



FOR LEASE | RETAIL SPACE

1,400 SF | 269 Meserole St | Renovated Retail/Office Space for Lease

269 Meserole St, Brooklyn, NY 11206

Shlomi Bagdadi
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Executive Summary



OFFERING SUMMARY

Lease Rate:	Call to: 718-437-6100
Available SF:	1,400 SF
Building Size:	18,131 SF
Lot Size:	5,000 SF
Zoning:	M1-1

PROPERTY OVERVIEW

- Newly Renovated
- Glass Storefront
- 9 FT Ceilings

LOCATION OVERVIEW

Located in the East Williamsburg neighborhood of Brooklyn between Waterbury St & Bushwick Ave near the Montrose Ave subway station.

Nearest Transit: L train at Montrose Ave and the B60 bus line.

Nearby tenants include Aura Concina, Jessi's Coffee Shop, Human Head Records, 3 Dollar Bill, BKE Kombucha, Tradesman, Win Son, Ichiran, Sweet Science, Roberta's, Our Wicked Lady, and more!

Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.

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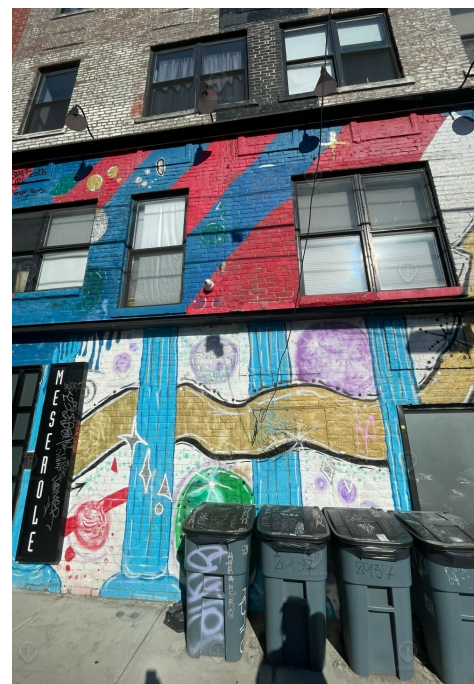
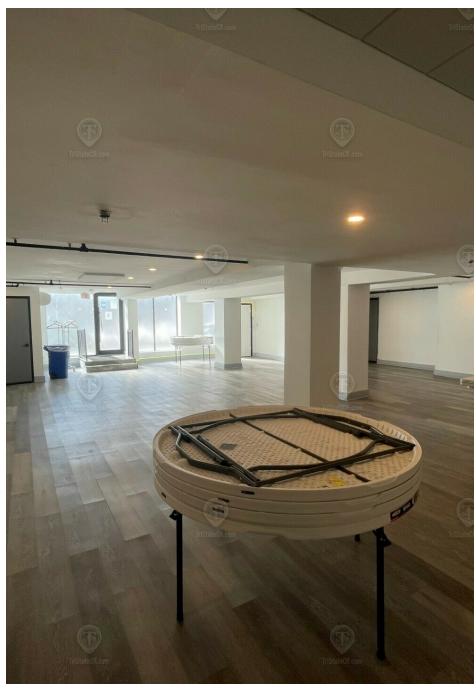
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Additional Photos



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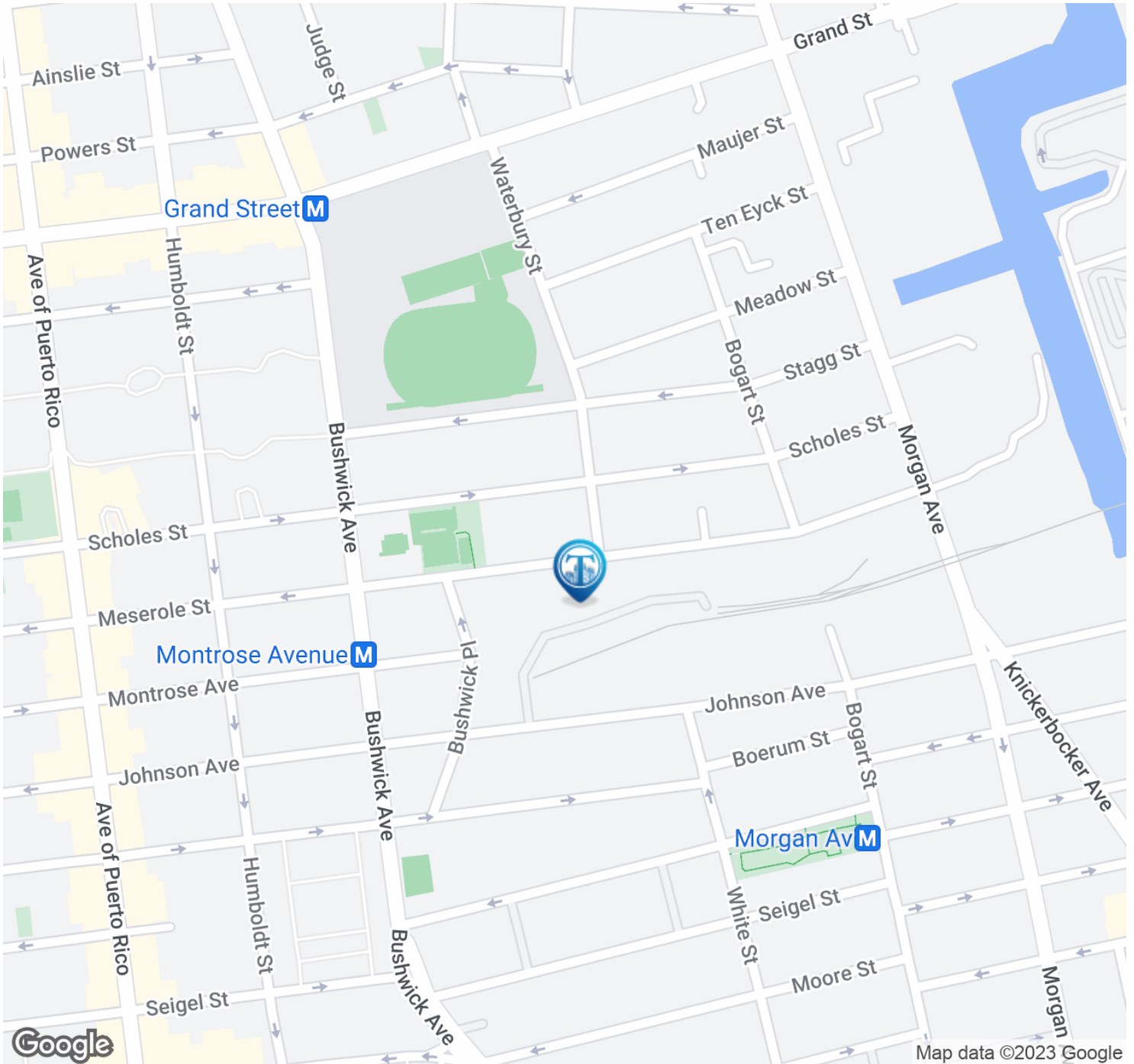
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Location Map



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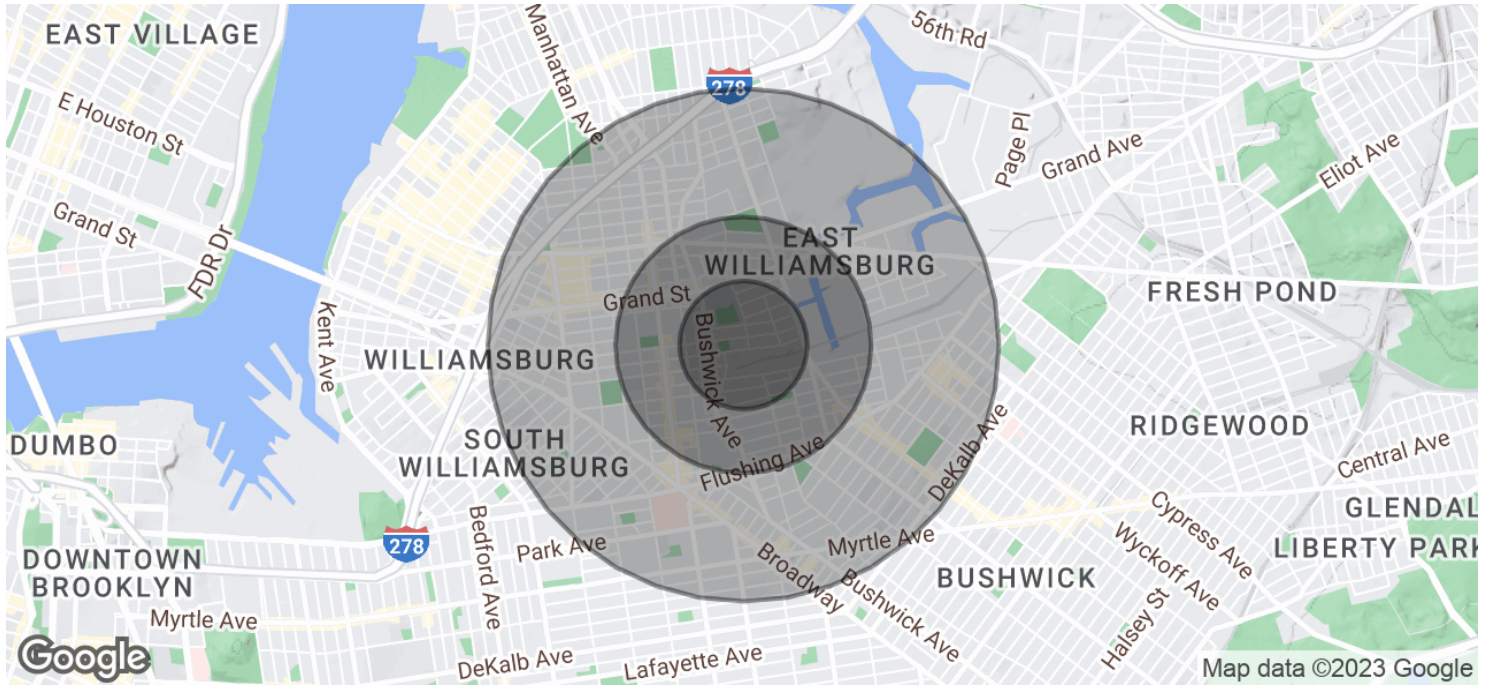
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Demographics Map & Report



POPULATION

	0.25 MILES	0.5 MILES	1 MILE
Total Population	4,350	27,345	130,764
Average Age	32.6	33.1	30.9
Average Age (Male)	28.3	30.7	29.5
Average Age (Female)	38.6	36.5	32.7

HOUSEHOLDS & INCOME

	0.25 MILES	0.5 MILES	1 MILE
Total Households	2,066	12,271	52,883
# of Persons per HH	2.1	2.2	2.5
Average HH Income	\$64,950	\$73,657	\$85,591
Average House Value	\$109,317	\$272,834	\$472,951

* Demographic data derived from 2020 ACS - US Census

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Retailer Map



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