INDUSTRIAL

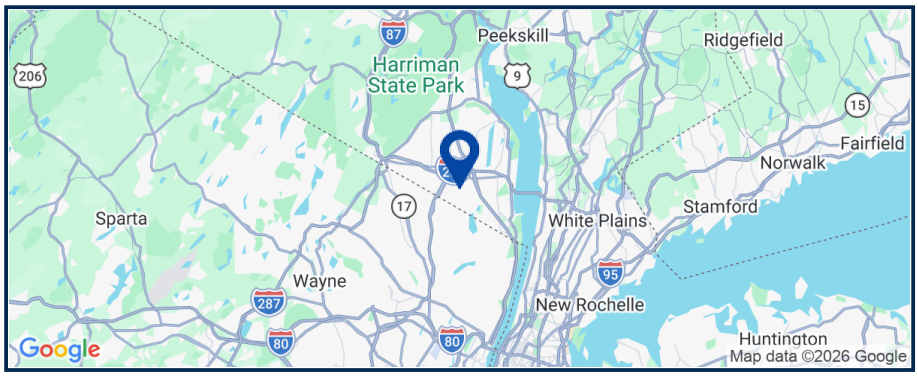
IRG
Industrial Realty Group, LLC

# FOR LEASE

205 Draper Way, Pearl River NY 10965

## Hudson Valley iCampus – Building 215/215A

401 N Middletown Rd, Building 215 and 215 A are part of the Hudson Valley iCampus, a 2-million-square-foot, mixed-use, multi-tenanted property situated on 207 acres in Pearl River, New York. This campus is strategically located within 24 miles of Manhattan, offering convenient access to major highways, train stations, and the Mario M. Cuomo Bridge. Building 155, along with other facilities on the campus, offers flexible space options suitable for office, laboratory, and GMP manufacturing uses. The campus is equipped with modern infrastructure, including a central utility plant with dual-feed power, steam, and chilled water systems, ensuring reliable services for its tenants.




### Property Details

| | |
|---|---|
| **Total Sq. Ft.** | 82,975 |
| **Clear Height** | 16' |

**Bob Ovesny • 330-398-4116 • bovesny@irgra.com**

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