

All Roads Lead
To The...




OFFICES
@ RIDGEHILL



*Now Available
For Lease*

UNDER
NEW
OWNERSHIP



LOCATED WITHIN
THE YONKERS
ENTERPRISE ZONE



30 MINUTES TO
GRAND CENTRAL
STATION

OFFICES @ RIDGEHILL

...is part of Westchester Ridge Hill, an 81-acre mixed-use development which consists of 1.3 million square feet of retail, office, entertainment, and multi-family residential.

AVAILABLE SPACE:

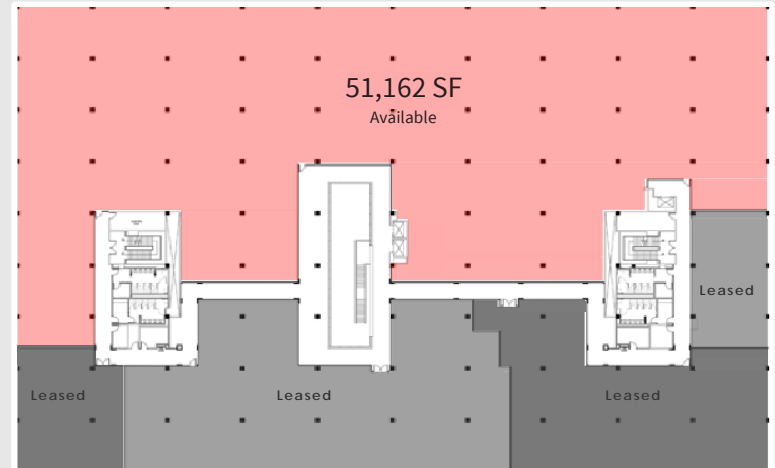
- Up to 51,162 SF
- Top Floor Available

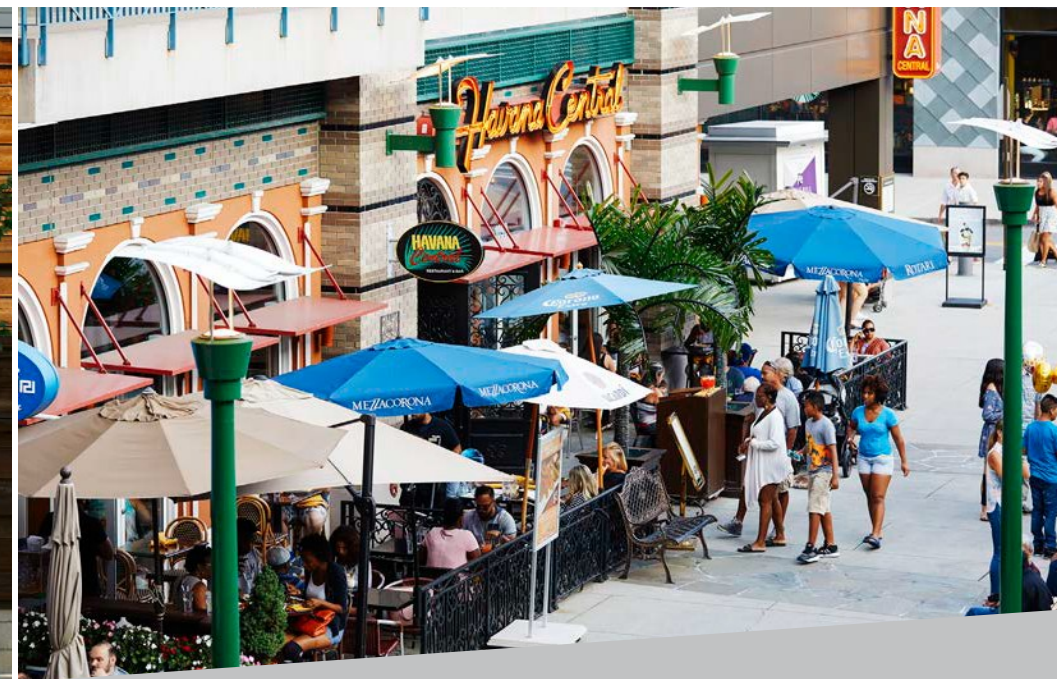
PARKING SPACES: 3 / 1,000 SF

LEASE RATE: \$27.00 / RSF

FULLY RENOVATED BUILDING:

- Renovations completed in 2011
- New Building Systems
- Elevators
- Lobby





OWNED
& MANAGED
BY QIC



HIGH-SPEED
FIBER OPTIC INTERNET
CAPABILITIES

*Premier
Amenities*



EATERIES + RESTAURANTS

- Cheesecake Factory
- Starbucks
- Havana Central
- Yard House



SHOPPING

- Apple Store
- R.E.I.
- L.L. Bean
- Banana Republic
- Lord & Taylor



PUBLIC TRANSIT

- Bee-Line Bus Service

L.A. Fitness

Cinema de Lux Ridge Hill

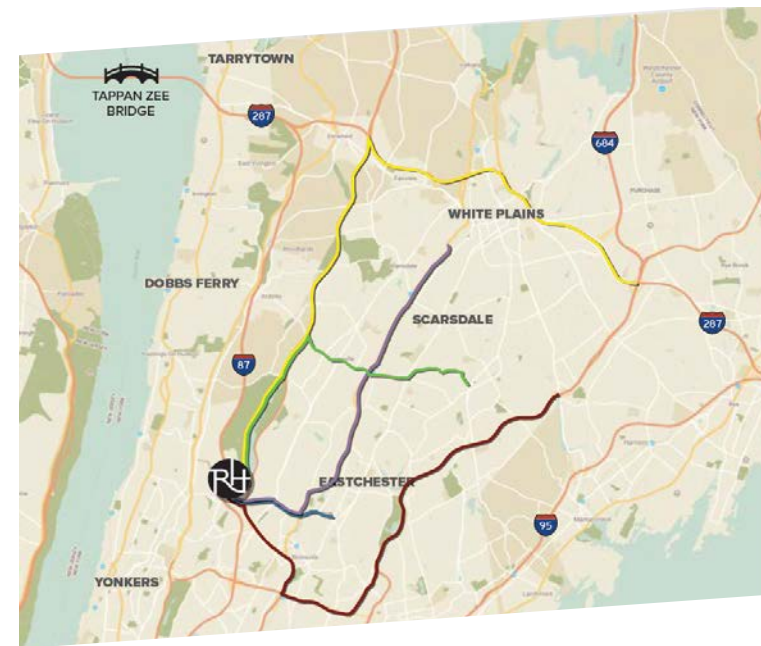
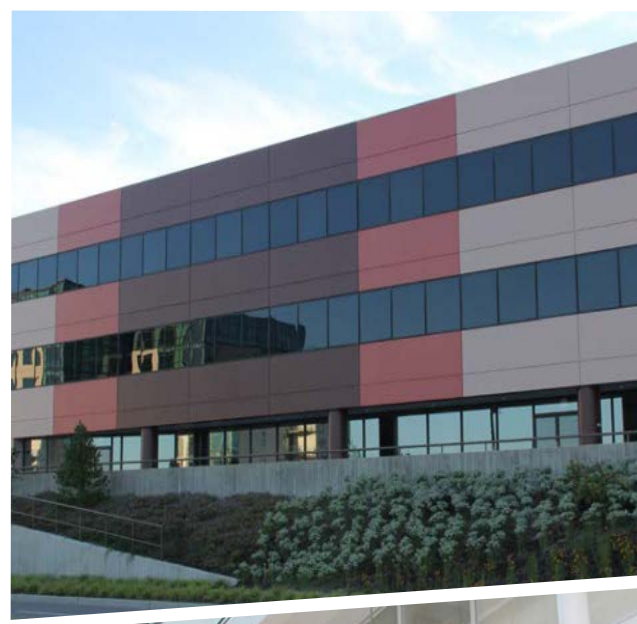
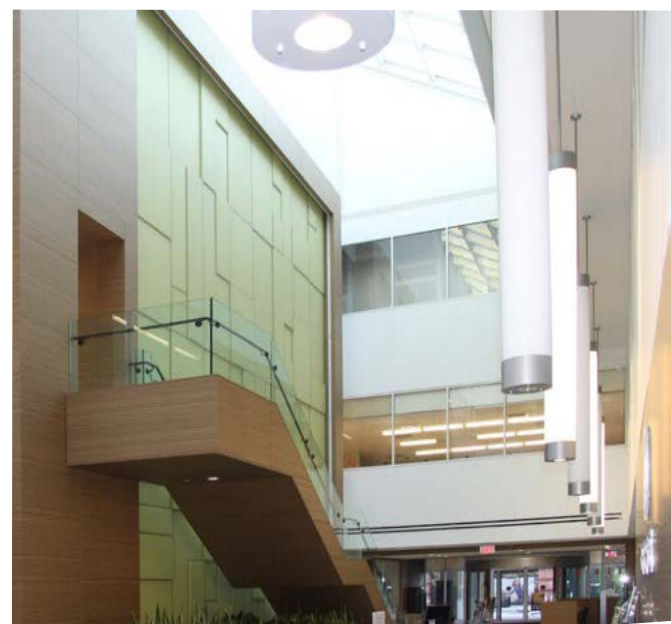
Whole Foods

WESTMED MEDICAL GROUP

...and many more!

Premier Location

OFFICES @ RIDGE HILL IS CONVENIENTLY LOCATED BETWEEN I-87, SPRAIN BROOK PARKWAY, & HAS A DEDICATED BEE-LINE BUS SERVICE.



For more information, contact:

Al Gutierrez

+1 203 399 1387

al.gutierrez@am.jll.com

Ian Ceppos

+1 203 399 1389

ian.ceppos@am.jll.com

Stephanie Coleman

+1 203 399 1388

stephanie.coleman@am.jll.com

Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2019 Jones Lang LaSalle IP, Inc. All rights reserved.

Positioned in the utmost of locations, Westchester's Ridge Hill is easily accessible from all directions and convenient to affluent neighborhoods from both the New York State Thruway and the Sprain Brook Parkway and only 22 minutes from Midtown Manhattan.