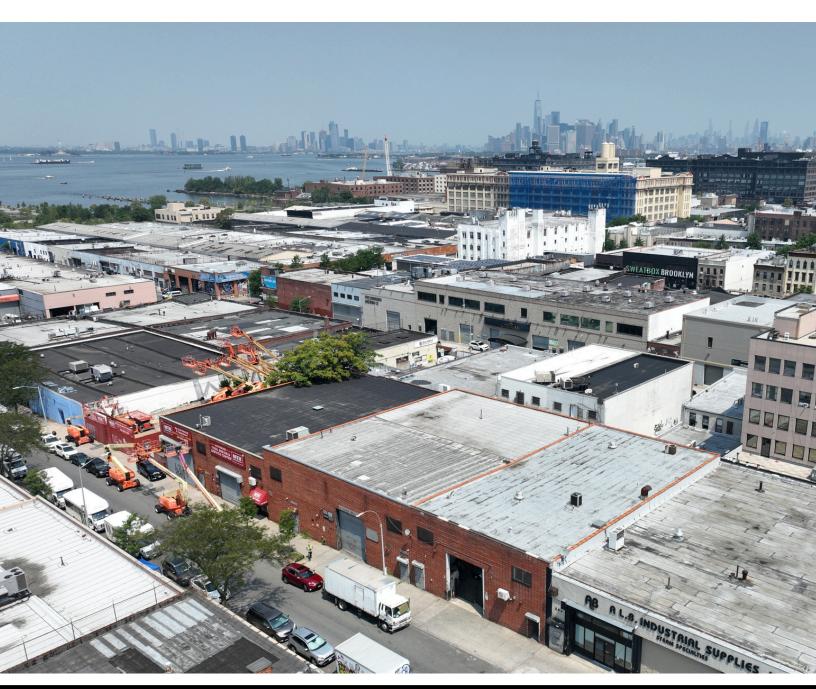
DRIVE TIMES:

- JFK Airport 40 Minute
- LGA Airport 40 Minutes
- Newark Airport 50 Minutes





AERIAL PICTURE



Exclusive Agent:

WILLIAM T. DIANA | PRESIDENT 917 - 882 - 3446 WILL@WTDREALTY.COM