



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



22-19 41ST AVENUE

LONG ISLAND CITY, NY 11101

Queens Plaza LIC @ 59th St. Bridge & All Subways

16,000 Sq. Ft. 2nd Floor.
Divisions from 2,500 Sq. Ft.

TYPE

Industrial / Loft / Flex



SQUARE FT.
16,000 RSF



ZONING
M1-3



CLEAR HEIGHT
11.6'



PARCEL ID
409
BLOCK



LOADING
2 Loading
Docks



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.

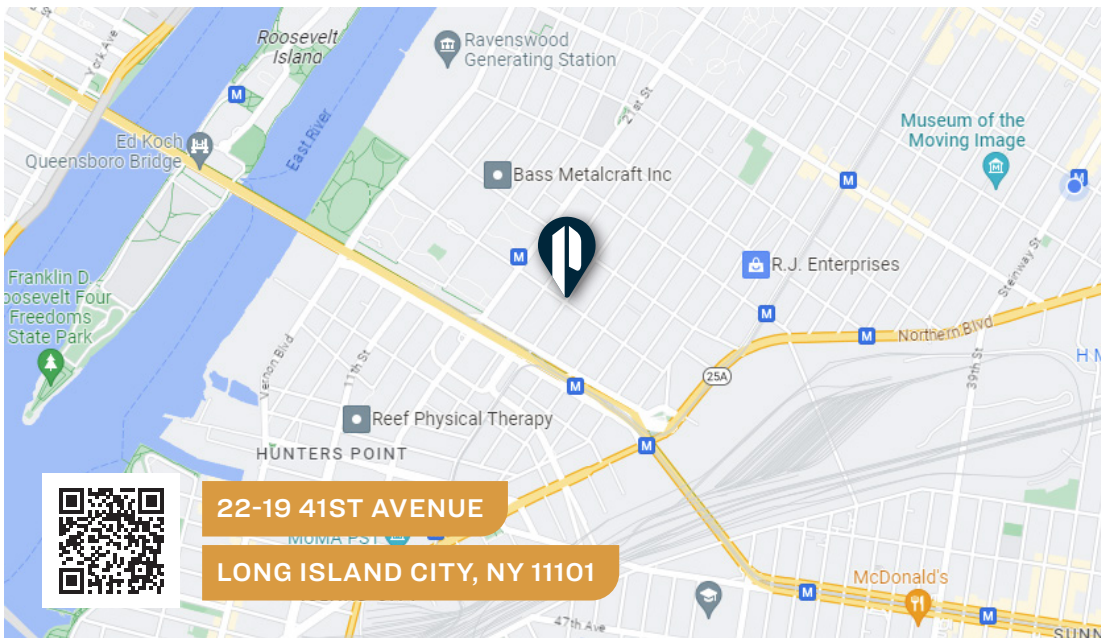
Property Overview

FEATURES

- 16,000 Sq. Ft. - 2nd Floor
 - Divisions Available From 2,500 Sq. Ft.
- Large Windows
- Excellent Natural Light
- 11'6" Ceiling Height
- Fully Sprinklered
- Heavy Electrical Service
- Fully Air-Conditioned
- Lobby Entrance - 24/7 Access
- Passenger Elevator
- 6' x 10' Automatic Freight - 8,000 Lbs
- 8' x 17' Manual Freight - 7,000 Lbs

PROPOSED DIVISIONS

- 2,500 Sq. Ft.
- 4,700 Sq. Ft.
- 9,000 Sq. Ft.



TRANSPORTATION

- F** 21ST ST - QUEENSBRIDGE
- 7 N W** QUEENSBORO PLAZA
- E M R** QUEENS PLAZA
- QUEENSBORO BRIDGE QUEENS**
- MIDTOWN TUNNEL**
- LIE**
- ROBERT F. KENNEDY BRIDGE**
- MTA Bus** Q102: 41ST AVE / 21ST STREET

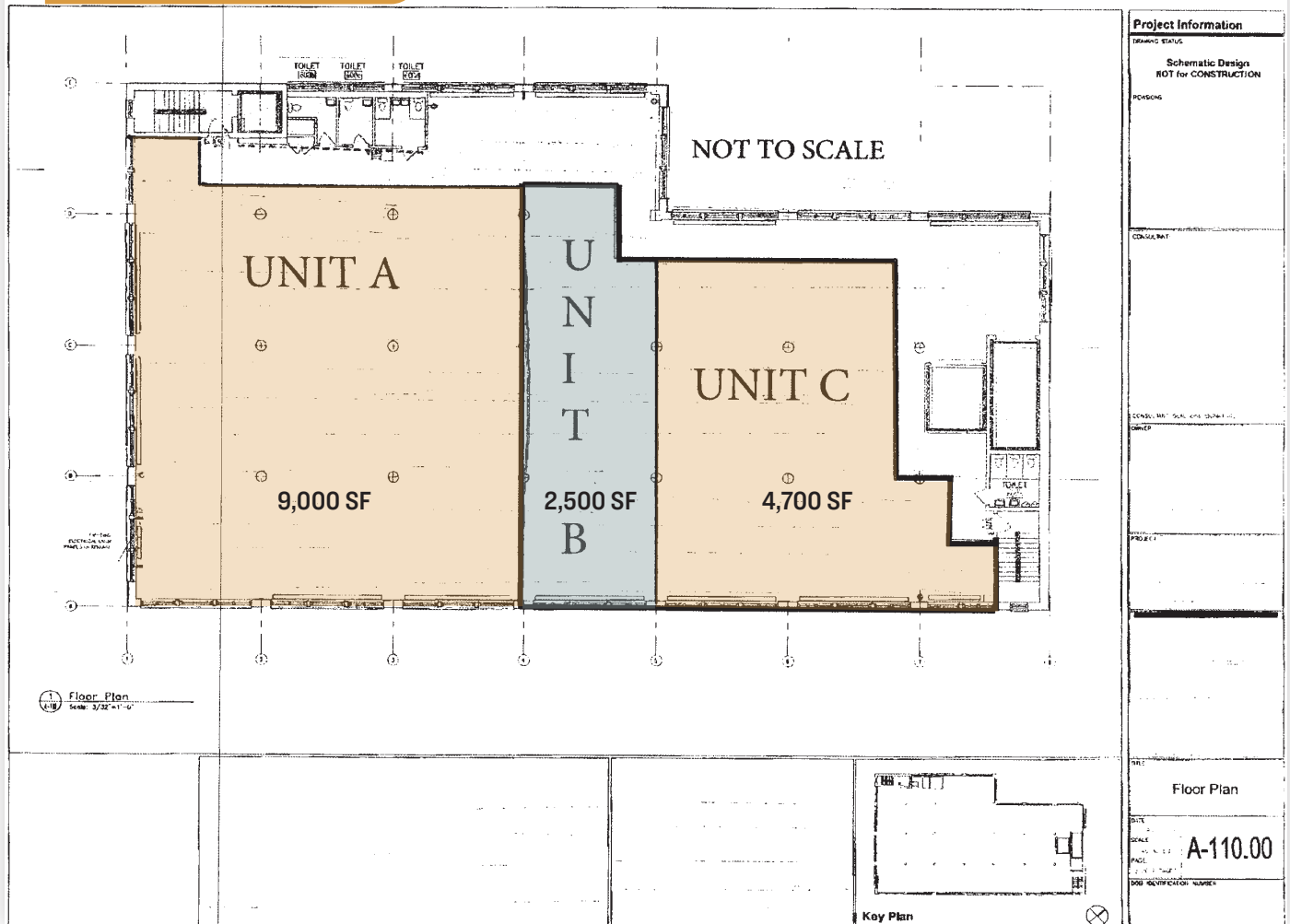


34-07 Steinway Street, Suite 202 | Long Island City, NY 11101

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PROPOSED DIVISIONS



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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