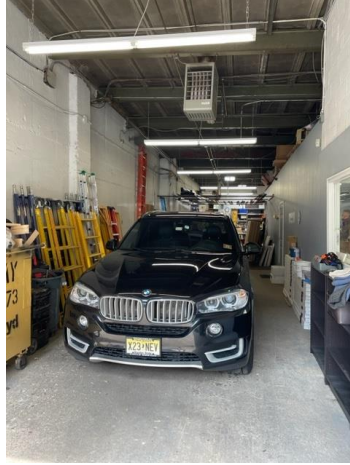


# WERWAISS PROPERTIES



**FOR LEASE**  
**2,500 SQUARE FEET- ONE STORY**

**ADDRESS:**

38-28 30th Street  
Long Island City, New York

**FEATURES:**

One Story  
One Drive-in Overhead Door  
Office Space (note: office space available will be that shown on attached plan – Current Tenant will remove additional office space unless other arrangements are made)  
No Columns  
Gas Heat  
Fireproof Construction

**SUBWAY LOCATION**

Off Northern Boulevard & Queensboro Plaza

**ZONING:**

M1-2

**POSSESSION:**

60 Days After Lease Signing

**RENT:**

\$75,000 per annum; \$6,250 per month

**CONTACT:**

Werwaiss & Co., Inc. (Exclusive Agent)  
22-15 43<sup>rd</sup> Avenue, Suite 300  
Long Island City, NY 11101  
**212-983-0044**  
[gwerwaiss@werwaissandco.com](mailto:gwerwaiss@werwaissandco.com)

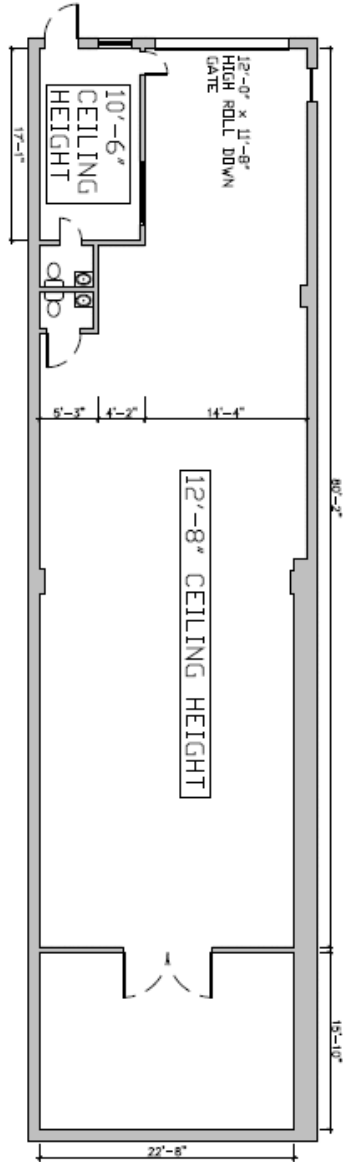
All information furnished regarding property for sale, rental or financing is from sourced deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing, or withdrawal without notice. BROKERS PROTECTED BY AGREEMENT ON FILE. 6/6/23



# WERWAISS PROPERTIES

## FLOOR PLAN

SCALE: 1/8" = 1'-0"



38-28 30TH STREET  
LONG ISLAND CITY, 11101  
PLANS AS OF APRIL 2011