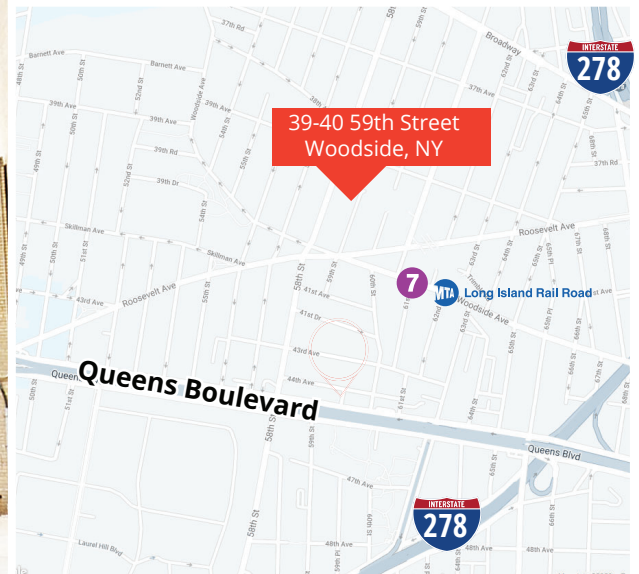


FOR SALE OR LEASE: ~10,000 SF WAREHOUSE WITH PARKING! 39-40 59TH STREET - WOODSIDE, NY



**SHORT WALK TO 7 TRAIN AND
WOODSIDE LIRR! MINUTES TO BQE!**



PROPERTY DESCRIPTION

Greiner-Maltz is pleased to offer for sale or lease a **9,500 SF warehouse with parking for 7 cars**. Walking distance from the 7 train and LIRR in Woodside, NY. The property has 400amps of heavy power and 14 foot ceilings with full sprinkler and full HVAC. Property has a C-of-O for light manufacturing and office use!

BLOCK & LOT	01229 / 030
LOT SIZE	75 ft x 108.5 ft
LOT SF	8,137 SF
EXISTING BUILDING SIZE	75 ft x 86 ft
EXISTING BUILDING SF	9,600 SF
CERTIFICATE OF OCCUPANCY:	Light Manf. and Office Use Group 17
ZONING	R-5b
MAX FAR	2 .00 Comm. Facility 1.35 Residential

FEATURES

- Parking for 7 cars on site.
- Walking distance to 7 train.
- **Available for sale or lease!**

ACCESS

Close to 7 train and Woodside LIRR Station.
Near to Brooklyn- Queens Expressway

EXCLUSIVE AGENT

LEAH CHEN

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