

# 3330 NEW YORK AVENUE, NE

COMPLETELY RENOVATED WAREHOUSE SPACE  
FOR LEASE

56,000 SF AVAILABLE

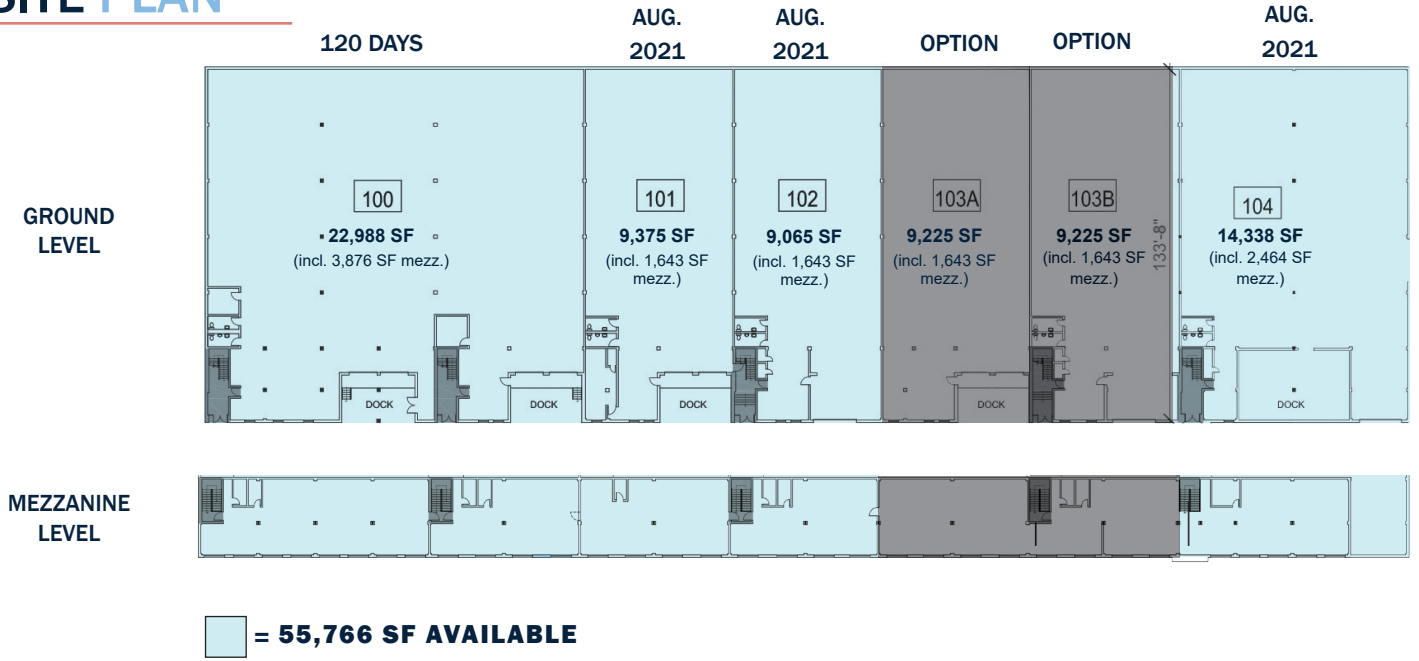


**CBRE**

 **Douglas  
Development**  
CORPORATION



# SITE PLAN



# LOCATION





## **SPACE HIGHLIGHTS**

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- 9,065 - 74,000 SF Contiguous Available
- Dock and Drive-in Loading
- 18' Clear
- Ample Parking
- Fully Renovated Mezzanine Office Space
- Unmatched Visibility and Access to Downtown DC
- \$14.85 PSF NNN
- Suite 100 is Fully Air Conditioned with a Backup Generator and Ample Parking



## INBOUND DIRECTIONS TO 3330-3360 NEW YORK AVE

- 1) Heading West on Route 50 towards Downtown, stay in the left lane
- 2) Just prior to at the first light at Bladensburg Road, keep to the left turning lane
- 3) There is a break in the median/guard rail before the intersection with Bladensburg Road that allows for a U turn onto New York Ave going Eastbound
- 4) Take this U turn and make the first right past the Arboretum
- 5) Follow Outbound Directions below

## OUTBOUND DIRECTIONS TO 3330-3360 NEW YORK AVE

- 1) Head East (outbound) on New York Avenue through the Bladensburg Road intersection
- 2) Past the National Arboretum
- 3) Take the First turn off at the Washington Times building
- 4) The Road will loop under Route 50 and leads directly to 3330 New York Avenue.



## CONTACT US

# CBRE

**RALPH HAUGHT**

First Vice President

+1 202 585 5573

ralph.haught@cbre.com

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