



FOR LEASE

22 ADAMS AVE (BUILDING 32)

36,381 SF

ENDICOTT, NY



**PHOENIX
INVESTORS**

Opportunity. Execution. Value Creation.

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PROPERTY DETAILS

22 ADAMS AVE (BUILDING 32) | ENDICOTT, NY

BUILDING SIZE 59,357 SF

AVAILABLE SPACE 36,381 SF

MINIMUM DIVISIBLE 4,918 SF

FLOORS 4

ELEVATORS 1

WALLS Masonry

YEAR BUILT 1960

PARKING Ample

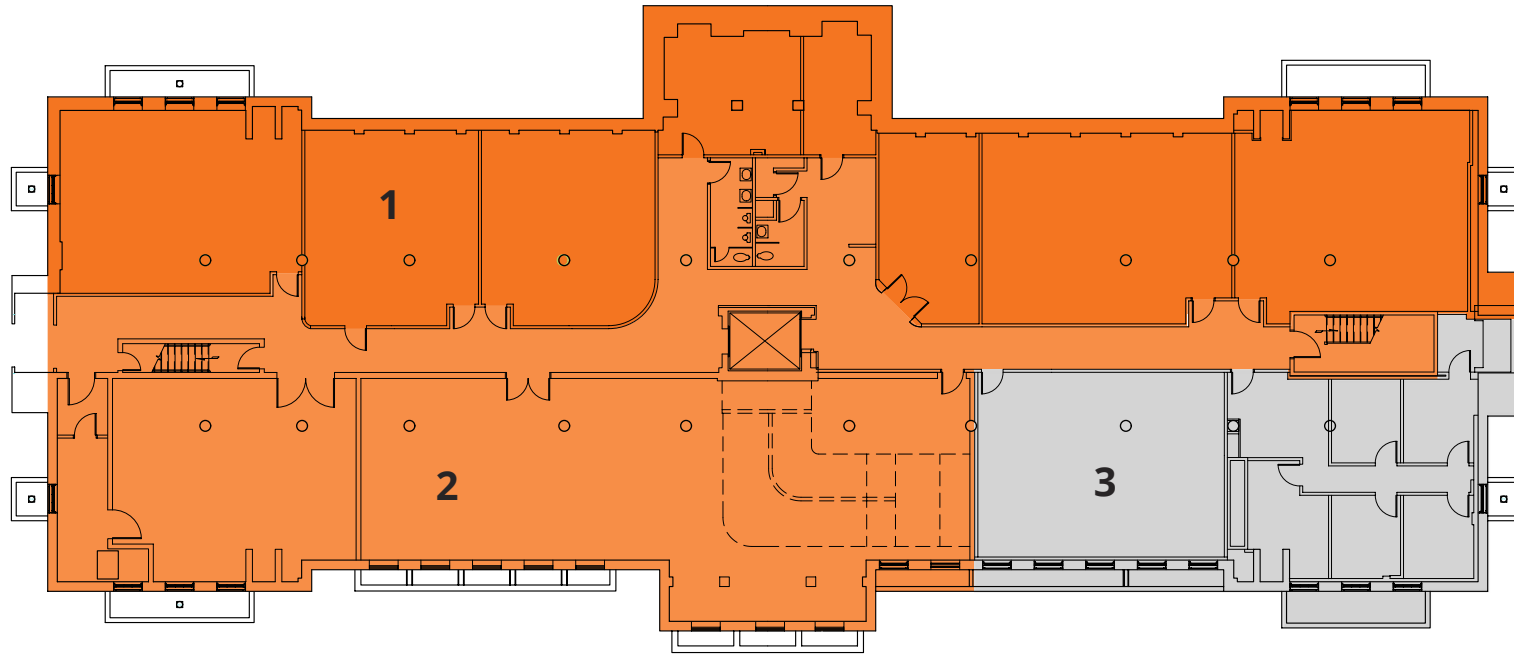
ZONING Industrial

PARCEL ID 157.07-1-4



FLOOR PLAN

22 ADAMS AVE (BUILDING 32) | ENDICOTT, NY



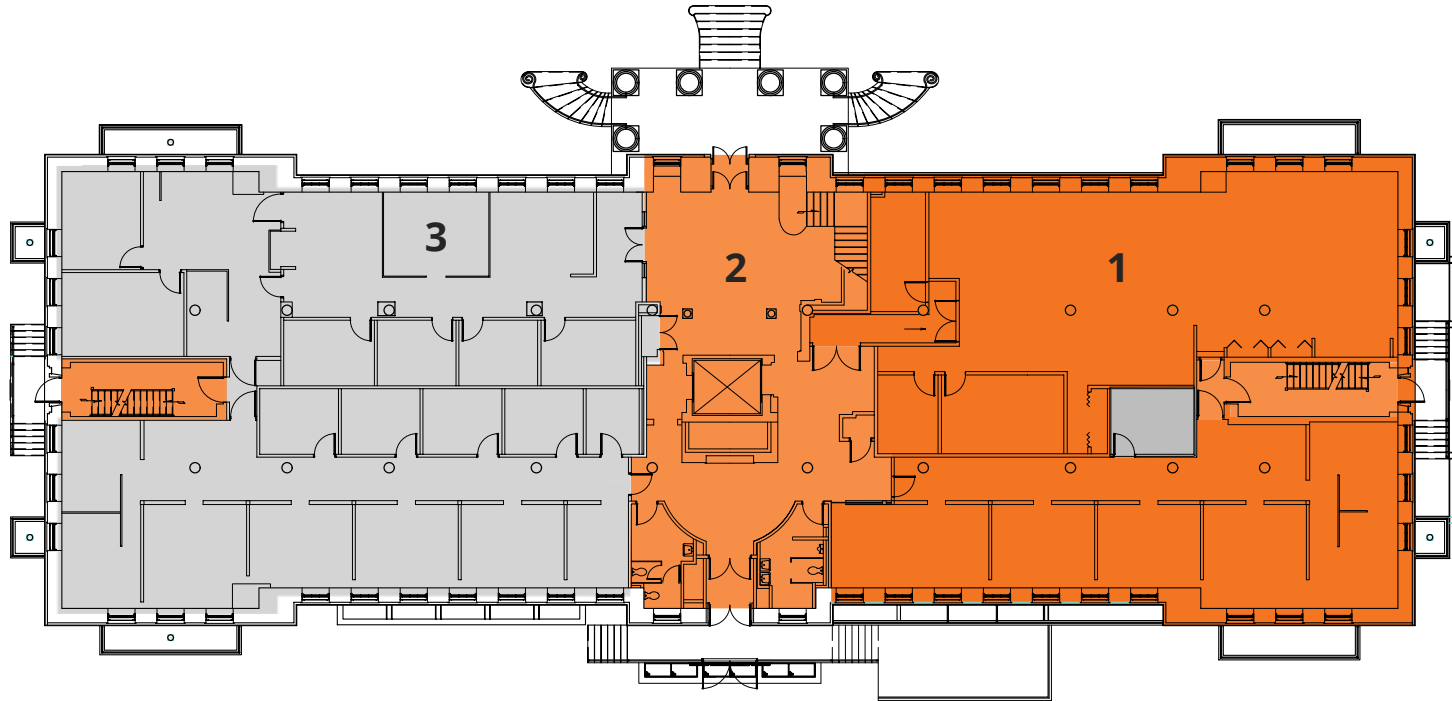
FIRST FLOOR

NUMBER	CURRENT USE	SQUARE FEET
1	AVAILABLE	5,529 SF
2	MECHANICAL/SUPPORT	5,827 SF
3	EXISTING TENANT	2,546 SF
TOTAL		13,902 SF



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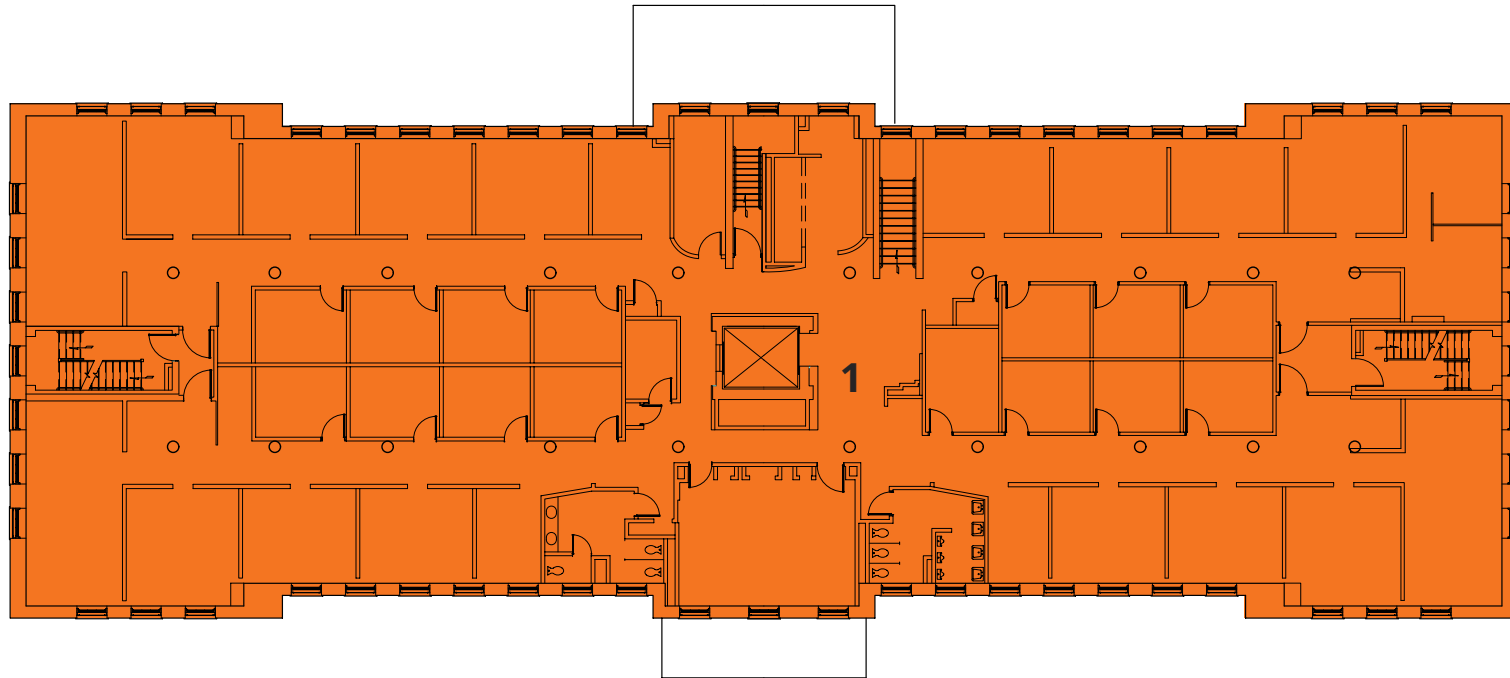
SECOND FLOOR

NUMBER	CURRENT USE	SQUARE FEET
1	AVAILABLE	4,918 SF
2	MECHANICAL/SUPPORT	1,629 SF
3	EXISTING TENANT	6,396 SF
TOTAL		12,943 SF



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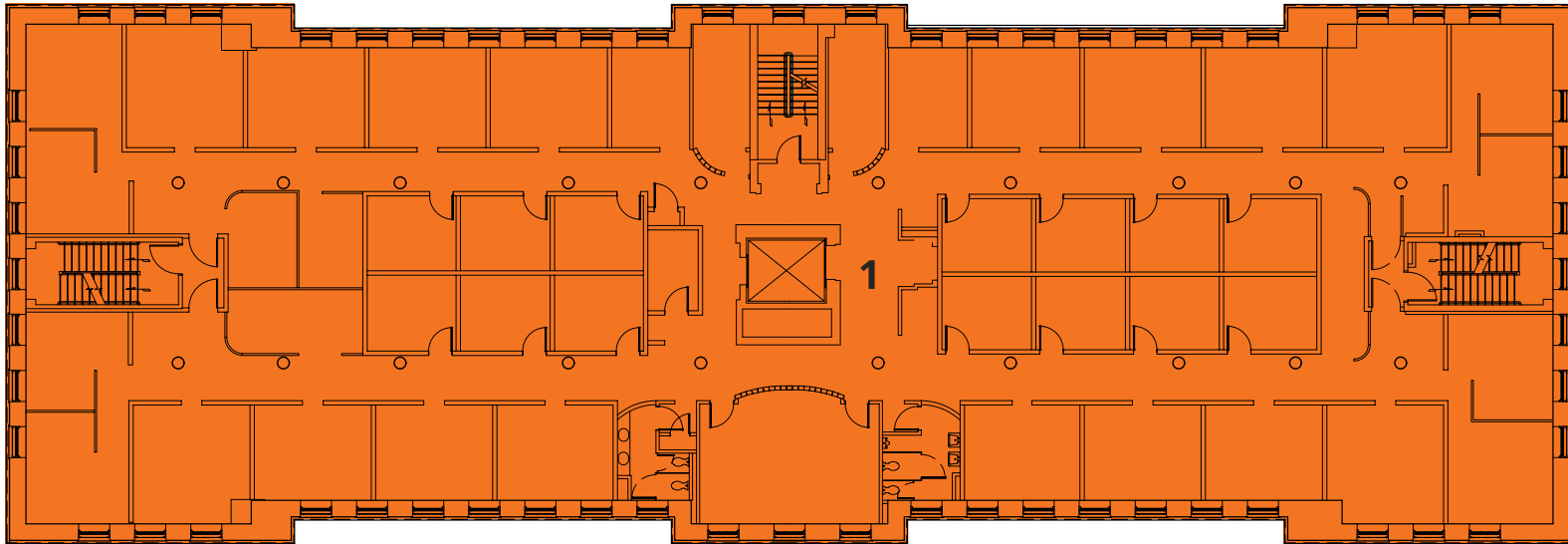
THIRD FLOOR

NUMBER	CURRENT USE	SQUARE FEET
1	AVAILABLE	12,967 SF
TOTAL		12,967 SF



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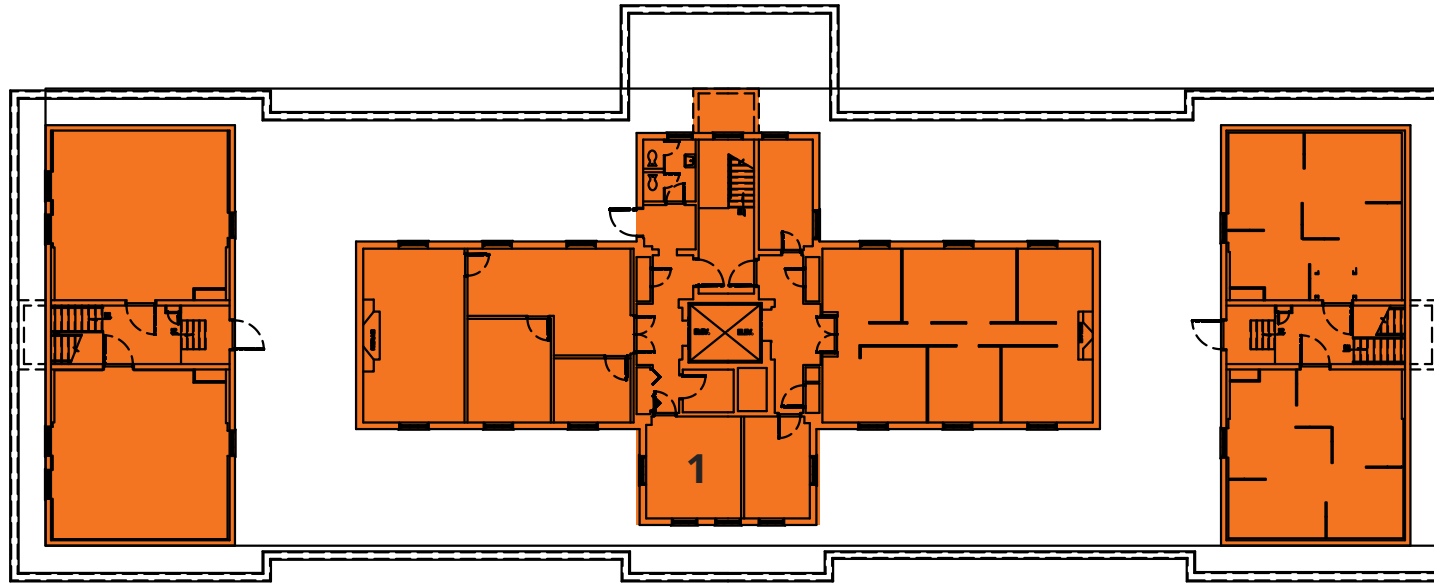
FOURTH FLOOR

NUMBER	CURRENT USE	SQUARE FEET
1	AVAILABLE	12,967 SF
TOTAL		12,967 SF



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FIFTH FLOOR

NUMBER	CURRENT USE	SQUARE FEET
1	AVAILABLE	6,578 SF
TOTAL		6,578 SF

