

Northstar Technology Center
Office, Manufacturing, Warehouse,
& Lab Space Available



ULTRA MODERN R&D / MANUFACTURING COMPLEX

Chazy, New York is located only six miles from the Canadian Border in Upstate New York. It is only ten minutes North of Plattsburgh, one hour south of Montreal, Quebec, Canada, and one hour west of Burlington, Vermont. Known commonly as Montreal's US suburb, the Chazy/Greater Plattsburgh Area is a thriving marketplace that has been the focal point for North American trade and industry for almost four centuries.

As the US access point of the Quebec-New York corridor, the North Country region is home to a diverse economic base as well as a supporting university/college system and has become recognized as a global leader in all of the emerging sectors of the new 21st Century economy, including information technology, nanotechnology, biotech & life sciences and photonics/optics.

This unique, integrated, bi-national economic region offers the very best of both the US and Canada in one location.

ULTRA MODERN R&D / MANUFACTURING COMPLEX

See what makes our Technology Center so great.

Electrical Service

Four substations, 2500 KVA total capacity, peak load 9500 KVA; double ended substation supports Vivarium; redundant feeders on-site.

Waste Water Treatment

NYSDEC permitted, state-of-the-art membrane bioreactor technology with final ozone; total capacity of 120,000 gallons/day.

Vivarium / Lab Space

Built-in AAALAC accredited vivarium that provides a healthy environment for animal test subjects (mouse/rat; rabbit, dog & old world primate); Twenty-nine research labs including ±17,722 sq. ft. of wet lab space.

Research Capabilities

High quality, self-sufficient, 270,017 sq. ft. of R&D space meeting all standards dated 1995 and later; AAALAC accredited and registered with the USDA.

Natural Gas

The Facility is supplied Natural Gas by its own onsite distribution station fed directly from the main pipeline less than one mile away.

Security

Secured via a multi-point monitoring system.

Emergency Power

Four generators with 3,450 KW total capacity, generators interconnected and backup each other; manual backup to non-emergency loads with on-site refueling.

Networking / Data

Primary and backup data rooms; three independent service providers; fiber loop and entry from opposite ends of site.

Construction

The entire facility has just undergone a \$65 million dollar expansion and systems upgrade. Primarily a masonry exterior finish with a flat, rubber membrane roofing system; interior finishes are a combination of masonry, painted sheetrock in corridors and offices, VCT flooring and acoustical ceiling tiles.

Office Space

39,074 sq. ft. of modern space comprised of multiple private offices, bull-pen areas, conference rooms, IT/support rooms, a full service cafeteria and several state-of-the-art large meeting rooms/auditoriums.


Building Automation System

Siemens apogee; site-wide communication with stand-alone equipment.

StartUp NY

Northstar is a StartUp NY approved facility.

 Ultra-Modern building in Chazy, New York.
Only six Miles away from the Canadian border

 New York State ranks #2 among states with adults who have four or more years of college.

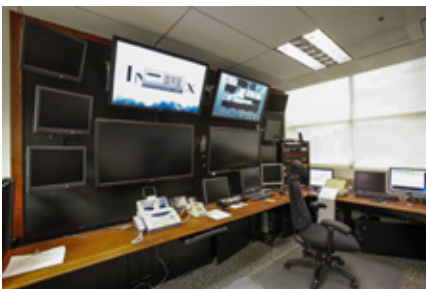
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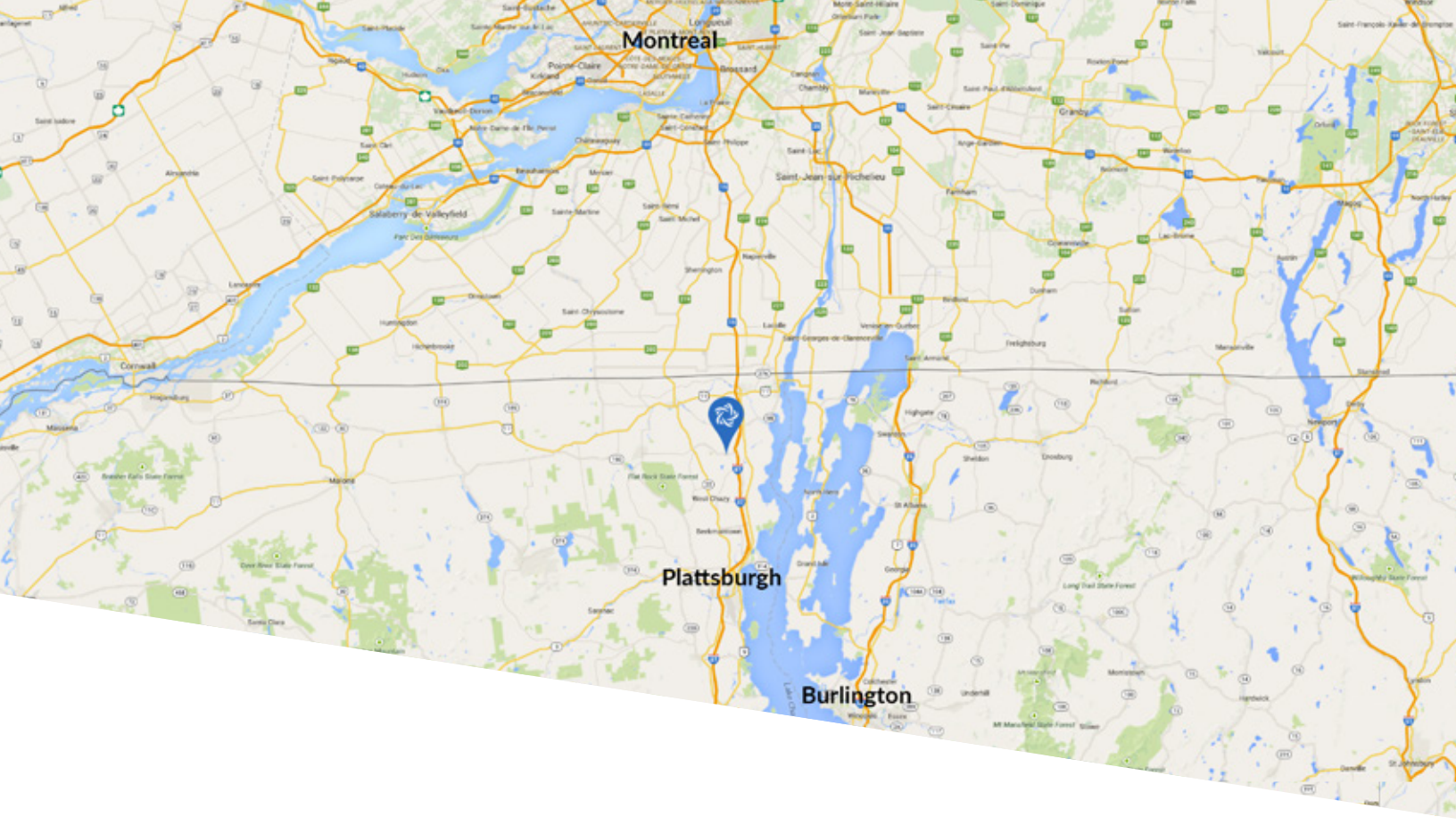
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PHOTOS

Take a look at the building's inside and outside





GET IN TOUCH



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