



**21-07
41ST AVENUE
LONG ISLAND CITY**

**60,000+ RSF AVAILABLE
PREMIER COMMERCIAL
FLEX LOFT SPACES**



**OFFICE
CREATIVE
SHOWROOM
WAREHOUSING
RESEARCH & DEVELOPMENT
MEDICAL
MANUFACTURING**

**FULL FLOOR OR DIVISIONS
WHITE-BOX DELIVERY
NATURAL LIGHT FROM 4 EXPOSURES
TENANT CONTROLLED HVAC
BRAND NEW LOBBY
HIGH CEILINGS
LARGE WINDOWS
HEAVY FLOOR LOAD CAPACITY
OVERSIZED ELEVATORS
LOADING DOCKS**

**LOCATED IN THE EPICENTER OF LIC
& TWO  TRAIN STOPS FROM MANHATTAN**

**CONTIGUOUS BLOCKS
60,000+ RSF**

**FULL SINGLE FLOORS
IMMEDIATE AVAILABILITY
20,000 RSF**

POTENTIAL TO QUALIFY
FOR CERTAIN LONG ISLAND CITY
BUSINESS INCENTIVE PROGRAMS

FOR LEASING INFORMATION & TOURS PLEASE CONTACT :

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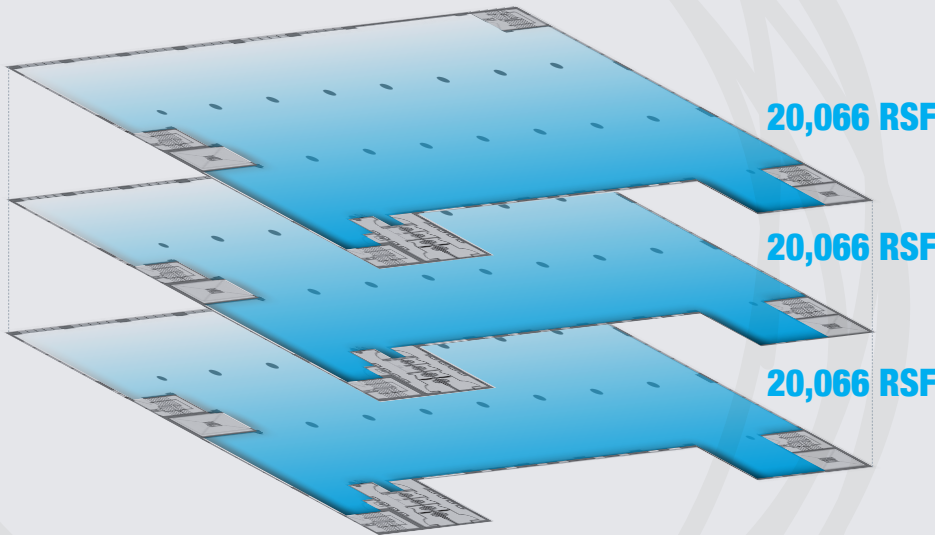


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**21-07
41ST AVENUE
LONG ISLAND CITY**

20,000+ RSF AVAILABLE
IDEAL CORPORATE HEADQUARTERS
CREATE YOUR OWN SPACE



60,000 RSF
CONTIGUOUS BLOCKS AVAILABLE

40,000 RSF
MULTI-FLOOR OFFICE OR INDUSTRIAL

20,000 RSF
FULL FLOOR IMMEDIATE AVAILABILITY

**CREATE YOUR
OWN SPACE
@NOODLE
FACTORY**

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21-07 41ST AVENUE LONG ISLAND CITY

EPICENTER OF LIC STEPS TO TRAIN STATION & QUEENSBORO BRIDGE 8 MINUTES FROM MANHATTAN



21st - Queensbridge



Queensborough Plaza



41st Ave / 21st Street



2.8 miles to Grand Central

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