



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS



FOR LEASE | RETAIL SPACE

1,200 SF | 300 Wyckoff Avenue | Fully Built Out & Vented Retail Space for Lease

300 Wyckoff Avenue, Brooklyn, NY 11237

Shlomi Bagdadi
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Executive Summary



OFFERING SUMMARY

Lease Rate:	Call: 718-437-6100
Available SF:	1,200 SF
Building Size:	64,520 SF
Lot Size:	41,150 SF
Zoning:	R6

PROPERTY OVERVIEW

Fully built out
Vented
No key money
Prime location

LOCATION OVERVIEW

Located in the rapidly growing Bushwick neighborhood of Brooklyn between Putnam Ave and Palmetto Street. Close to a large variety of trendy boutique cafes and plenty of easy means of commute.

Nearest Transit: L & M lines at Myrtle & Wyckoff Av and B52 & Q58 bus lines.

Nearby tenants include KFC, McDonald's, Starbucks, CVS, Duane Reade, Dunkin', Planet Fitness, Capital One Bank, Citi Bank, Popeyes Louisiana Kitchen, Subway, Metro by T-Mobile, FOOD BAZAAR, Blink Fitness, Rite Aid, Verizon, GNC, The Bad Old Days, Burlington Coat Factory, 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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Additional Photos



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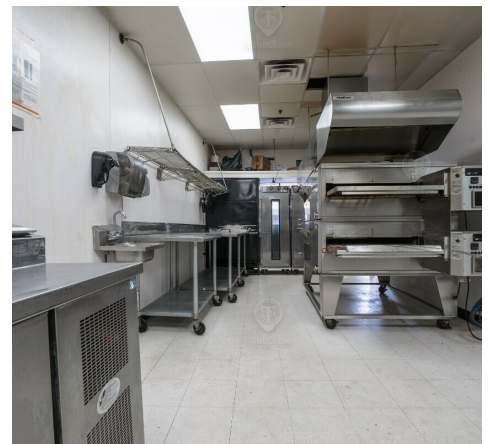
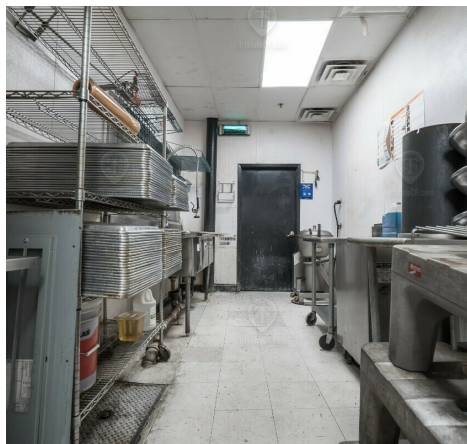
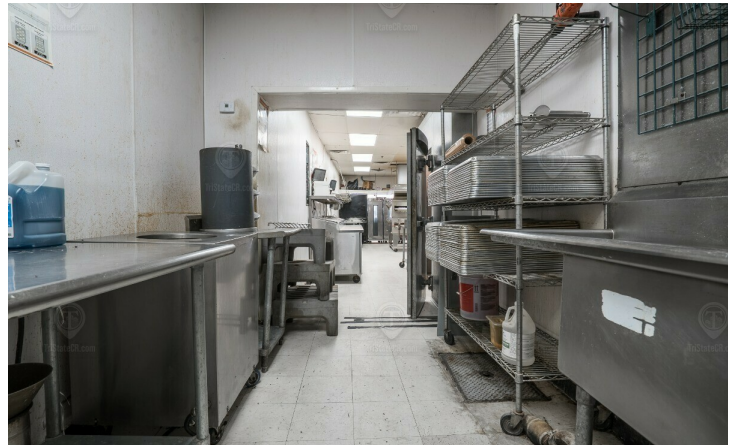
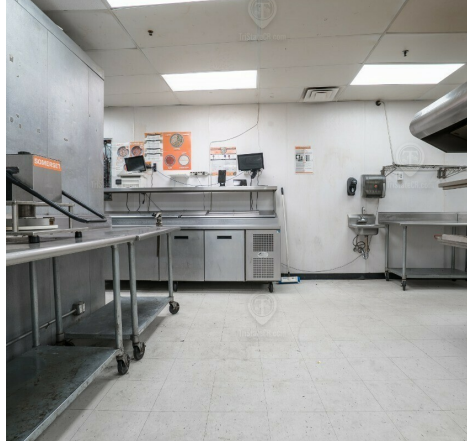
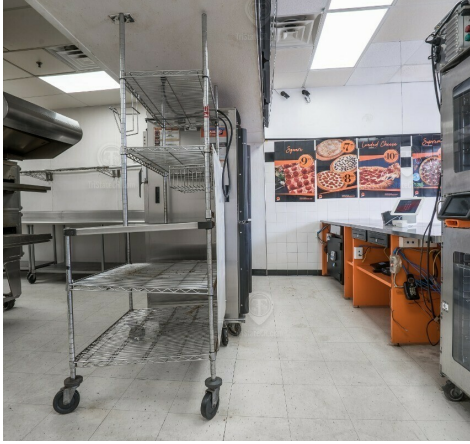
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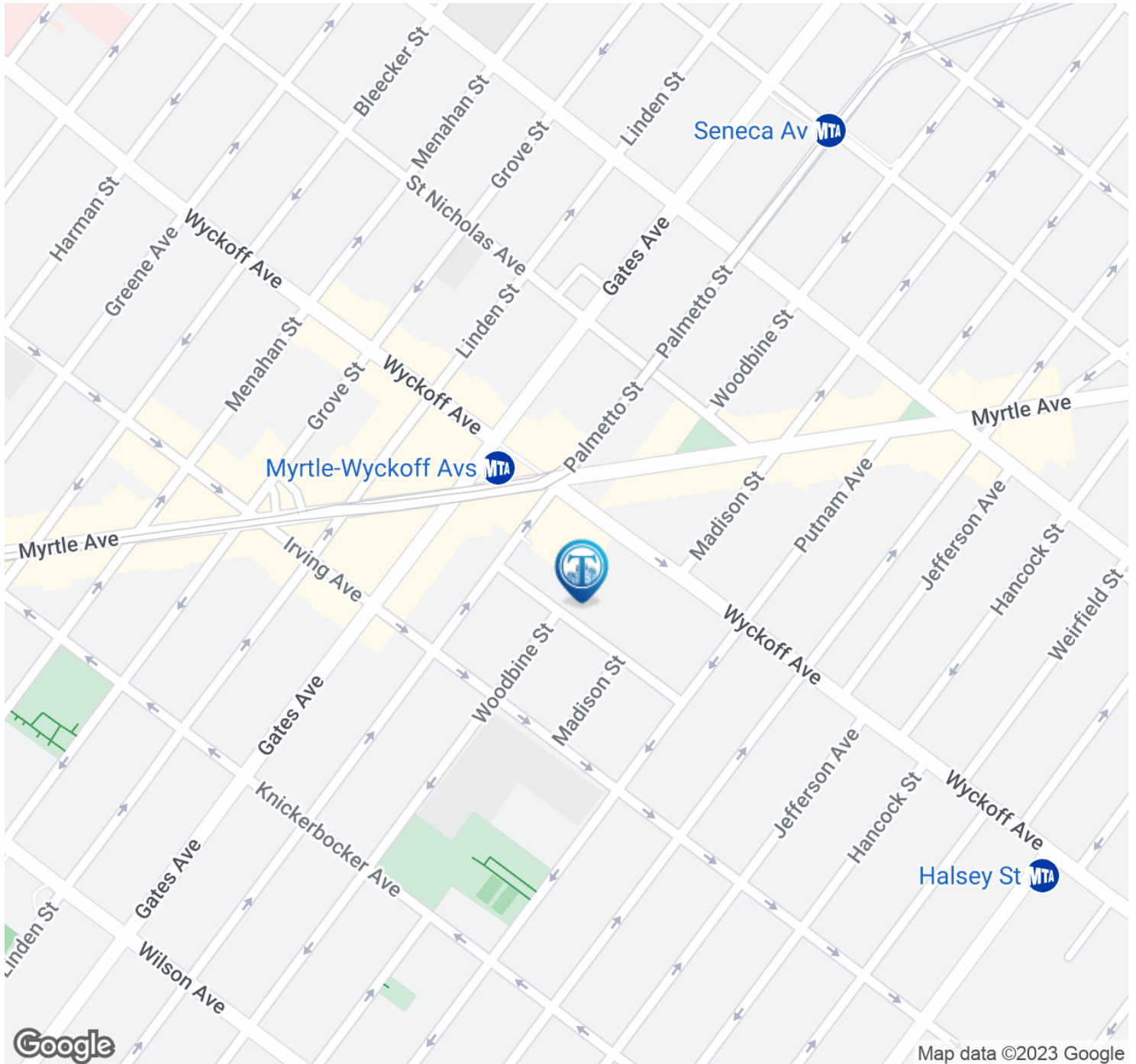
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Location Map



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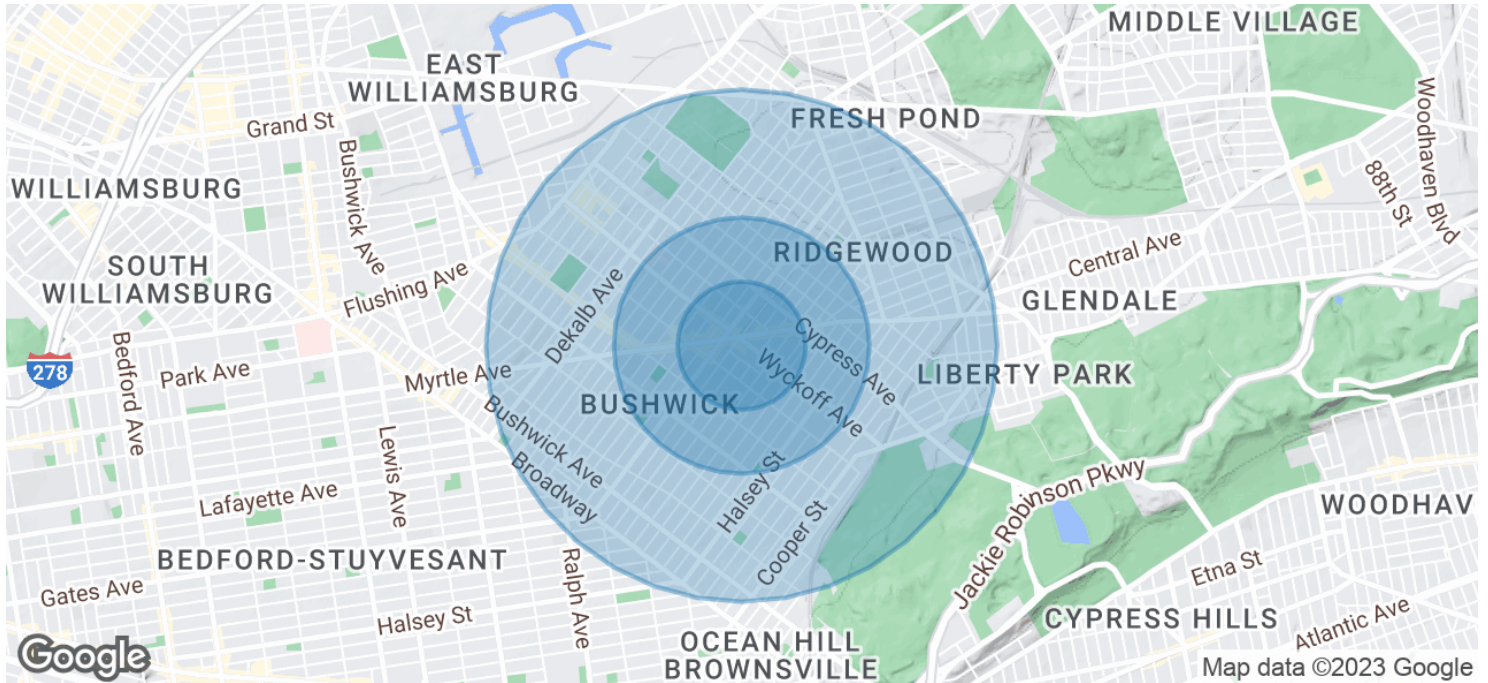
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Demographics Map & Report



POPULATION

	0.25 MILES	0.5 MILES	1 MILE
Total Population	12,551	54,593	171,774
Average Age	32.0	32.4	33.3
Average Age (Male)	31.5	32.4	32.9
Average Age (Female)	33.3	33.2	34.2

HOUSEHOLDS & INCOME

	0.25 MILES	0.5 MILES	1 MILE
Total Households	4,602	20,412	66,813
# of Persons per HH	2.7	2.7	2.6
Average HH Income	\$75,575	\$75,901	\$77,281
Average House Value	\$565,507	\$476,272	\$540,572

* Demographic data derived from 2020 ACS - US Census

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Retailer Map



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