



TRI STATE  
COMMERCIAL  
REAL ESTATE EXPERTS



FOR LEASE | LUXURY OFFICE SPACE

400-35,000 RSF Brand New Development Available for Lease!

18 Spencer St, Brooklyn, NY 11205

Shlomi Bagdadi  
718.437.6100  
sb@tristatecr.com

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Elegant Lobby & Restaurant



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## Elegant Lobby & Restaurant



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## Corridor



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## Rooftop



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## Floor Plans



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# 18 Spencer Street

Brooklyn, NY 11205



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## Executive Summary



### OFFERING SUMMARY

**Available SF:** 35,000 SF

**Lease Rate:** Upon Request

**Lot Size:** 7,000 SF

**Building Size:** 35,000 SF

**Zoning:** M1-2

### PROPERTY OVERVIEW

Brand New Development Available for Lease!

Features:

PARKING ON PREMISES

CUSTOM SUITES POSSIBILITY

TERRACES

ROOFTOP

BUSINESS LOUNGES / CONFERENCE ROOMS

RESTAURANT IN BUILDING

FLOOR TO CEILING WINDOWS

FULLY FURNISHED READY TO MOVE IN

2 ELEVATORS

FIOS AVAILABLE

ALL UTILITIES INCLUDED!

### LOCATION OVERVIEW

Located on the borderline of Bed-Stuy & Williamsburg near the Flushing Av G train station.

Steps away from the B44 & B57 bus stops.

Nearby national tenants include:

-Apple Bank

-Starbucks

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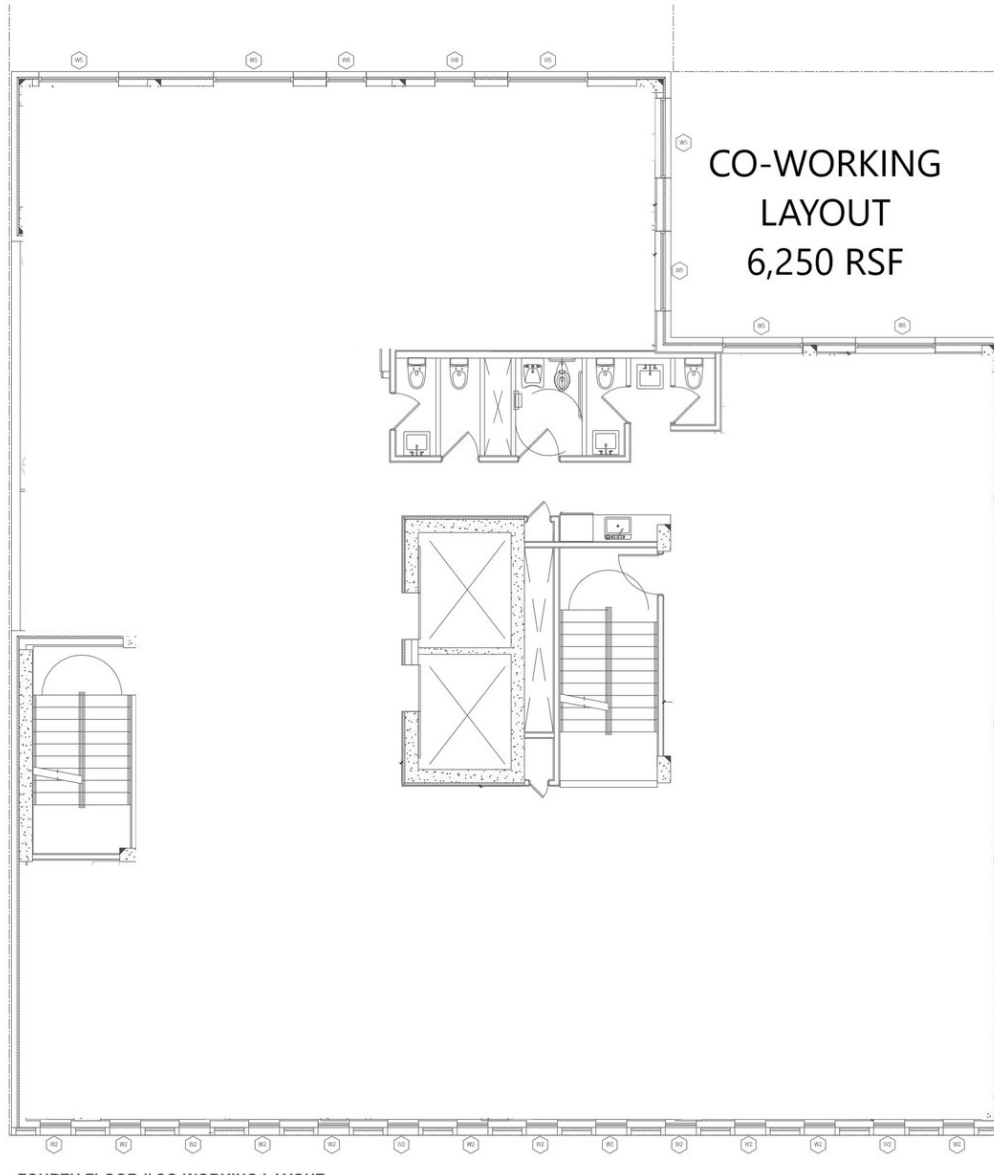
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## 4th Floor



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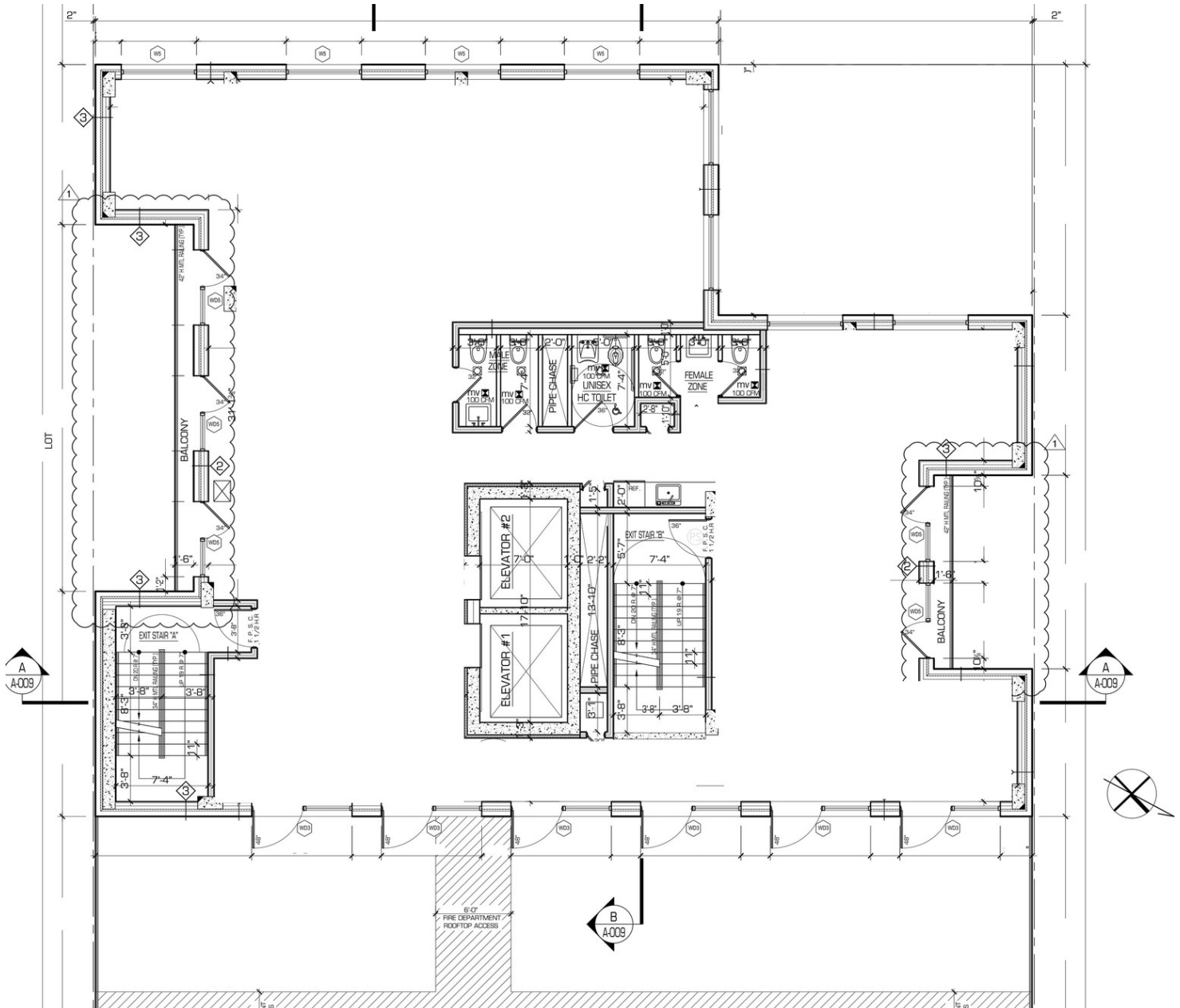
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## 5th Floor



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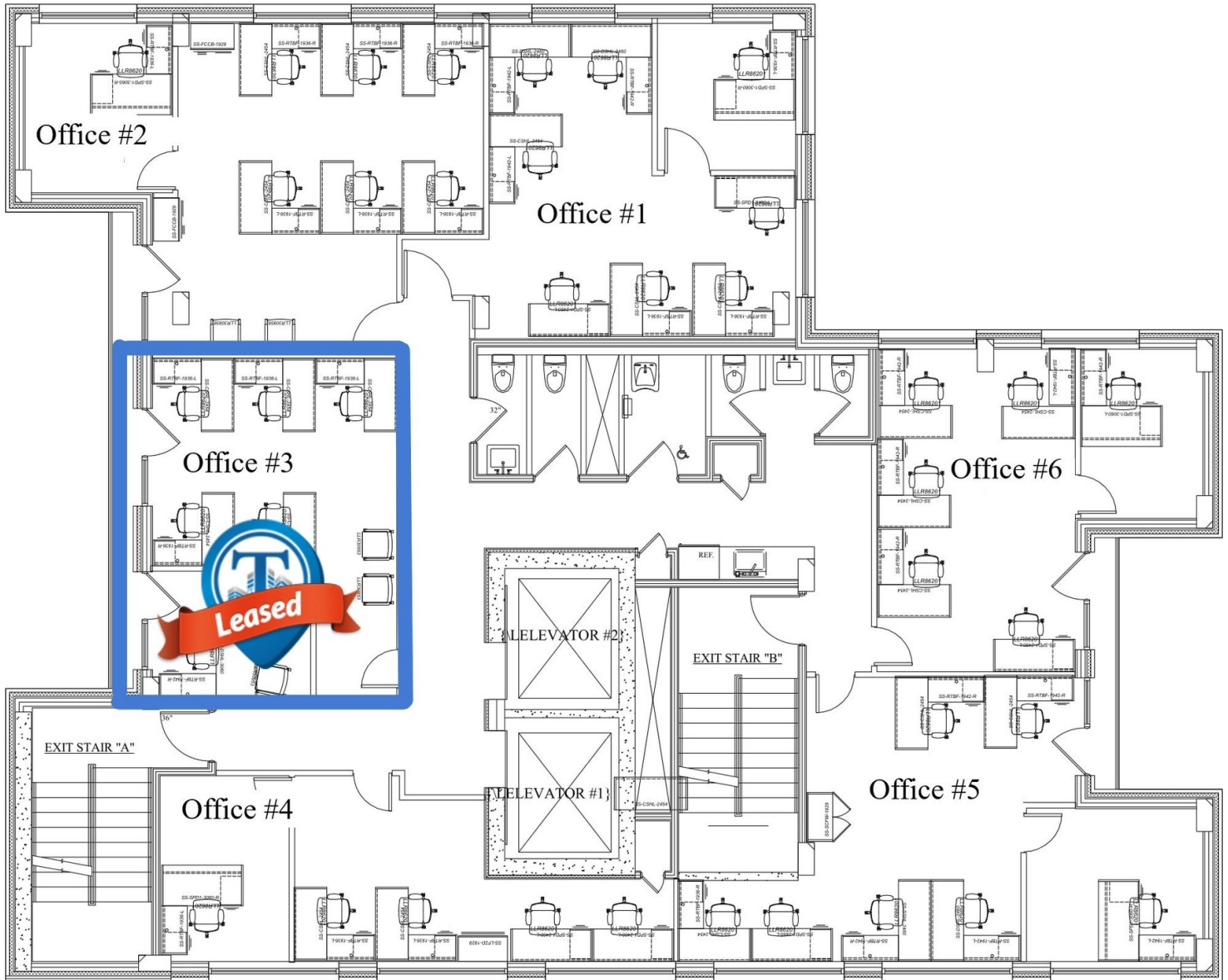
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6th-10th Floor



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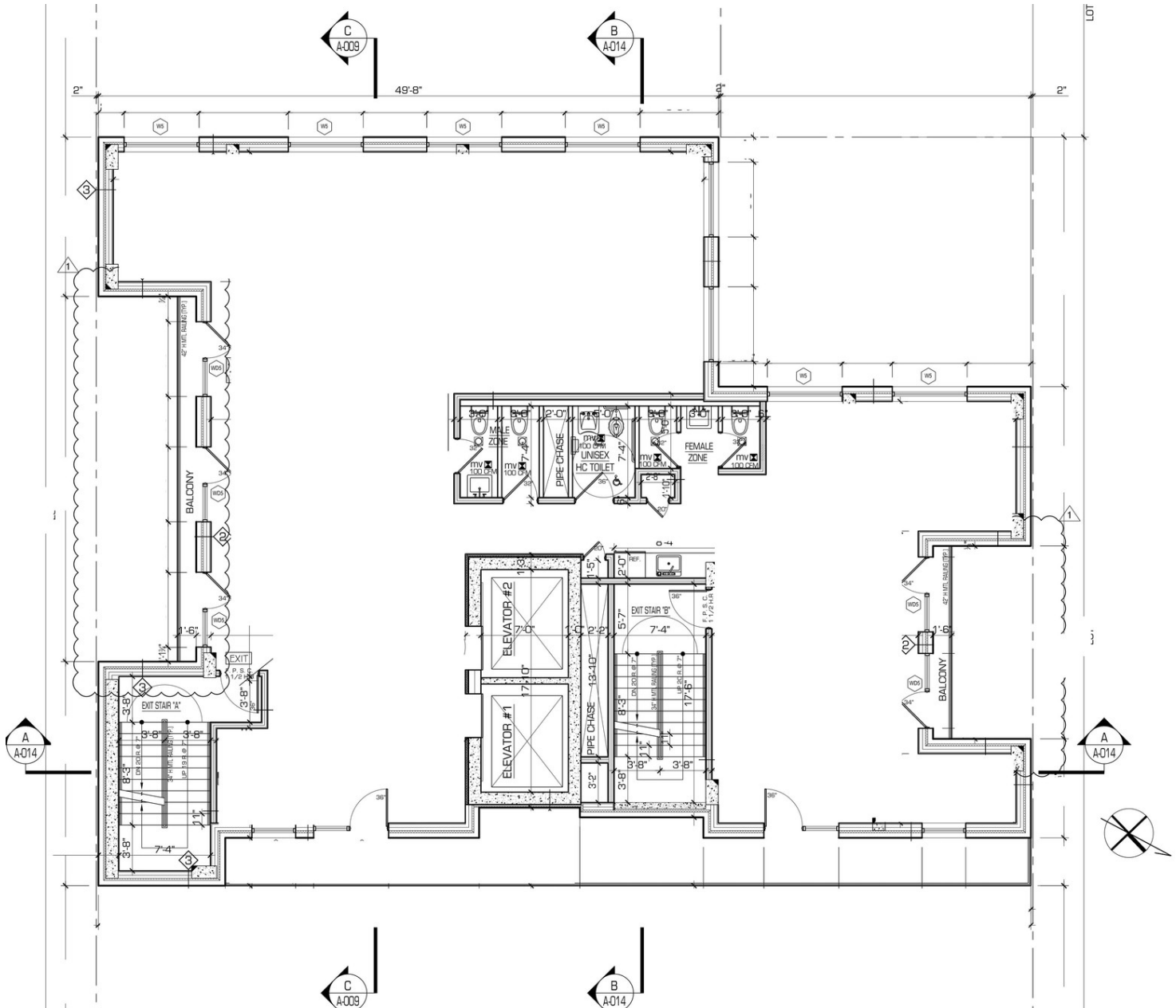
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## 11th Floor



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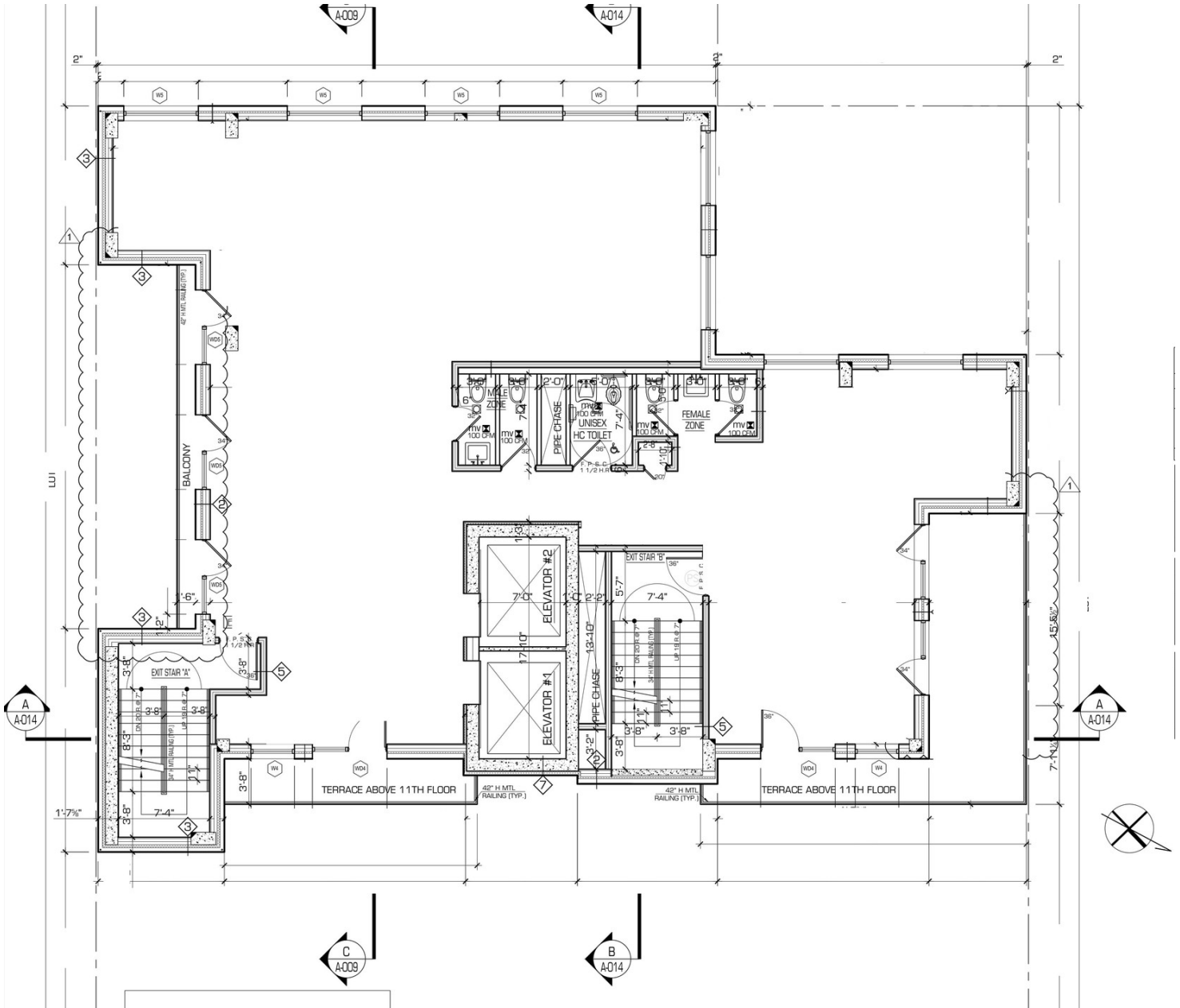
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## 12th Floor



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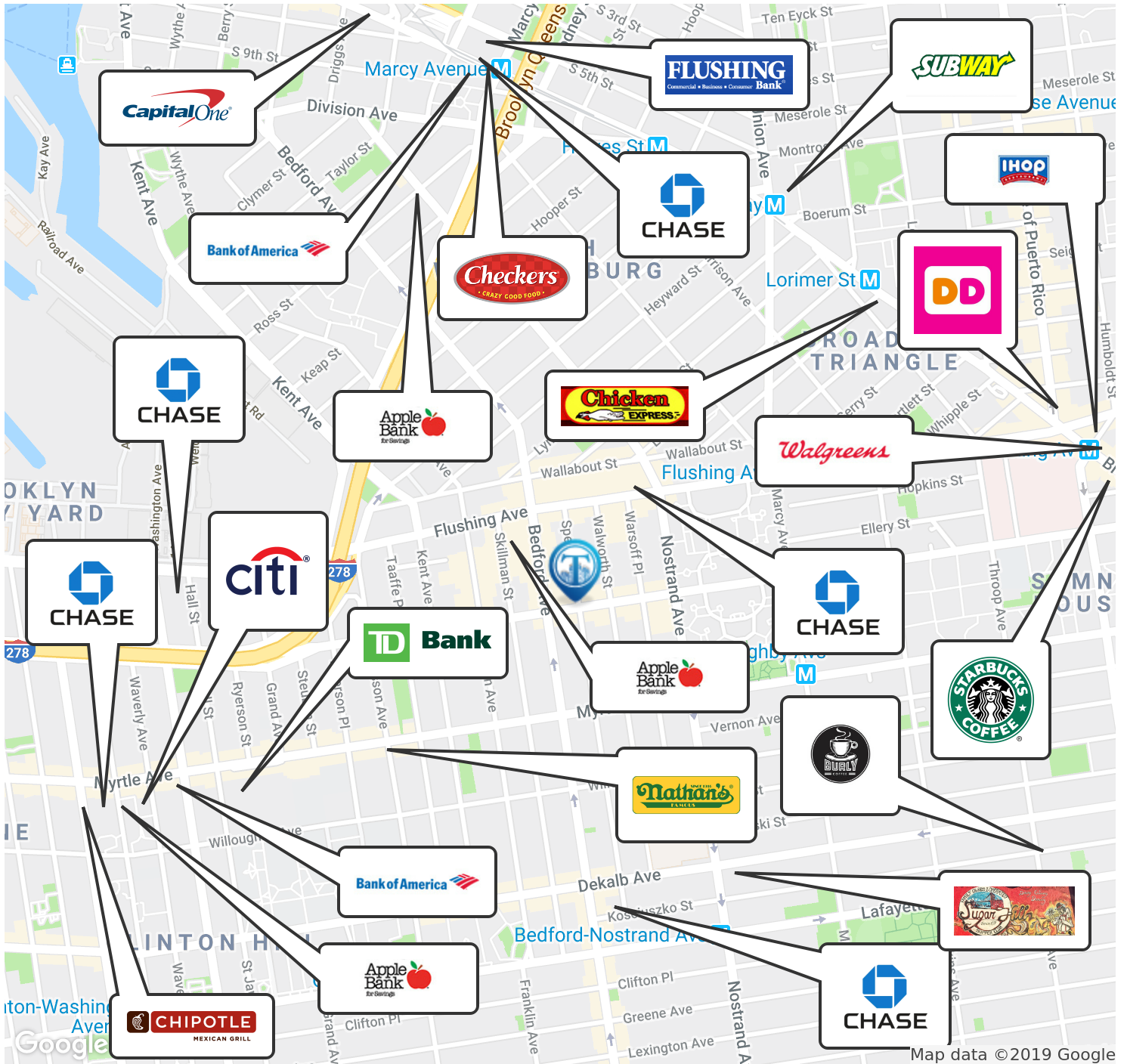
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### Retailer Map



Map data © 2019 Google

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