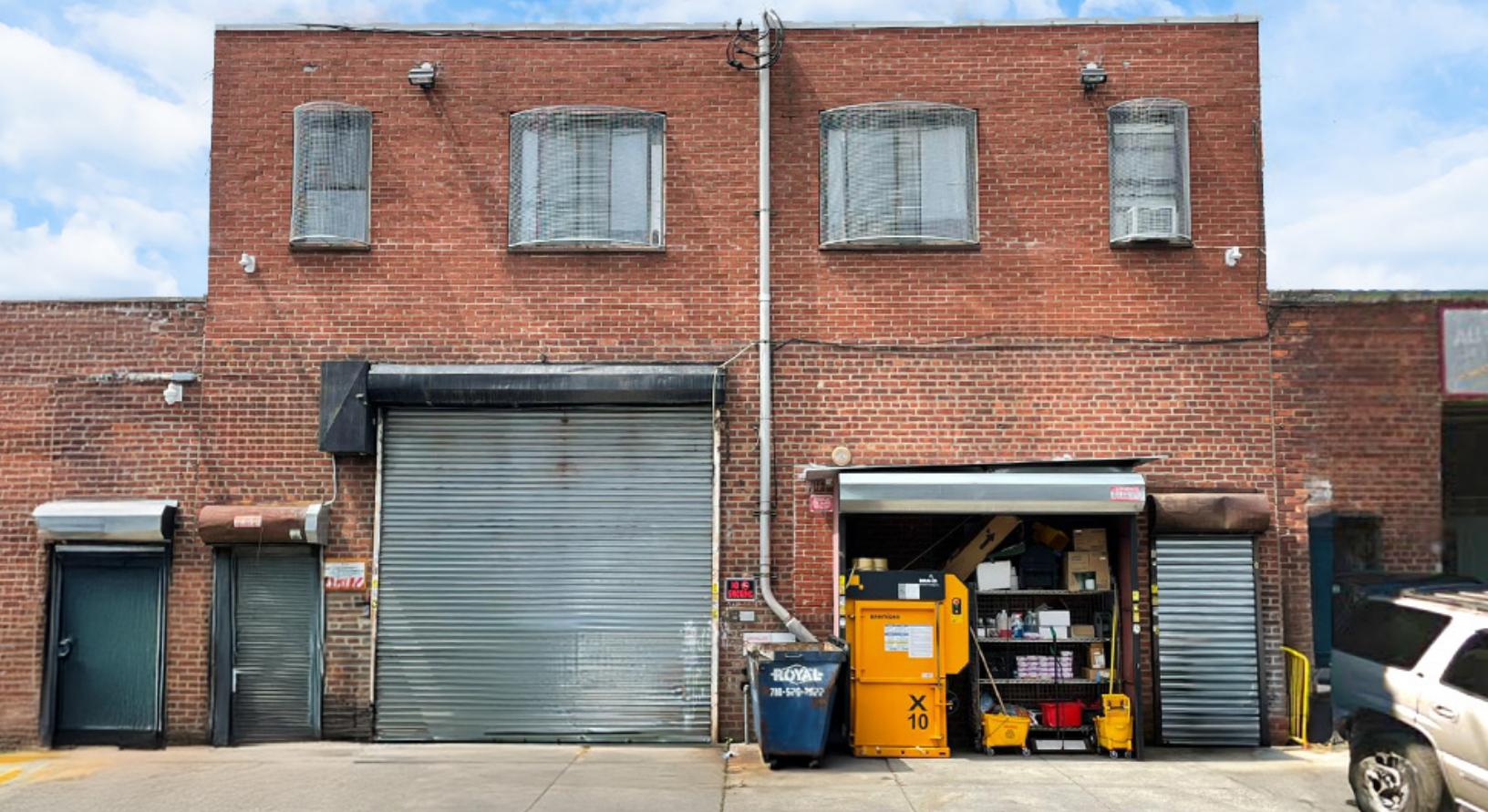




**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE / SALE



756 ROCKAWAY PARKWAY

BROOKLYN, NY 11236

**6,000 Sq. Ft.
Renovated
Warehouse + Office
for Lease/Sale
in East Flatbush**

Ideal Contractor Building

PRICE

Upon Request

Type

Warehouse / **Office** / **Industrial**

 **SQUARE FOOT**
6,000 RSF

 **ZONING**
M1-1

 **CLEAR HEIGHT**
13'

 **PARCEL ID**
08122

 **LOADING**
1 DRIVE-IN DOOR

 **BLOCK**
47

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

Features

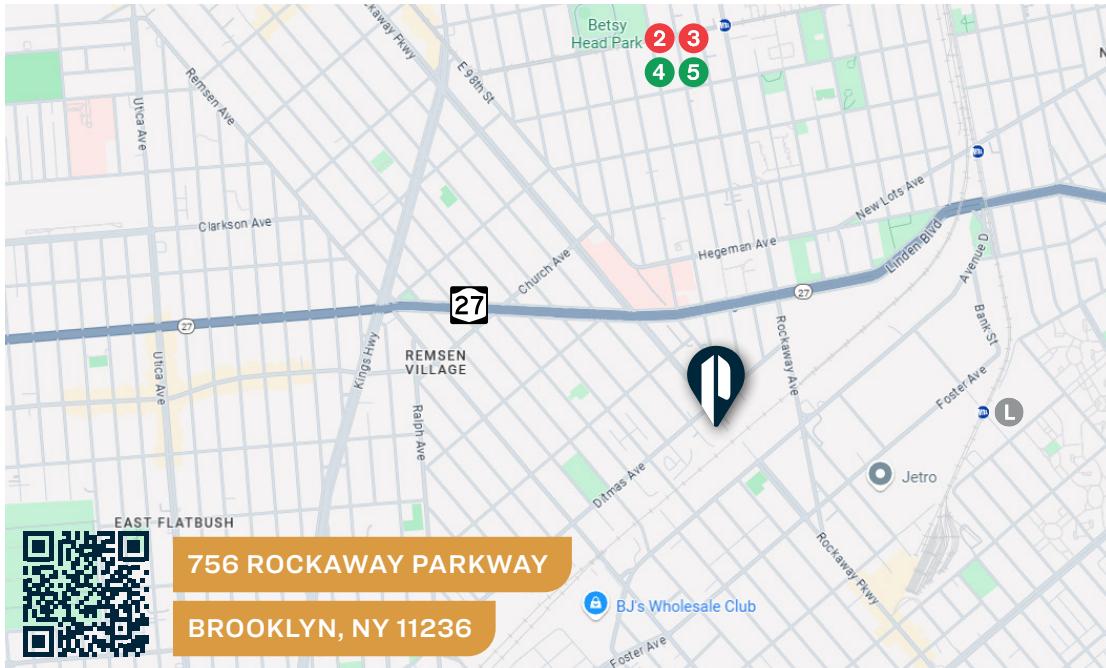
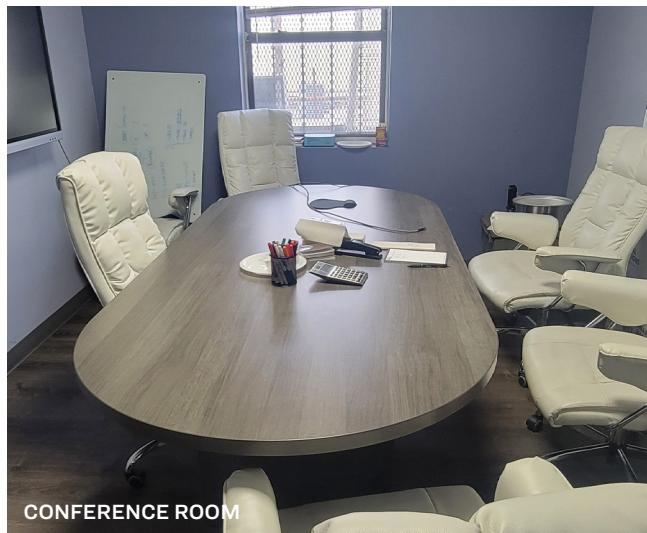
- **Lot Size:** 4,400 Sq. Ft.
- **Lot Dimensions:** 40' x 110'
- **Building Size:** 6,000 Sq. Ft.
- **Building Dimensions:** 40' x 100'

Ground Floor Warehouse:

- 4,000 Sq. Ft.
- 13' Ceiling
- 1 Drive-In Door
- Sprinkler
- Gas Heat
- Fully HVAC
- 400 AMPS

Second Floor Office:

- 2,000 Sq. Ft.
- Fully Renovated
- Private Offices
- Ball Pen Area
- Conference Room
- Kitchen
- Outdoor Patio
- Surveillance System
- 5 Car Gentleman Parking
- Real Estate Taxes \$27,256



TRANSPORTATION



ROCKAWAY
PKWY STATION



ROCKAWAY AVE



2 3
4 5



KINGS HWY
BELT PKWY

ROCKAWAY
PKWY



MTA Bus

B60: ROCKAWAY
AVE/DITMAS AVE

B8: LINDEN BLVD/
ROCKAWAY
PKWY

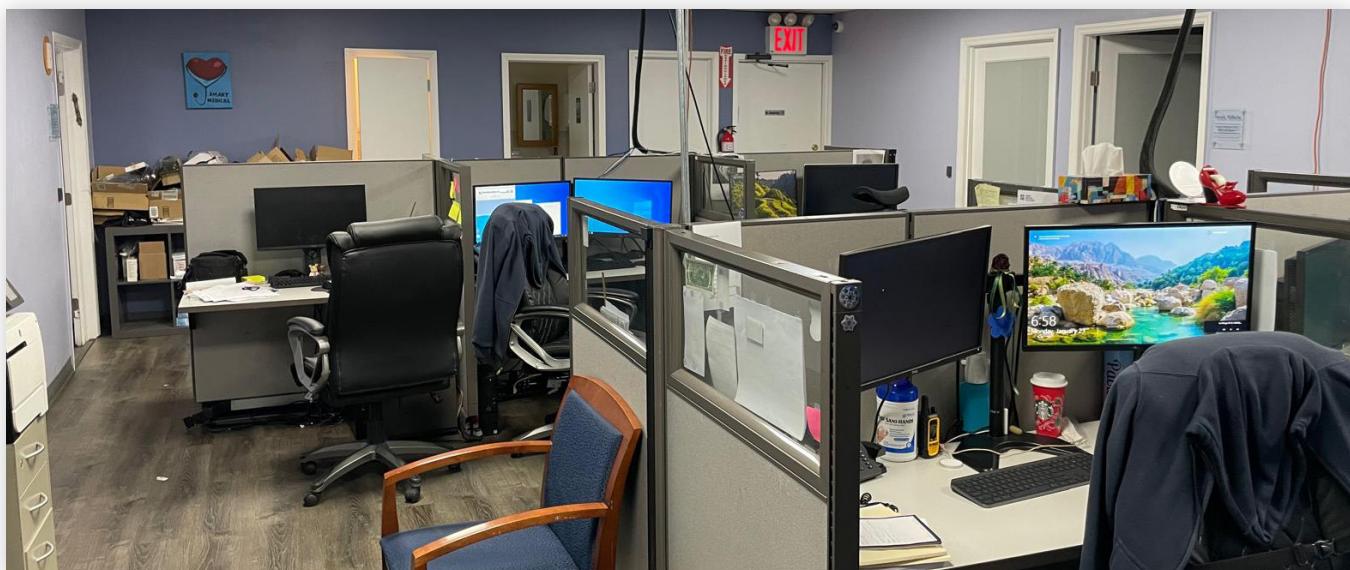


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PICTURES



**PINNACLE
REALTY**
OF NEW YORK, LLC

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FOR MORE INFORMATION ABOUT THIS
PROPERTY CONTACT EXCLUSIVE AGENT:



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