

**FOR LEASE**

# 13,700 SF Warehouse for Lease

## 57-11 37th Avenue

WOODSIDE, NY 11377



### APPROXIMATE SIZE

12,750 SF GROUND FLOOR  
950 SF MEZZANINE  
13,700 TOTAL SF

### CEILING HEIGHTS

17.2'

### TERM

NEGOTIABLE

### ASKING RENT:

PLEASE INQUIRE

### DRIVE-IN DOORS

TWO (2): 37TH AVE DOOR  
(13.87' H x 23.9' W)  
58TH ST DOOR (13.56' H x 10.7' W)

### LOADING PLATFORMS

TWO (2):  
PNEUMATIC (12.5' L X 6.5' W)

### FEATURES

- 2 STREET FRONTAGES
- M1-1 ZONING
- EXCELLENT LOADING
- ABUNDANT NATURAL LIGHT
- HVAC OFFICES
- GAS HEAT
- 1000 AMP SERVICE
- FLOOR DRAINS
- WET SPRINKLER SYSTEM
- 1 BLOCK TO NORTHERN BLVD

### TRANSPORTATION

5 MINUTE WALK TO   
EASY ACCESS TO  278 / BQE

### CONTACT EXCLUSIVE AGENT

**MATTHEW McMULLEN**

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