

Exclusive OFFICE for SALE: 25-18 Francis Lewis Blvd, NY 11361



SOLO REAL ESTATE CORP

HENA CHOUNG, LIC CORPORATE RE BROKER
HENA@SOLOREALESTATECORP.COM
646.416.1174



**2518 Francis Lewis Blvd,
Flushing, NY 11361**

For Sale:

Conveniently located on the border of Whitestone and Bayside, Queens, NY. Close proximity to Whitestone Expressway, Throgs Neck Bridge, Whitestone Bridge, Cross Island Parkway, Grand Central, Van Wyck Expwy. Close proximity to Whitestone Expressway, Throgs Neck Bridge, Whitestone Bridge, Cross Island Parkway, Grand Central, Van Wyck Expwy. **Residential Conversion option available.**

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HIGHLIGHTS:

3-Story building for lease.

LEASE SF: 1,027 SF per floor, total 3,081 SF.

3 baths, 3 kitchens. One per floor.

GOI: \$105,900.

Separate meters, 3. One per floor.

6 Split unit HVAC, 2 per floor.

Full floor windows.

CONTACT BROKER FOR LEASE DETAILS AND VIEWING. 646-416-1174

Address	25-18 FLB
Block/Lot:	4914/16
Lot dimension:	24.8' x 106'
Building SF:	3,081
SF/Floor	1,027 SF
Zoning	R4
Units	3
Floors	3
Electric Meter:	3
Cooling	6 Split units
Parking	1Parking
Bathrooms	3
Kitchette	3
Rear Yard	Yes
Occupancy	2027
Use:	Office & Comm Fac.
Real Estate tax	\$25,682.52

This information has been secured from sources we believe to be reliable, but we make no representations or warranties, expressed or implied, as to the accuracy of the information. References to square footage or age are approximate. Prospective Purchaser must verify the information and bears all risk for any inaccuracies.

25-18 Francis Lewis Blvd Photos:





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