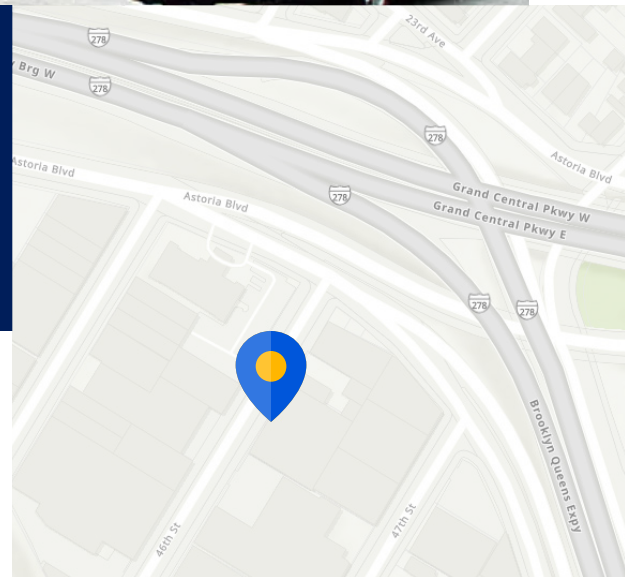




## INDUSTRIAL SUBLEASE AVAILABLE

# Astoria, New York 24-25 46th Street



### SUBLEASE OVERVIEW

SQUARE FOOTAGE:	13,363 SF
SUBLEASE THROUGH:	March 2029
LOADING:	3 Drive Ins - 12'x12'
CEILING HEIGHT:	14.5' Clear
CRANES:	Multiple (1-3 ton Weight Capacity)
RATE:	Upon Request

**13,363 SF SUBLEASE**  
 Sublease through March 2029  
 Long-term options available  
 Small office component

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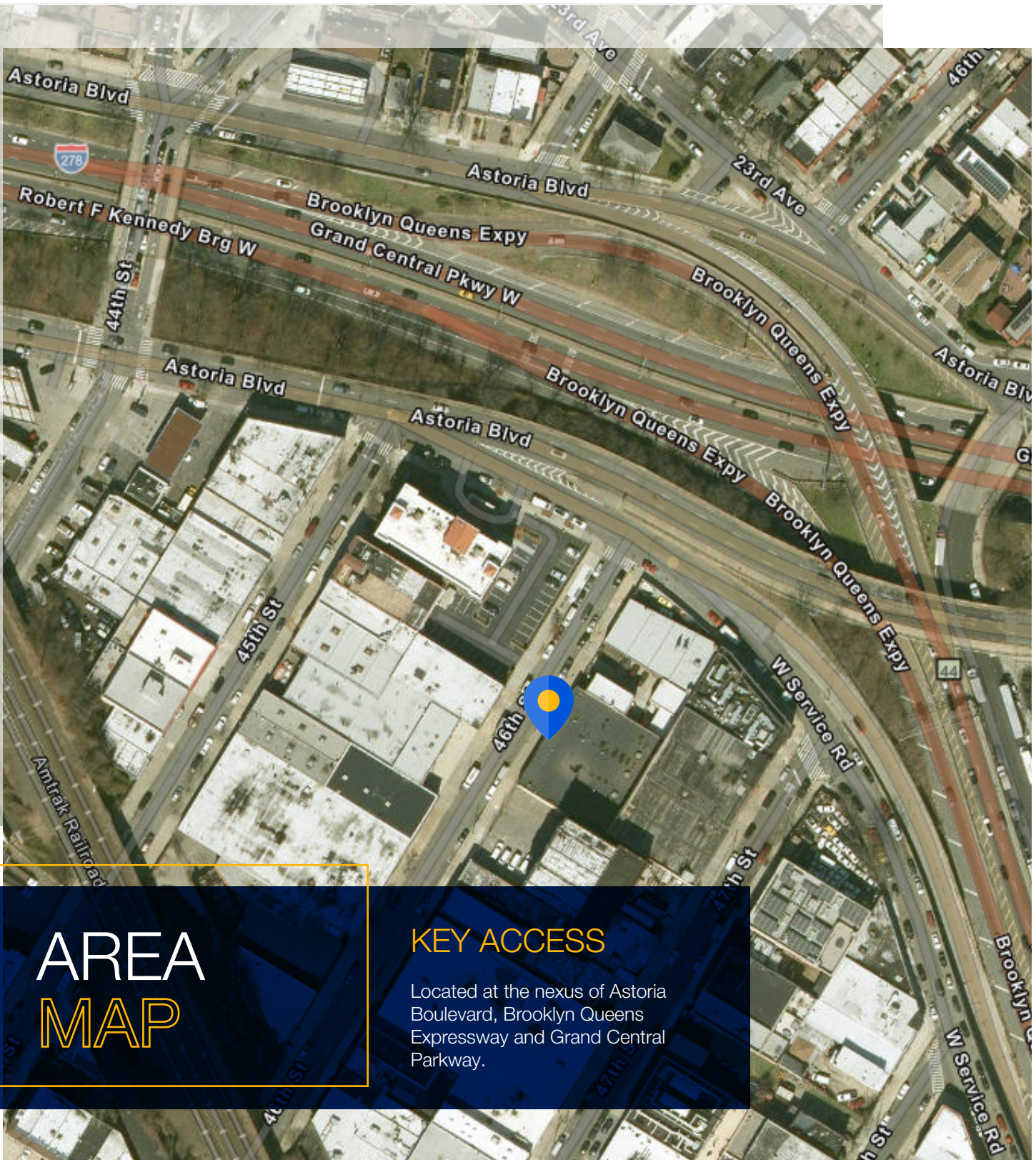
### NOTES

- Located just off the Grand Central Parkway and the Brooklyn Queens Expressway
- 1.5 miles to the entrance for the RFK Bridge
- 1.6 miles to LaGuardia Airport
- 2.8 miles to the on-ramp for the Ed Koch Queensboro Bridge
- 11.5 miles to JFK Airport

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24-25 46th Street  
Astoria, New York



# AREA MAP

## KEY ACCESS

Located at the nexus of Astoria Boulevard, Brooklyn Queens Expressway and Grand Central Parkway.

24-25 46th Street  
Astoria, New York

