

Industrial Property For Sale, Available: 42,500 sq. ft.
69-07 69th Pl, Glendale



Specifications:

Building Size: 42,500 sq. ft.
Lot Size: 1.11 Acres
Office Space: 2,600 sq. ft.
Ceiling Height 1: 20.0'
Ceiling Height 2: 18.0'
Loading: 4 Dock(s), 1 Drive-in(s)
Power: 1,200 amps
A/C: 10,000 + Offices
Sewers: Yes

Pricing and Timing:

Occupancy: Immediately
Sale Price: \$13,900,000
(\$327.07/sq. ft.)
Taxes: \$146,032.84 (\$3.44/sq. ft.)

Mfg./Distribution facility • Available rail siding in close proximity to NY & Atlantic Railway yard •
+/-8,350/sf fenced yard, LED lighting, floor drains • +/-3 miles to LIE exit 19, 6 miles to Manhattan •
10,000/sf of air conditioned warehouse/mfg space • Rail spur with daily rail freight service possible • 2
of 4 docks are interior • Swing room for 53' trailers for interior loading docks (front) and swing room for
40' trailers for exterior docks (rear)

For more information please contact: Schacker Realty 631-293-3700 info@schackerrealty.com

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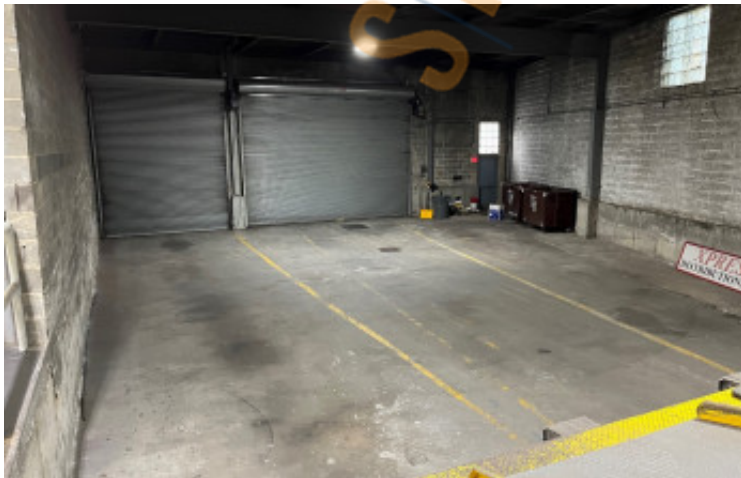
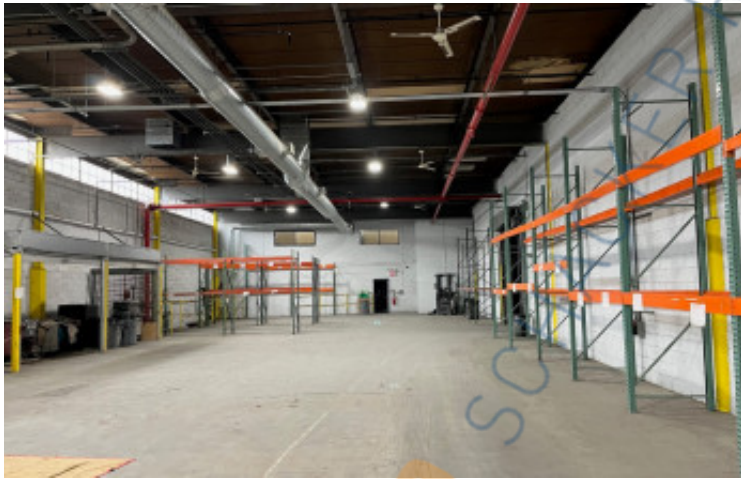
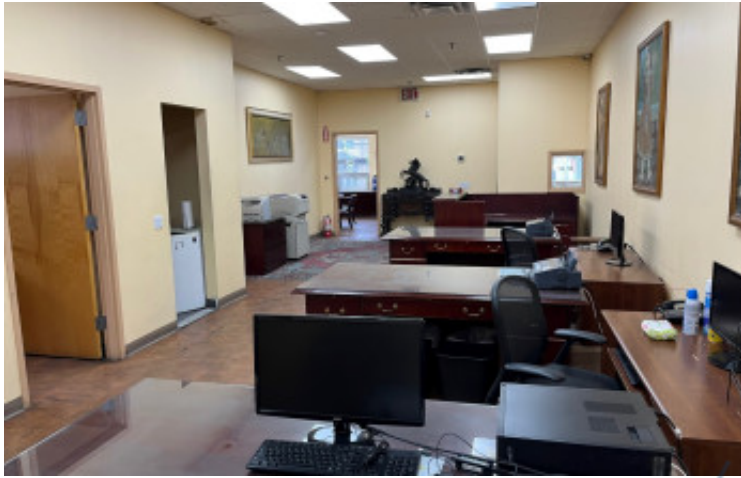
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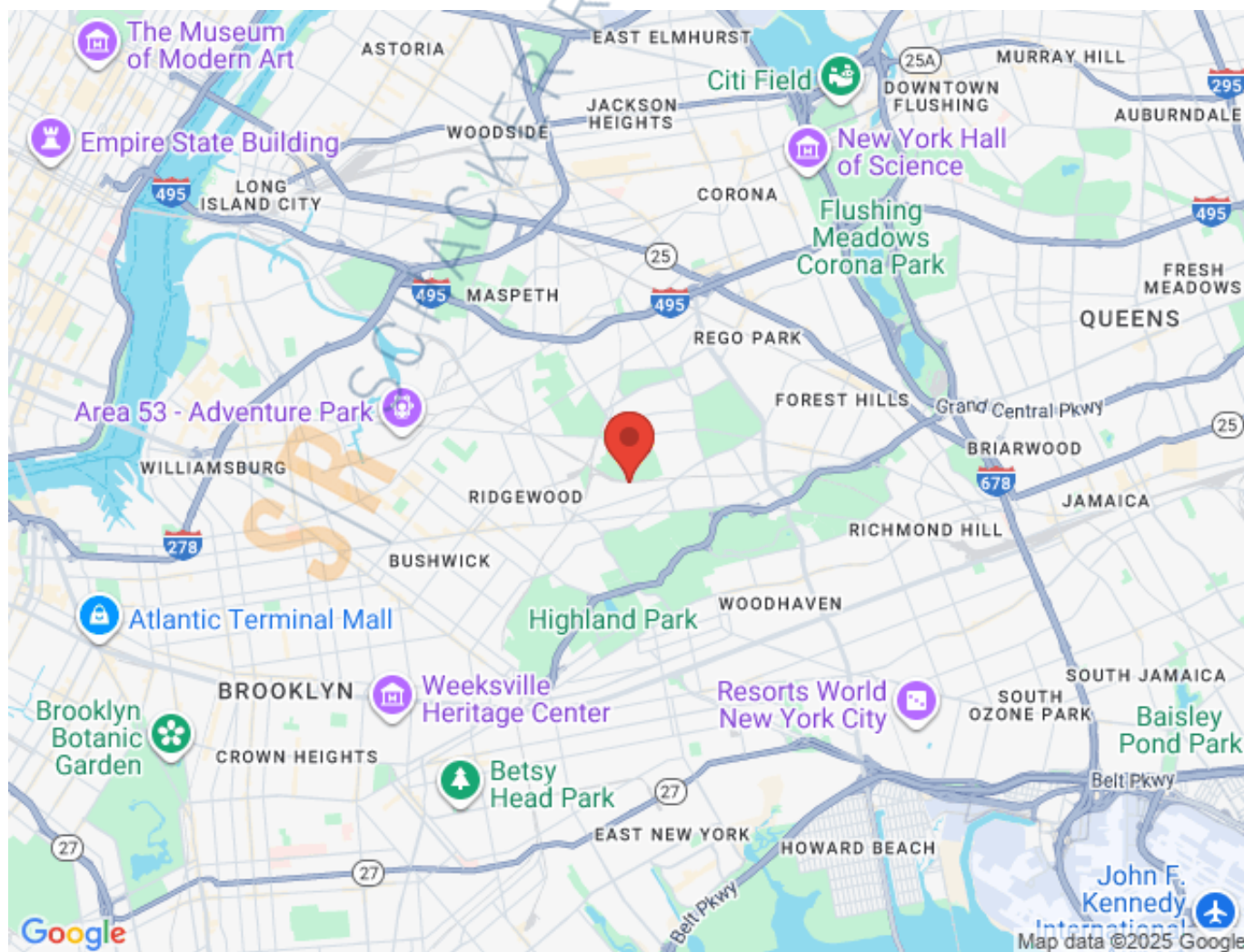
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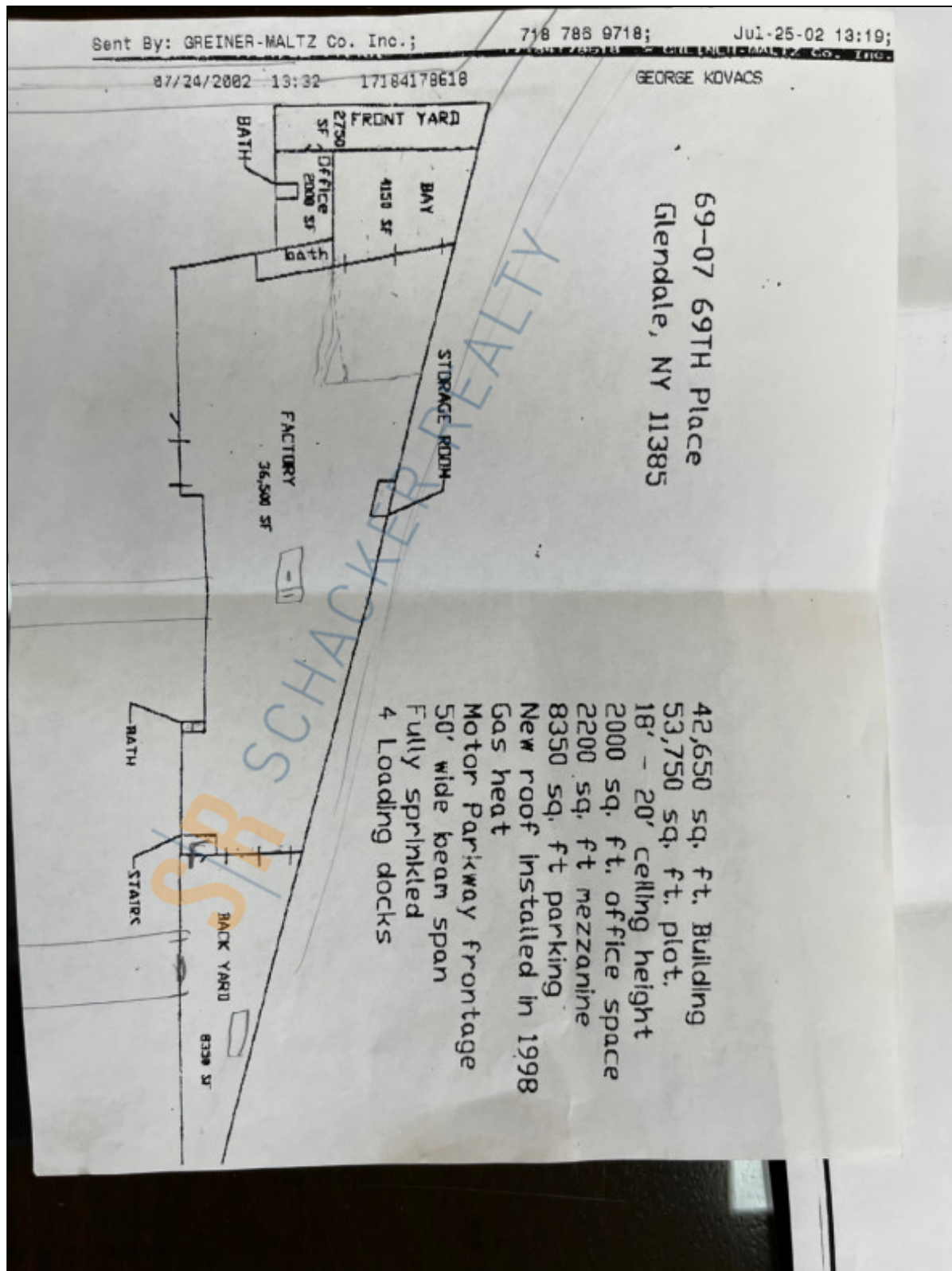


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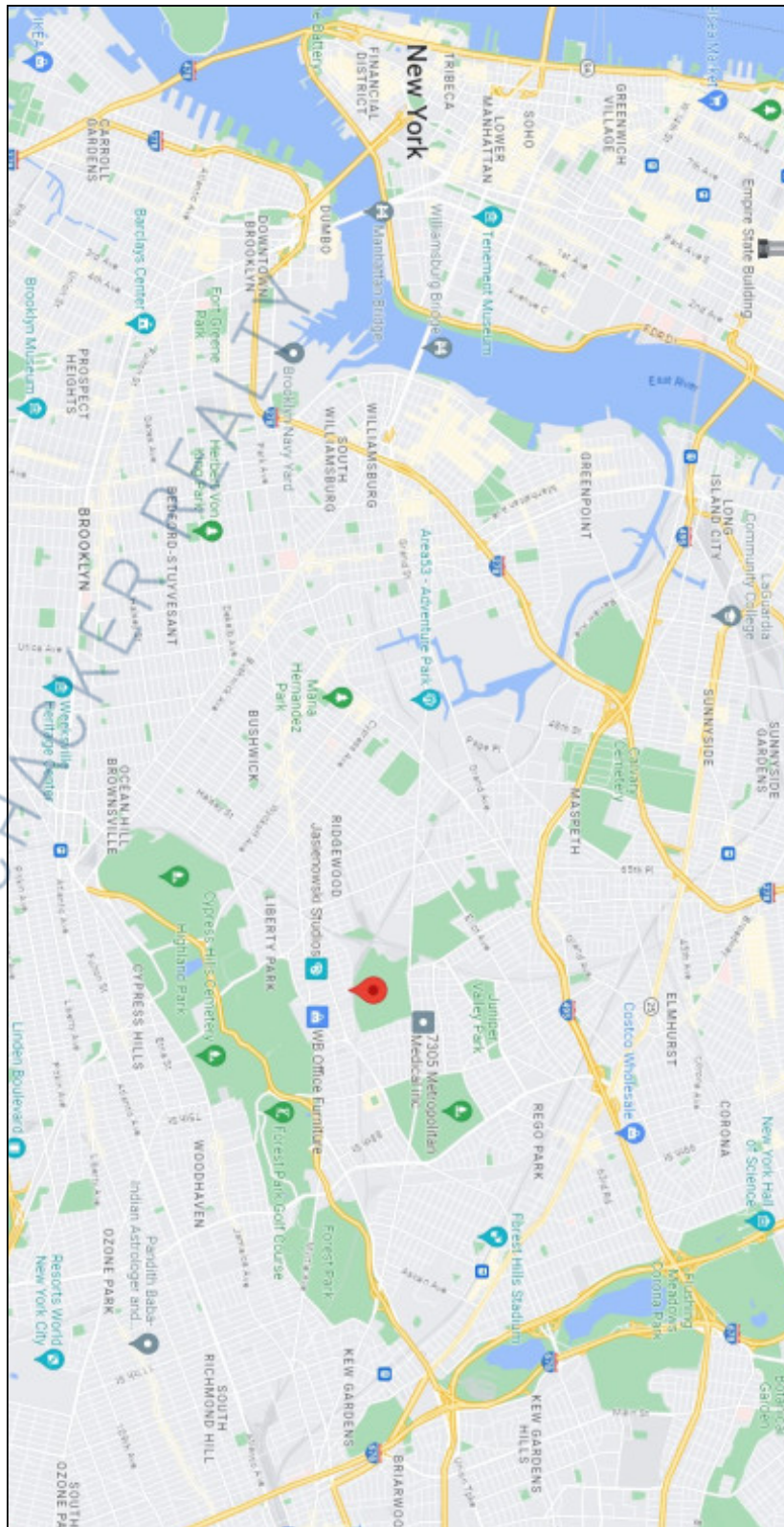


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