

# Hentze-Dor Real Estate, Inc.

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## Selected Property

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### 19,000 Square Foot 1 Story Building

**LOCATION:** 491 WORTMAN AVENUE,  
SPRING CREEK, N.Y.

Fireproof & Brickmill Construction

Fully Sprinklered

15 to 20 Foot Ceiling Heights

3 Drive-Ins

Gas Infrared Heat

Heavy Amps (1,000+)

2,000 Square Feet of Office Space

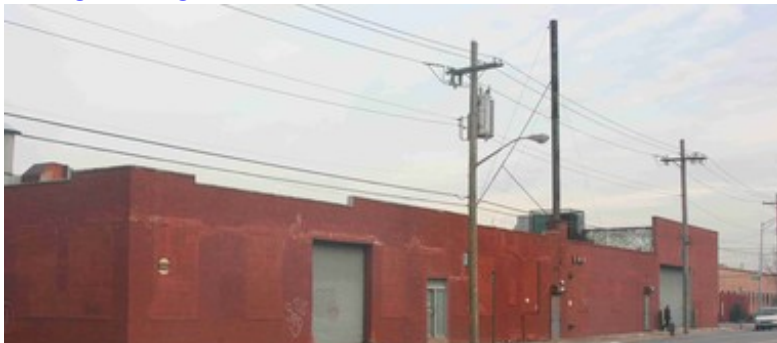
Building Fronts on Three Streets

Possible Division on Rental (15,000 Sq. Ft. &  
5,000 Sq. Ft.)

Possession: Immediate

[replicas de bolsas](#)

[fake golden goose](#)



## Property details:

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### Building Size:

20,000 SQ. FT.

### Sale price:

\$2,995,000

### Lease price:

\$190,000

### Taxes:

15,000

### Zoning:

M1-1

### Block/Lot:

4384-36&31

## Agent(s):

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For further  
information or  
inspection, contact  
Broker(s)

### JOSEPH HENTZE

Tel. (718) 786-5151

Extension 104

[E-mail](#)

### RICK ROBBINS

Tel. (718) 786-5151

Extension 106

### Cellular

718-614-5988

[E-mail](#)

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47-14 32nd Place, Long Island City, NY, 11101 | Telephone: 718-786-5151 | Fax: 718-786-6914

*All information furnished regarding property for sale, rent exchange or financing is from sources deemed reliable. No representation is made as to the accuracy thereof and it is submitted subject to errors, omissions, change of price, rental or other conditions, prior sale, lease or financing or withdrawal without notice.*

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