



## Pair of commercial buildings in industrial Maspeth hit the open market

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Two commercial properties in the heart of **Maspeth's** industrial sector are now on the market for big price tags.

Real estate firms Greiner Maltz Investment Properties and DY Realty have put two commercial properties up for sale in Maspeth, located on 56th and 57th streets, respectively.

Greiner Maltz is selling a one-story, 6,500-square-foot commercial property located at 58-58 56th St., between Grand and Flushing Avenue in Maspeth that is currently going for \$1,975,000.

The space is currently being leased to Long Island Pipe Supply for a monthly rent of \$6,819, which translates to about \$81,828 in annual rent.

Greiner Maltz estimates that real estate taxes for this property are \$23,748, but this figure drops to \$13,748 if it is being leased out.

Also in Maspeth, Raneer Jaber and Mathew Diana of DYRealty are leasing a 35,000-square-foot commercial property at nearby 58-77 57th St.

The two-story, industrial building has 10,000-square-feet of floor space on the ground floor with another 25,000-square-feet on the upper level. The building has large window lines, 16 foot ceilings, four loading docks and a freight elevator. The space is ideal for industry, storage, or to be used as a creative space.

Both properties are a short distance from the Q39 and Q59 bus lines and are within close proximity to the Long Island Expressway and Brooklyn Queens Expressway.