



TRI STATE
COMMERCIAL
REAL ESTATE EXPERTS



FOR LEASE | OFFICE SPACE

400 SF White Box office space for Lease in Bushwick!

651 Bushwick Ave, Brooklyn, NY 11221

Shlomi Bagdadi
718.437.6100
sb@tristatecr.com

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Executive Summary



OFFERING SUMMARY

Available SF: 400 SF

Lease Rate: Upon Request

Lot Size: 6,285 SF

Building Size: 15,272 SF

Zoning: R6

PROPERTY OVERVIEW

400 SF White Box office space for Lease in Bushwick!

- Highlights:
- White box
 - Split Units
 - Outdoor space
 - Basement

LOCATION OVERVIEW

Located in Bushwick near the Myrtle Ave Subway Station.

Public Transport: M, J, and Z trains at Myrtle Ave. B46, B47, and B54 bus

- Nearby national tenants include,
- Wingstop
 - Footlocker
 - McDonalds
 - Citi Bank
 - Starbucks
 - Sprint
 - Walgreens

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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Location Maps



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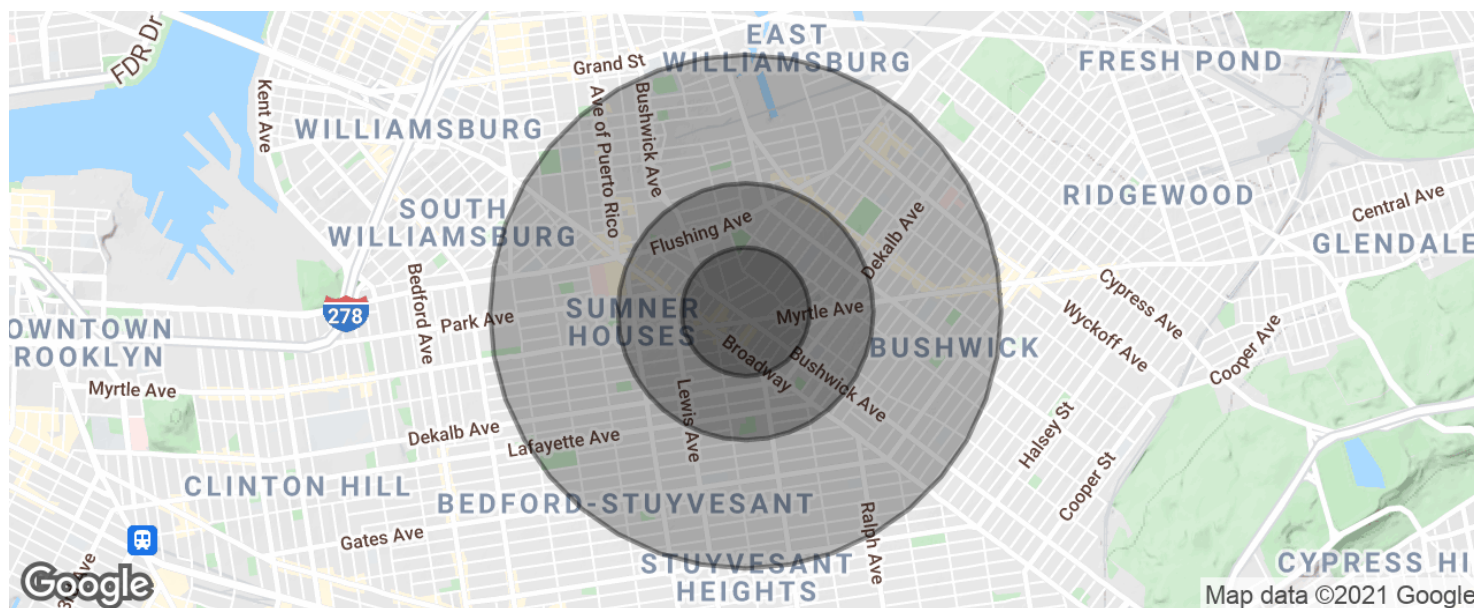
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Demographics Map & Report



POPULATION

	0.25 MILES	0.5 MILES	1 MILE
Total population	8,663	37,098	159,979
Median age	29.6	29.7	30.3
Median age (Male)	30.9	28.8	28.2
Median age (Female)	29.1	30.6	32.1

HOUSEHOLDS & INCOME

	0.25 MILES	0.5 MILES	1 MILE
Total households	2,953	12,968	56,647
# of persons per HH	2.9	2.9	2.8
Average HH income	\$43,499	\$42,365	\$42,942
Average house value		\$582,527	\$629,582

* Demographic data derived from 2010 US Census

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Retailer Map



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Available Spaces

LEASE TYPE | Upon Request

TOTAL SPACE | 400 SF

LEASE TERM | Negotiable

LEASE RATE | Upon Request



SUITE	TENANT	SIZE (SF)	LEASE TYPE	LEASE RATE	DESCRIPTION
Suite 2	Available	400 SF	Upon Request	Upon Request	-

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