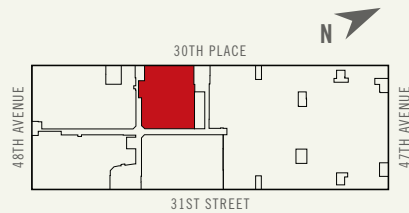


SUITE 0540

Work-Ready Loft Space

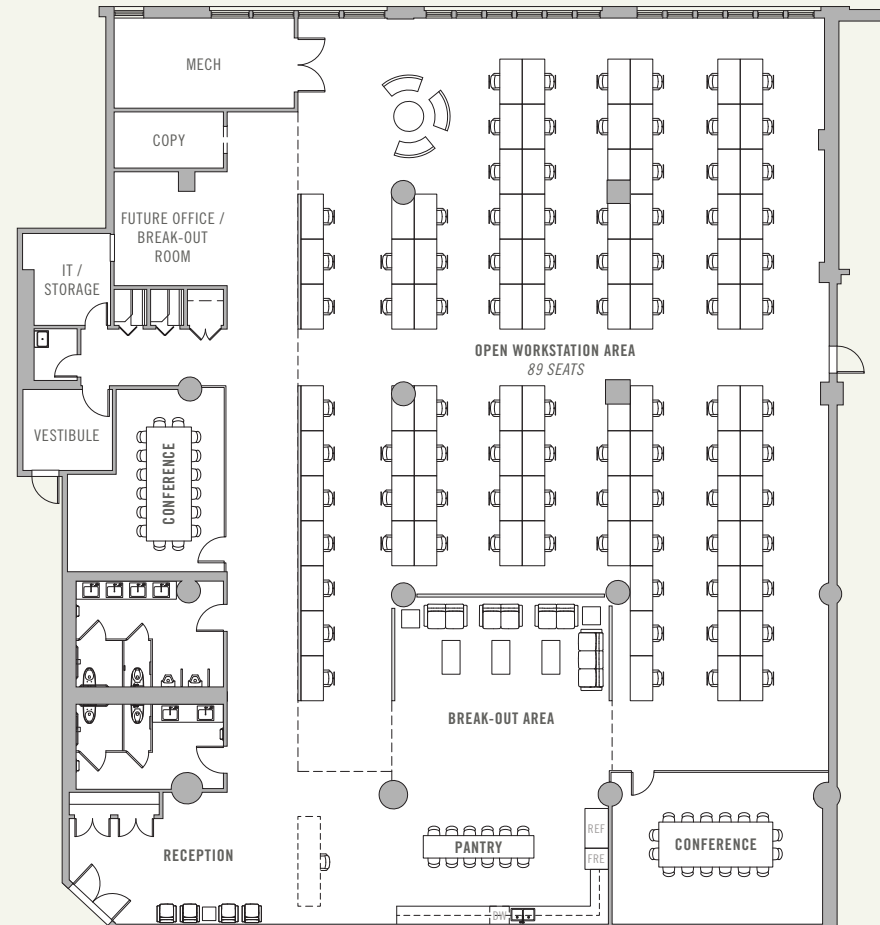
FLOOR: 5
AREA: 12,702 SF
1,180 M²



SCALE: 3/128"=1'-0"

FEATURES:

- › Work-ready loft space
- › Open workstation area for 89 seats or more
- › Approx. 12' ceilings
- › Indoor parking available
- › New fully functional windows
- › 24h access and security
- › Freight elevators
- › Shuttle service to subway & LIRR
- › Renovated lobby
- › New planned lounge with variety of dining options
- › Secure bike storage



CONTACT:

212.372.2110

HOWARD J. KESSELER JR.
hkessler@ngkf.com

ADDRESS:

30-30 47TH AVENUE · LONG ISLAND CITY · NEW YORK 11101

ADDITIONAL INFORMATION:

PROCURING BROKER SHALL ONLY BE ENTITLED TO A COMMISSION, CALCULATED IN ACCORDANCE WITH THE RATES APPROVED BY OUR PRINCIPAL ONLY IF SUCH PROCURING BROKER EXECUTES A BROKERAGE AGREEMENT ACCEPTABLE TO US AND OUR PRINCIPAL AND THE CONDITIONS AS SET FORTH IN THE BROKERAGE AGREEMENT ARE FULLY AND UNCONDITIONALLY SATISFIED. ALTHOUGH ALL INFORMATION FURNISHED REGARDING PROPERTY FOR SALE, RENTAL, OR FINANCING IS FROM SOURCES DEEMED RELIABLE, SUCH INFORMATION HAS NOT BEEN VERIFIED AND NO EXPRESS REPRESENTATION IS MADE NOR IS ANY TO BE IMPLIED AS TO THE ACCURACY THEREOF AND IT IS SUBMITTED SUBJECT TO ERRORS, OMISSIONS, CHANGE OF PRICE, RENTAL OR OTHER CONDITIONS, PRIOR SALE, LEASE OR FINANCING, OR WITHDRAWAL WITHOUT NOTICE AND TO ANY SPECIAL CONDITIONS IMPOSED BY OUR PRINCIPAL.