

# 22,500 sf Warehouse With Loading Docks For Lease

1075 Irving Avenue, Ridgewood, Queens



# Property Description

**DY Realty Group** has been retained on an exclusive basis to handle the leasing of 1075 Irving Avenue, located in the Ridgewood section of Queens.

The building consists of a 22,500 sf 1-story industrial building with 14' ceiling height. Efficient loading through 3 interior loading docks; one 60' deep and the two 30' deep each. Located in an M1-4 zone, making the building suitable for a wide variety of industrial uses.

Recent upgrades include a newly painted interior, new LED lighting, and new stucco facade.

Contact the Exclusive Agent for more information or to schedule a tour.

<b>Total Building</b>	22,500 sf 1-Story
<b>Loading</b>	3 Interior Loading Docks
<b>Ceiling Height</b>	14' Clear
<b>Zoning</b>	M1-4
<b>Heat</b>	Gas
<b>Column Bays</b>	40' x 31'
<b>Sprinkler</b>	Wet
<b>Asking Price</b>	<b><i>Call or E-mail</i></b>



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# Location Map





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