

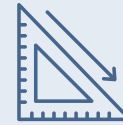
Seagis @ Sunset Park

236 39th Street, Brooklyn, New York



±15,000 TOTAL SF
RARE BROOKLYN HIGH-CLEAR WAREHOUSE

PROPERTY HIGHLIGHTS



Total Square Footage
+/- 15,000 SF



Ceiling Height
30'



Drive-In Doors
3



Power
1200 AMPS



**Direct BQE Visibility
& Accessibility**

AVAILABLE IMMEDIATELY

STRATEGICALLY LOCATED



**Prime Frontage off
the BQE**



**2 miles from
Manhattan & within
5 miles of over 8
million customers**

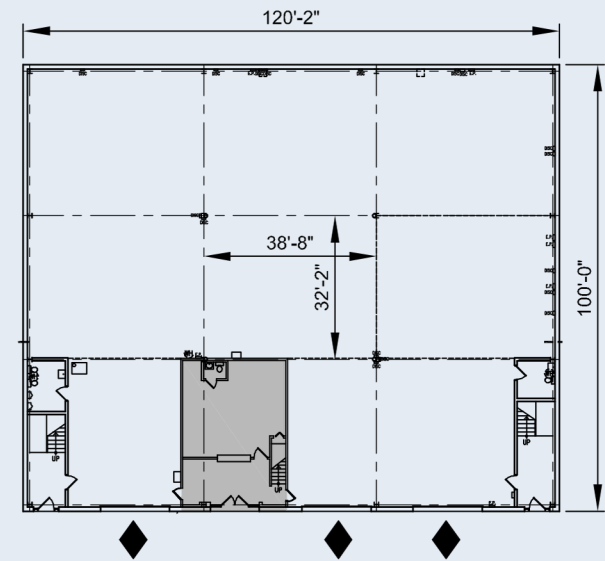


**Your neighbors
include Industry City,
Costco, Porsche,
Volvo, & Whole Foods**

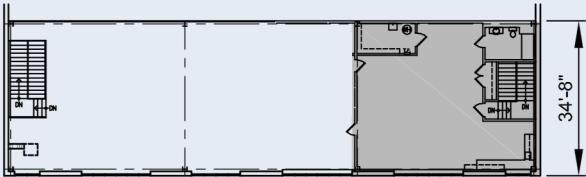
INTERIOR PHOTOS



FLOOR PLAN



39TH STREET



Mezzanine

	8
TOTAL FOOTPRINT:	14,878 S.F.
OFFICE 1ST FL:	800 S.F.
WAREHOUSE:	11,218 S.F.
MEZZANINE:	2, 60 S.F.
CLEAR HEIGHT:	30'-10"/21'-6"
DRIVE-IN DOORS:	3
TYPICAL BAY:	38'-8"x32'-2"

INSTITUTIONAL OWNERSHIP



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