



IDEALLY LOCATED CENTRAL BRONX WAREHOUSE

51,256 SQ. FT. BUILDING - WILL DIVIDE

DIVIDES 27,840 SQ. FT. & 23,416 SQ. FT.

FEATURES:

- 58,159 Sq. Ft. Warehouse
- Divides 27,840 Sq. Ft. + 23,416 Sq. Ft.
- 54,956 Sq. Ft. Ground
- 3,203 Sq. Ft. 2nd Floor
- 10,000 Sq. Ft. Yard
- 16'-22' Ceilings
- Heavy Power
- Drive-In Loading
- Tailboard Loading
- 6,279 Sq. Ft. off-street parking

NEARBY:

- Bruckner Expressway
- Major Deegan Expressway
- Sheridan Expressway

Transportation:

B D (167th Street)

 (Brook Ave / Park Ave)



LEASE PRICE:

\$15.75 PSF

434 EAST 165TH STREET, BRONX, NY

BLOCK:

2358

LOT:

**29,30,34,65,66
136,164**

ZONING:

**M1-1 /
R7-2**

For Information About This Property
Contact Exclusive Agents:

Fredric Stein, Associate Broker
fstein@pinnaclereny.com
718-371-6409

Ariel Castellanos, Associate Broker
acastellanos@pinnaclereny.com
718-371-6412

Federico Mazzeo, Salesperson
fmazzeo@pinnaclereny.com
718-371-6424



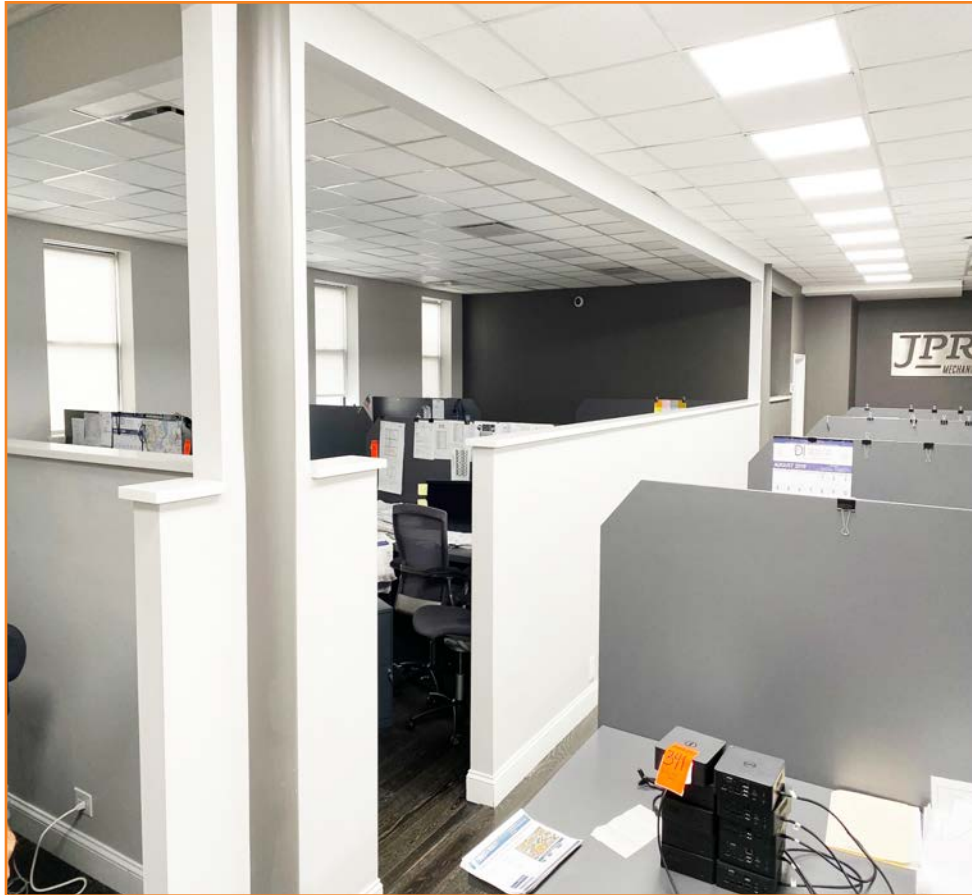
PINNACLE REALTY

OF NEW YORK, LLC

www.pinnaclereny.com

46-34 11th Street • Long Island City, NY 11101

718-784-8282





DIVISIONS

A.

27,840 Sq. Ft. 1-Story
2 Interior Loading Platforms
1 Drive-In

B & C.

5,298 Sq. Ft. Parking

D.

23,416 Sq. Ft. + 1,000 Sq. Ft. Parking
3,203 Sq. Ft. Offices
1 Loading Platform
1 Drive-In

