

SUBLEASE
AVAILABLE

132-02 89TH AVE Jamaica, NY

- Term: **Expires 12/31/2029**
- **4,300 SF Lab/Flex Space on Ground Floor**
- **Three (3) offices totaling 1,610 SF on the 2nd floor - spaces can be leased together or separately**
- Asking Price: **Please Contact**





- Proximity to Jamaica Hospital Medical Center
- Easy access to the Van Wyck Expy
- 3 blocks to Jamaica-Van Wyck E train
- 0.8 miles to Jamaica LIRR stop
- 0.8 miles to Sutphin Blvd-Archer Ave E, J, & Z trains

SPACE FEATURES

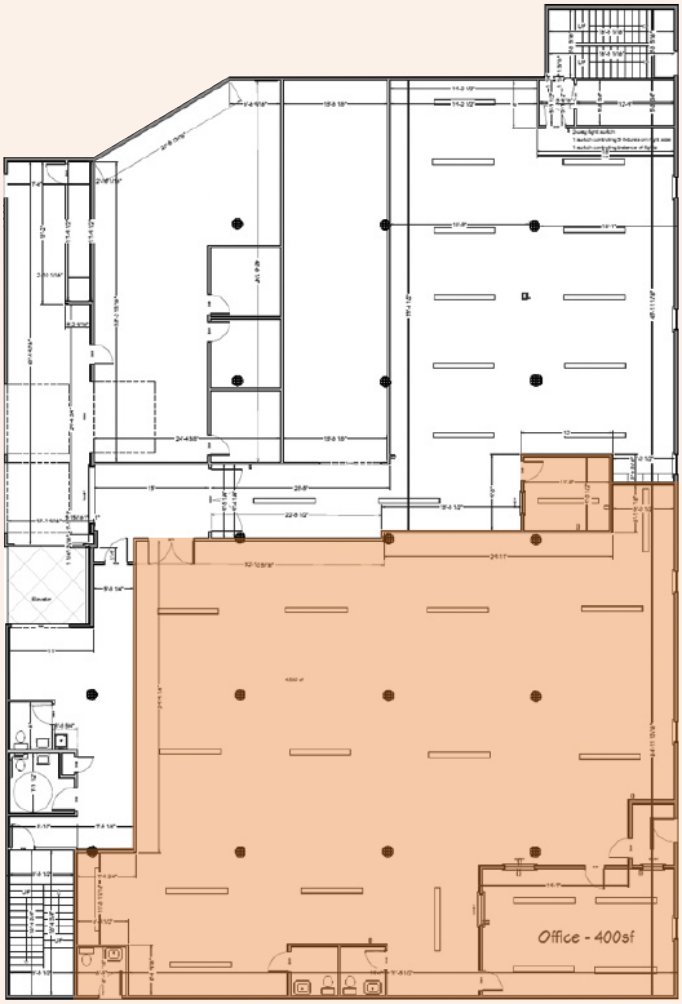
- Exclusive front door entrance with key fob activation
- Brand new HVAC unit on the ground floor
- Private offices and bathrooms on each floor
- 200 amps of 3-phase power
- 13 dedicated parking spots
- One (1) loading dock in the rear of the building





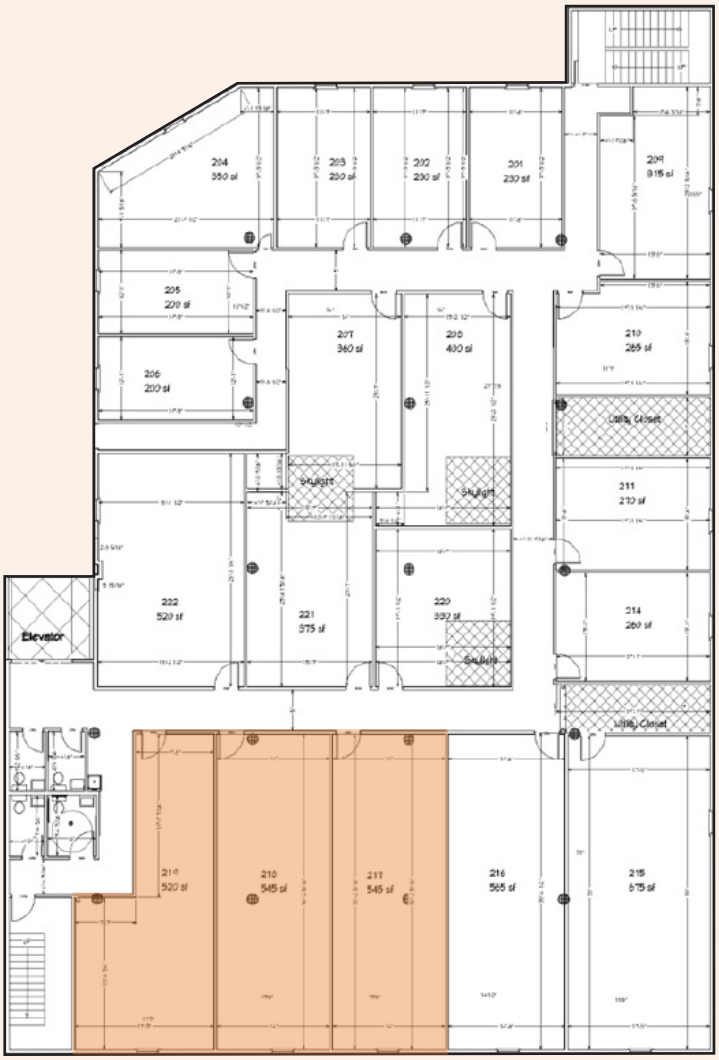
GROUND FLOOR

4,300 SF Lab/Flex Space



2ND FLOOR

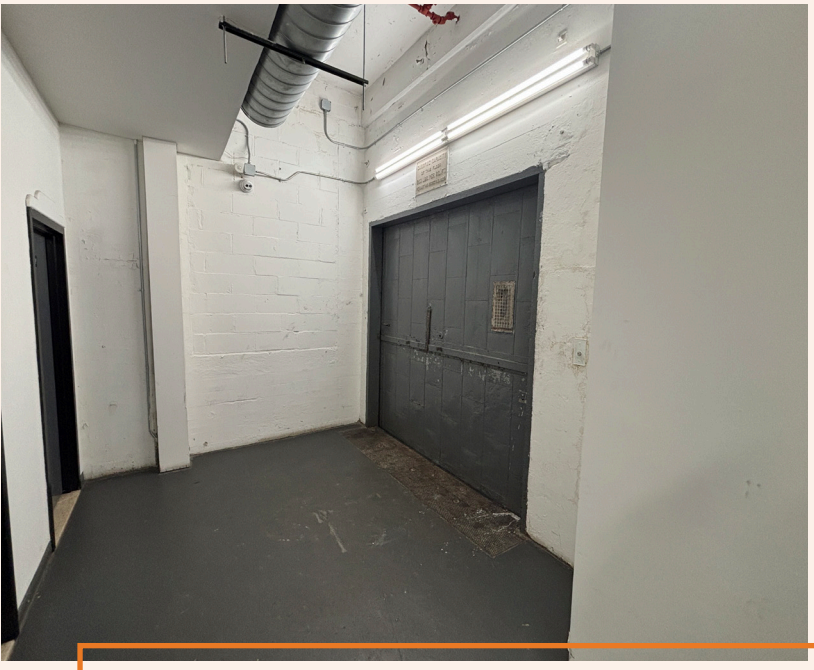
1,610 SF Office Space

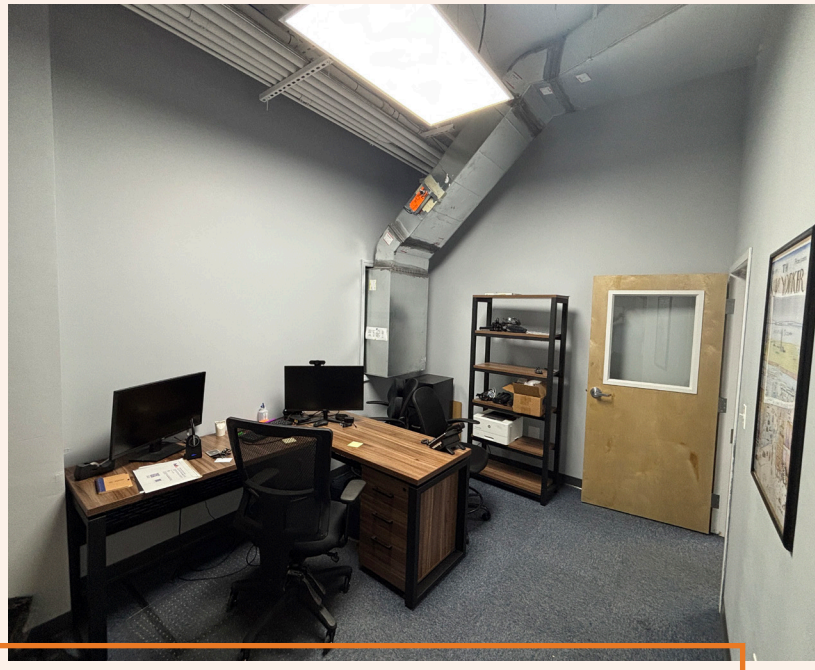


Available









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