

349 KENT AVENUE

WILLIAMSBURG, BROOKLYN

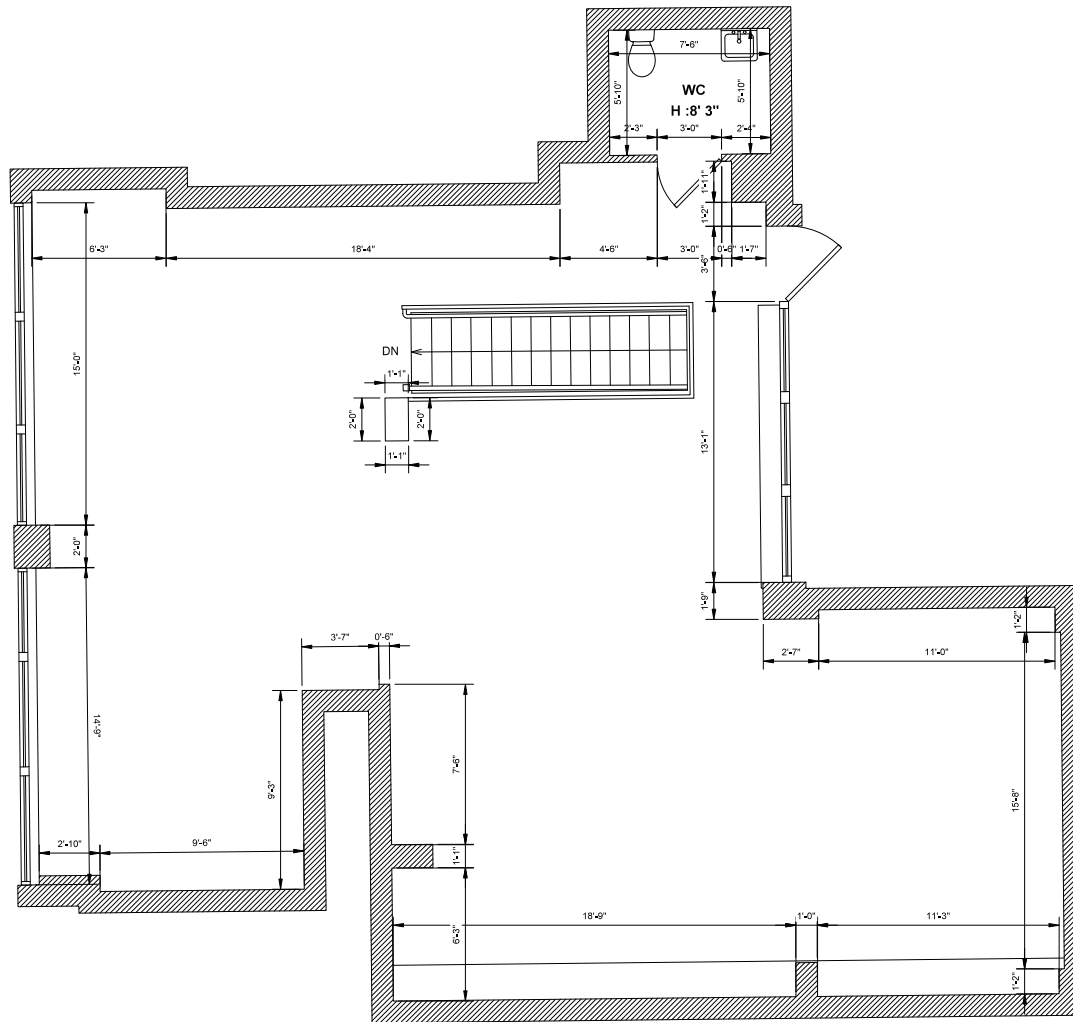


**RETAIL SPACE
FOR LEASE**

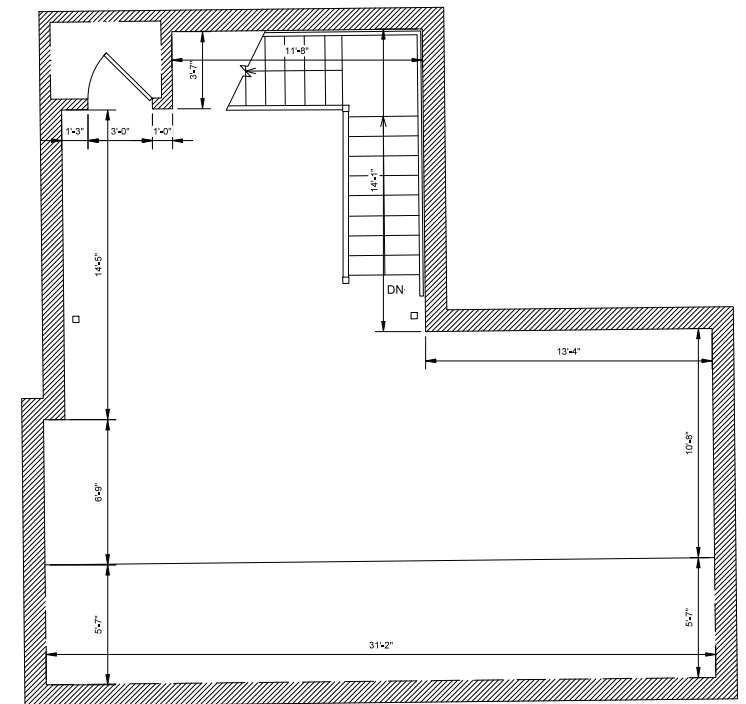
SPACE HIGHLIGHTS

AVAILABLE SPACE	LOCATION
Ground Level - 1,674 SF Lower Level - 866 SF	Corner of Kent Ave and South 5th Street
CEILING HEIGHT	FRONTAGE
23 FT	40 FT
DIMENSIONS	ZONING
Variable	M1-2R6
OCCUPANCY	ASKING RENT
Immediate	\$75/PSF
DESCRIPTION	HIGHLIGHTS
349 Kent Ave is located across the street from Domino Park and features two commercial spaces. This space is the inline space and features 2,540 square feet spread across an upper and lower level. A 36-story residential building is planned to be built across the street which will add a lot of foot traffic to an already very busy part of Williamsburg. Now is a great time to secure this space before prices in the area increase further.	• Located just one block with easy access to the Williamsburg Bridge • Walking distance to Domino Park and the Continental Army Park • Surrounded by local restaurants, including Miss Favela, Butler, and Bia • Less than a five-minute walk to the South 8th Street Ferry landing

FLOORPLANS & DETAILS



GROUND FLOOR - 1,674 SF

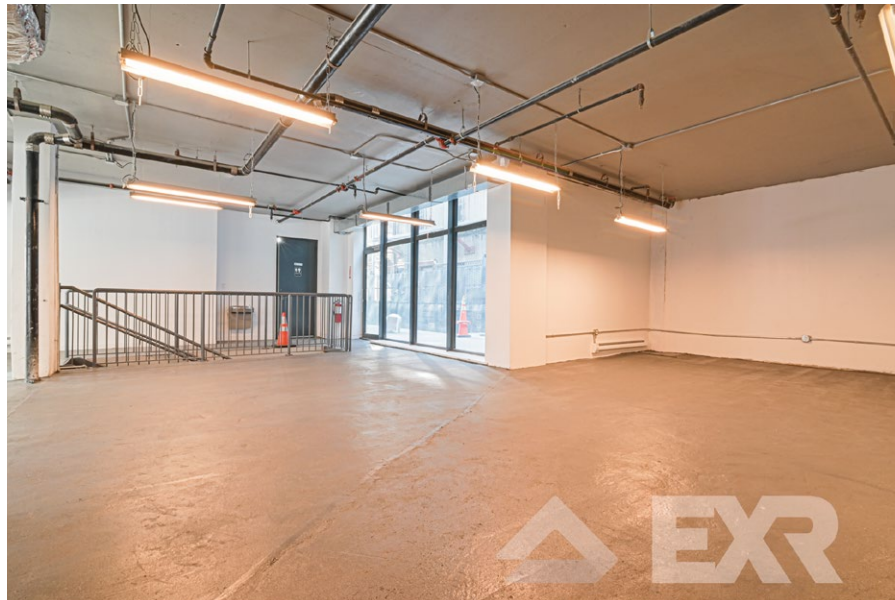


LOWER LEVEL - 866 SF

WILLIAMSBURG BROOKLYN

349 KENT AVENUE

EXISTING CONDITION



WILLIAMSBURG BROOKLYN

349 KENT AVENUE

EXISTING CONDITION



NEIGHBORHOOD DEMOGRAPHICS



154,376

POPULATION
WITHIN 2-MILE
RADIUS



38 Yrs

AVERAGE
POPULATION
AGE



22.26%

POPULATION
GROWTH
SINCE 2010



\$121,678

AVERAGE HHI
WITHIN 2-MILE
RADIUS



5,291

TOTAL BUSINESSES
WITHIN 2-MILE
RADIUS



\$1.6 bn

ANNUAL SPENDING
WITHIN 2-MILE
RADIUS

WILLIAMSBURG BROOKLYN

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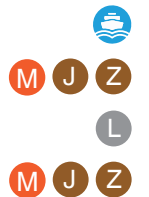
NEIGHBORHOOD & TRANSPORTATION

NEIGHBORHOOD TENANTS

Misi
Mekelburg's
The Woods
Miss Favela
TBA Brooklyn
Patrizia's of Williamsburg
Barano
Sea Wolf
Giando on the Water
Social House cafe
Diner
FREEHOLD
Sunday In Brooklyn
12 Chairs Café
Tacocina
Aldama
Nicky's Unisex
La Superior
GOOD MOVE
Color Up
Mazel Equities
Peter Luger Steak House
Propaganda

TRANSPORTATION

- 8 Min Walk at South Williamsburg Ferry (0.1 mi)
- 12 Min Walk at Marcy Avenue (0.6 mi)
- 16 Min Walk at Bedford Avenue (0.6 mi)
- 19 Min Walk at Hewes Street (0.7 mi)



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CONTACT



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