



1-STORY WAREHOUSE & LAND FOR SALE

LOCATED IN EAST NEW YORK OFF ATLANTIC AVENUE

11,100 SF BUILDINGS + 10,730 SF LAND

FEATURES:

- Total Lot Size: 21,830 Sq. Ft.
- Existing Structures: 11,100 Sq. Ft.
- Land: 10,730 Sq. Ft.
- 400 AMP Electric
- Commercial F.A.R. 2: 43,660 Sq. Ft.
- Facility F.A.R. 6.5: 141,895 Sq. Ft.
- Frontage on 3 Streets:
 - Alabama Avenue - 100'
 - Liberty Avenue - 112.50'
 - Williams Avenue - 125'
- Divisions Available

NEARBY:

- Jackie Robinson Parkway
- Broadway Junction
- Atlantic Ave
- Eastern Parkway

Transportation:

- L** (Atlantic Ave)
- J** **Z** (Alabama Ave)
- A** **C** (Broadway Junction)
- MTA** LIRR (East New York)



SALE PRICE:

\$4,900,000.00

REAL ESTATE TAXES:

\$42,527.00

90 ALABAMA AVE, BROOKLYN, NY

BLOCK:

3683

LOT:

**47, 48, 55, 56,
1, 2, 102, 4, 5**

ZONING:

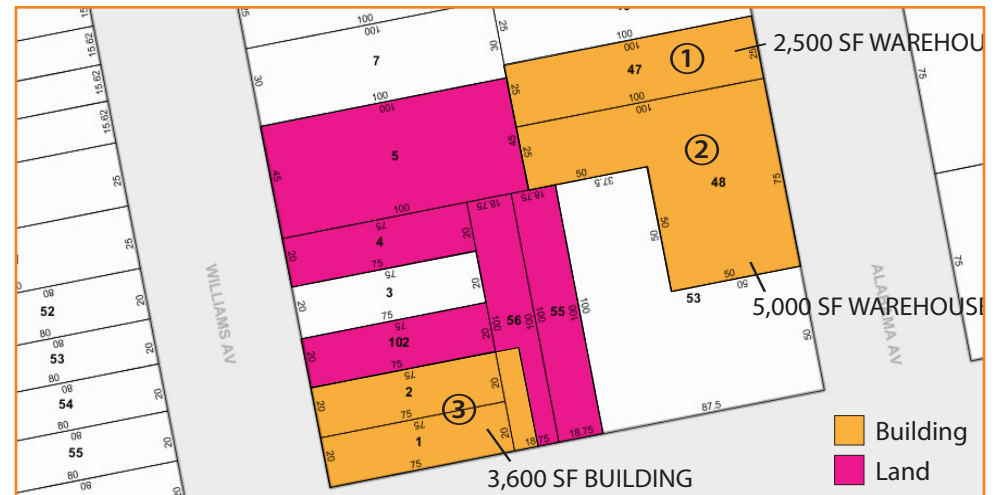
M1-4

For Information About This Property
Contact Exclusive Agents:

Nechama Liberow, Associate Broker
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718-778-6006



- **Lot 47 (Warehouse 1):**
 - Lot Size: 2,500 Sq. Ft.
 - Lot Dimensions: 25' x 100'
 - 21' Ceiling Height
 - Skylights
 - 1 Drive-In Door
 - Concrete Roof
- **Lot 48 (Warehouse 2):**
 - Lot Size: 5,000 Sq. Ft.
 - Lot Dimensions: 75' x 100' Irregular
 - 21' Ceiling Height
 - 2 Drive-in Doors
 - Concrete Roof
 - 350 Sq. Ft. Mezzanine Office
- **Lots 1, 2, & 56 (Warehouse 3):**
 - Lot Size: 3,600 Sq. Ft.
 - Lot Dimensions: 90' x 40'
 - Retail / Office Space





PINNACLE REALTY

OF NEW YORK, LLC

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LOCATION MAP

