

# 1340 VIELE

## HUNTS POINT, BRONX



**290,000 SF WAREHOUSE & 47,000 SF LAND**



**CUSHMAN &  
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**NYC** LOGISTICS & INDUSTRIAL  
SERVICES



# KEY ADVANTAGES

## Location, Size and Function



### LOCATION

Elite Tri-state distribution location, immediate access to Hunts Point Food Distribution Center & Manhattan



### SCALE

Largest available single story warehouse in NYC



### FUNCTION

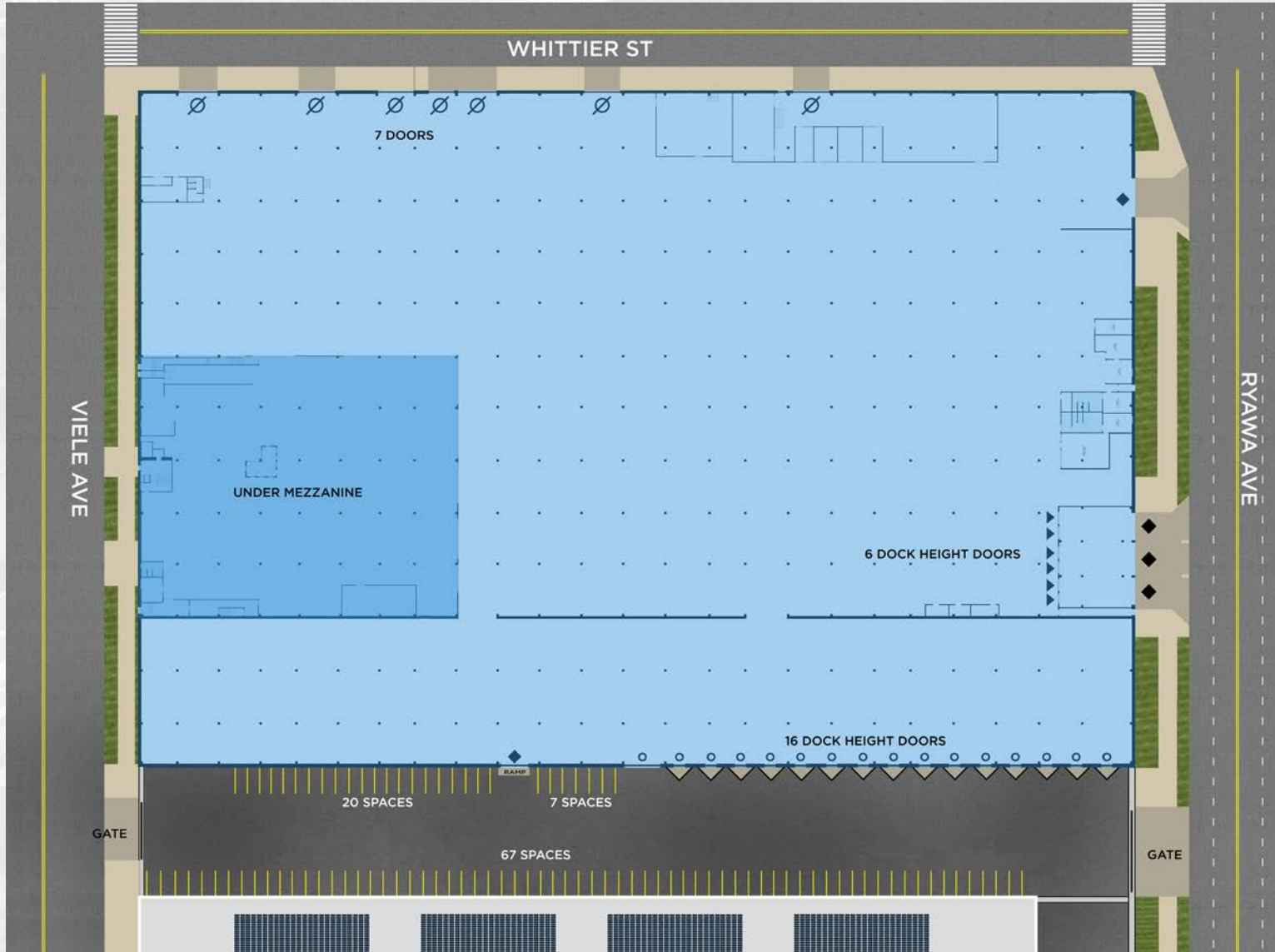
47K SF truck court / parking, potential for loading on three sides, wide streets



## BUILDING FEATURES

<b>Total Building</b>	290,000 SF
<b>Building Dimensions</b>	334' x 598'
<b>Warehouse</b>	260,000 SF
<b>Mezzanine</b>	<ul style="list-style-type: none"><li>• 30,000 SF total</li><li>• 15,000 SF built office</li><li>• 15,000 SF flex / break area / lockers</li><li>• Entire mezz air-conditioned</li></ul>
<b>Paved Land</b>	47,000 SF secured, street-to-street access
<b>Clear Heights</b>	19'6" - 21'10"
<b>Columns</b>	30' x 40'
<b>Sprinklers</b>	Fully sprinklered (Wet)
<b>Access</b>	1 mile to I-278 entrance 1 mile to new Sheridan Boulevard Ramp
<b>Public Transit</b>	1 block from Bx46 @ Viele/Faile Stop
<b>Loading</b>	<ul style="list-style-type: none"><li>• 6 interior recessed docks</li><li>• 2 drive in doors</li><li>• 16 exterior loading positions (decommissioned)</li><li>• 7 large grade level doors (decommissioned)</li></ul>
<b>Cranes</b>	5 total
<b>Zoning</b>	M3-1
<b>Power</b>	10,000 amps, 3-phase, 208v
<b>Curb Cuts</b>	12 total

# SITE PLAN



## MEZZANINE



## KEY

- ▲ Docks
- ◆ Drive-In-Door
- Decommissioned Dock
- ⊗ Decommissioned Drive-In Door



# LOCATION HIGHLIGHTS



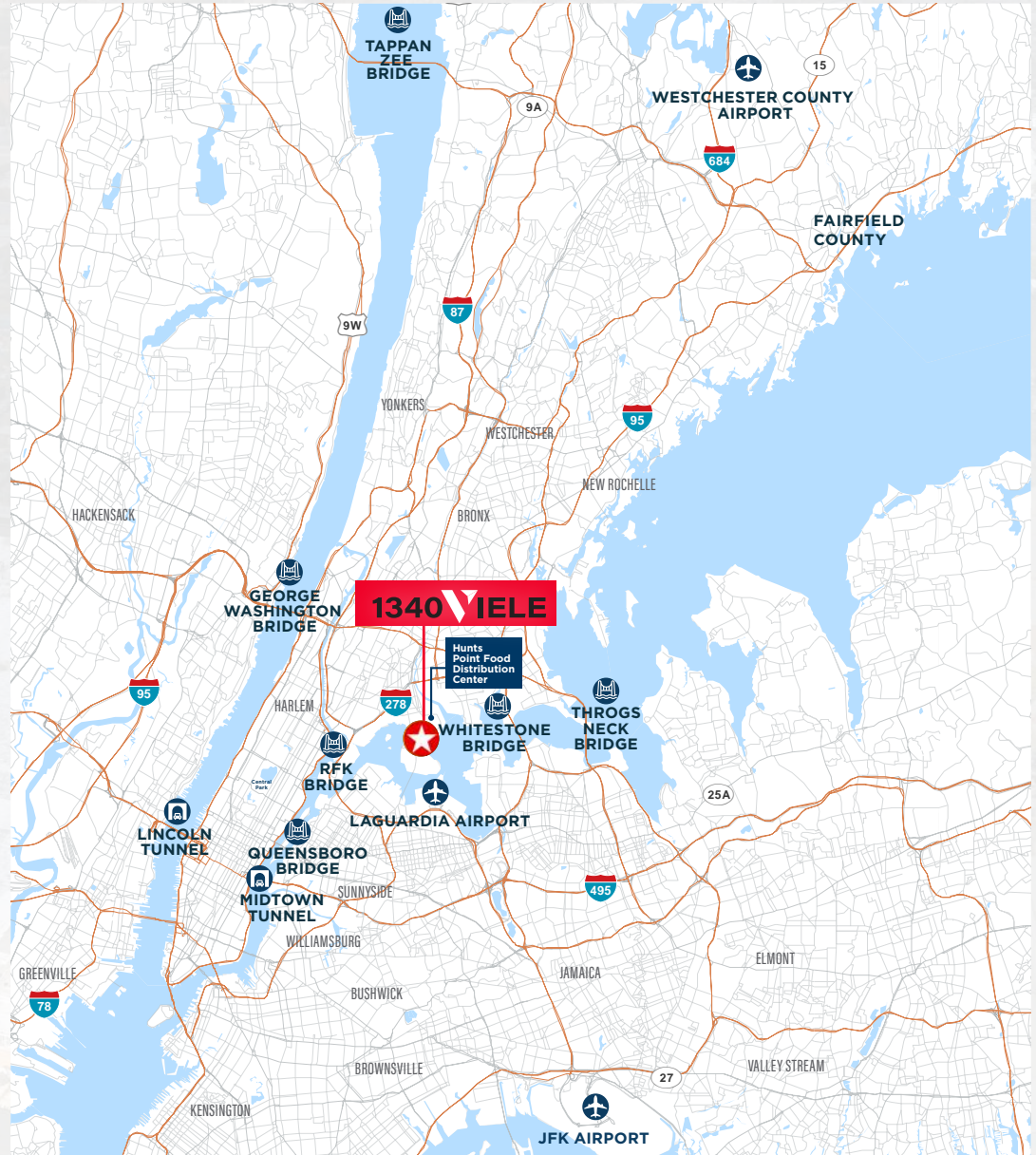
## Drive Distances

### ★ 1340 VIELE Ave Bronx NY

Hunts Point Food Distribution Center	.25 miles
RFK Bridge	3 miles
Whitestone Bridge	4.5 miles
Throgs Neck Bridge	5 miles
GW Bridge	6 miles
Queensboro Bridge	7 miles
LGA	8 miles
Lincoln Tunnel	10 miles
Midtown Tunnel	11 miles
JFK	16 miles
Fairfield County	21 miles
Tappan Zee Bridge	22 miles

## Demographics (2023 Data)

	30 Minutes	60 Minutes
Population	4,554,145	14,721,498





# 1340 IELE

## HUNTS POINT, BRONX

**FOR MORE INFORMATION, PLEASE CONTACT:**

**RICO MURTHA**

+1 212 390 1368

[rico.murtha@cushwake.com](mailto:rico.murtha@cushwake.com)

**HELEN PAUL**

+1 212 841 7575

[helen.paul@cushwake.com](mailto:helen.paul@cushwake.com)

**BILL WAXMAN**

+1 201 394 9989

[bill.waxman@cushwake.com](mailto:bill.waxman@cushwake.com)

**MINDY LISSNER**

+1 732 261 6319

[mindy.lissner@cushwake.com](mailto:mindy.lissner@cushwake.com)

**DAVID GHERIANI**

+1 732 243 3108

[david.gheriani@cushwake.com](mailto:david.gheriani@cushwake.com)



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