



**WAREHOUSE/OFFICE FOR LEASE**  
**255 S REGENT ST. PORT CHESTER, NY**  
**\$25 PER SQUARE FOOT MODIFIED GROSS**

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**21,000-28,000 SQ. FT.**  
**NEWLY RENOVATED**  
**CUSTOMIZABLE WAREHOUSE & OFFICE**  
**HIGH CEILINGS**  
**DRIVE-IN DOORS**  
**LOADING DOCKS**  
**600 AMP SERVICE**  
**PLENTY OF PARKING**  
**CONVENIENT TO ALL MAJOR HIGHWAYS**  
**SECURITY + SPRINKLER SYSTEMS**

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**SHOWINGS ARE BY  
APPOINTMENT ONLY**

**CONTACT US 914-777-5030**