

INDUSTRIAL & MANUFACTURING

58-20 Broadway
Woodside, NY

11,000 Sq. Ft. Building + 3,000 Sq. Ft. Parking



Features:

- ↑ 15' ceiling height
- 🏠 1 int. dock & 1 drive-in
- 🔥 Gas heat
- ⚡ 400 Amps
- 💧 Wet sprinkler
- R5 Zone; C of O for Manufact/Warehouse

Transportation

- Northern Blvd
- 61st Street
- Woodside
- Q18, Q32
- QM 2, 3, 20 & 32
- BQE, GCP

Estimated Travel Time

- 🚶 5 minutes
- 🚶 10 minutes
- 🚶 10 minutes
- 🚶 3-5 minutes
- 🚶 5 minutes
- 5 minutes

For Further Information and Inspection, Call Exclusive Agents:

John G.J. Ritter
Assoc. Broker
718-371-0131
jritter@s-z.com

Joseph B. Eliasoph
Salesperson
718-512-0292
jeliasoph@s-z.com

**Sholom &
Zuckerbrot** Realty LLC
Established 1962

Kaufman Astoria Studios
35-11 35th Avenue, LIC 11106

58-20 Broadway Woodside, NY



Ideal For:

- Warehouse
- Distribution
- Wholesale/Retail
- Medical Office
- Auto Repair
- Internet Fulfillment

New York City / New York State Benefit Programs

(REAP) Relocation &

Employment Assistant Program:

Up to \$3,000 per employee

(CEP) Commercial Expansion Program:

Up to \$2.50 per sq. ft.

Moving & Relocation Tax Credit:

Up to \$100 per employee

Investment Tax Credit:

**Qualified purchases
of equipment**

Energy Discounts:

Up to 10% to 30%

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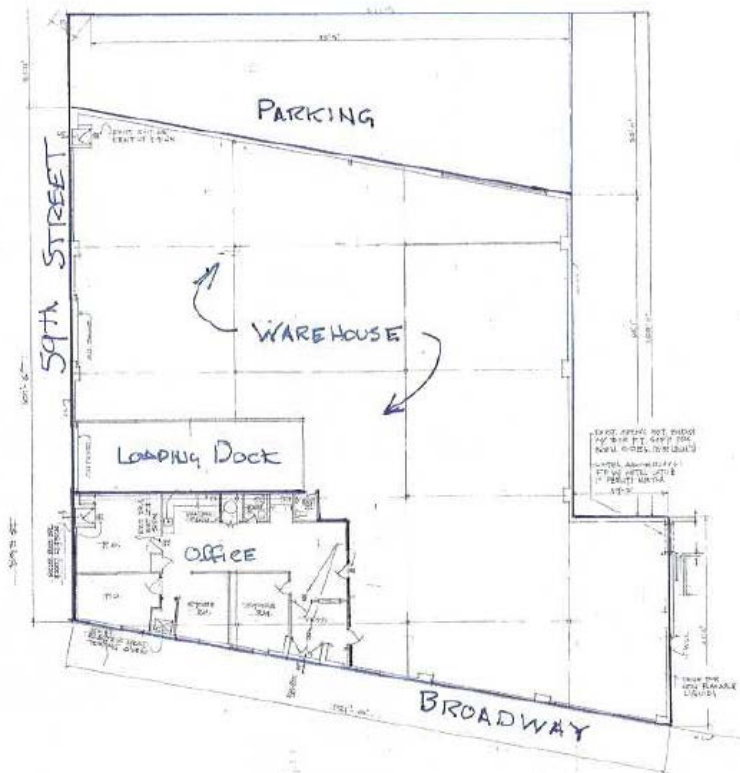
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Specification:

1,000 sq.ft. office space
15' ceiling height
1 interior dock
1 drive-in door
Gas heat
400 Amps

Plan

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