

RETAIL FOR LEASE

1414 SHEEPSHEAD BAY ROAD, BROOKLYN NY 11235



PROPERTY DETAILS

LOCATION INFO

SHEEPSHEAD BAY ROAD BTW
EAST 14TH ST & EAST 16TH ST

NEIGHBORHOOD

SHEEPSHEAD BAY

BLOCK & LOT

BLOCK: 7459-0062

ZONING

C4-2, R6

PROPERTY HIGHLIGHTS

- ✓ BUILT TO SUIT
- ✓ ADDITIONAL STORAGE SPACE AVAILABLE
- ✓ PRIME, HIGH TRAFFIC LOCATION
- ✓ STEPS FROM PUBLIC TRANSPORTATION
- ✓ IDEAL FOR CAFE, JUICE BAR, DRY CLEANING DROP OFF

PROPERTY OVERVIEW

Ideally positioned within the main lobby of a fully occupied office and service building along a high-traffic commercial corridor, this kiosk space offers an opportunity in a proven retail environment. Capturing steady daily traffic from building tenants, visitors, and street-level pedestrians, with additional storage space available and the ability to build to suit. Steps from public transportation and surrounded by established neighboring retail, this is an ideal setting for a café, juice or smoothie bar, grab-and-go concept, or specialty retail use.

EXCLUSIVE BROKER

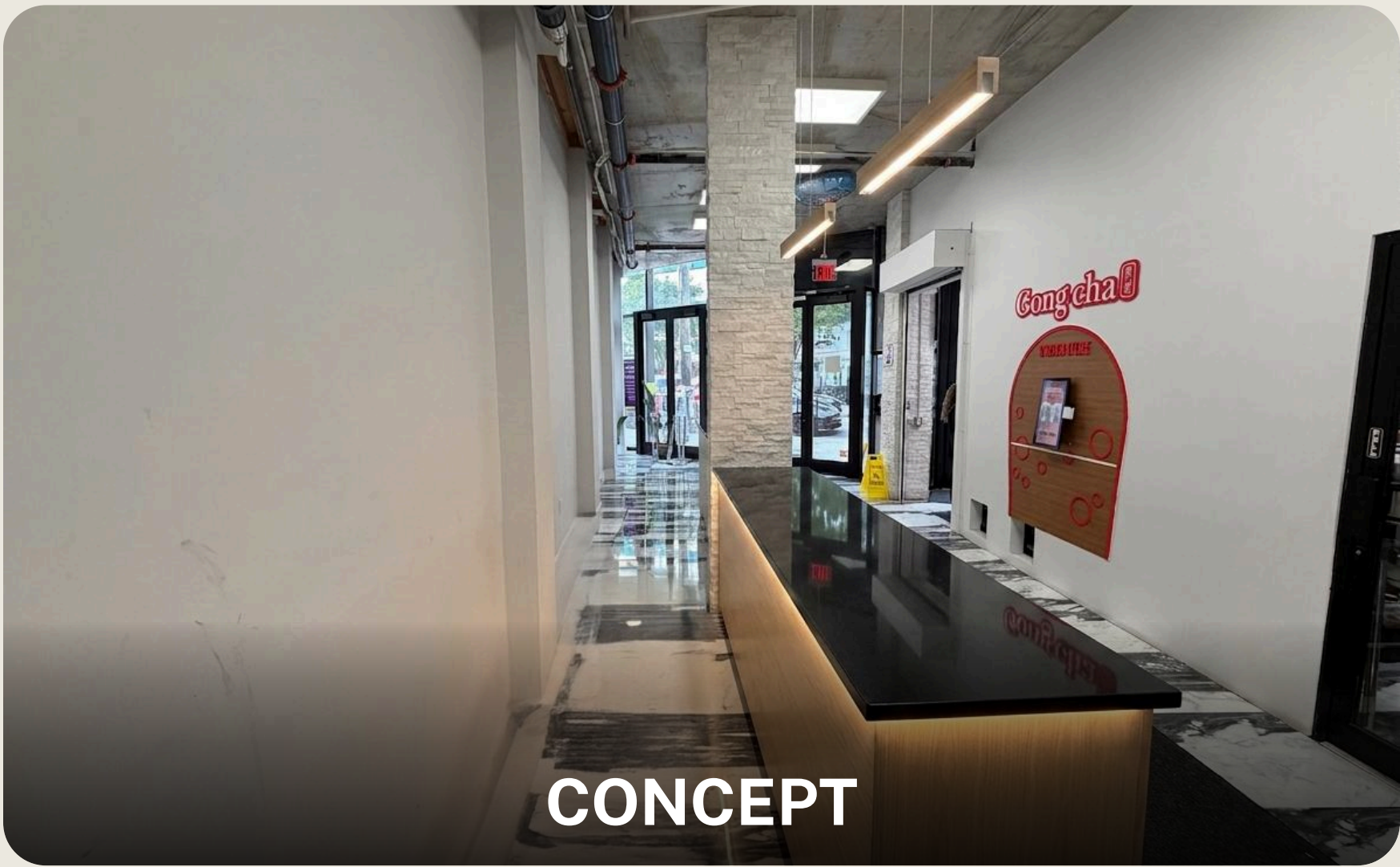
ARSEN ATBASHYAN
917-939-3760
Arsen@commercialacq.com

ASKING PRICE

\$3,500/MONTH
UTILITIES INCLUDED



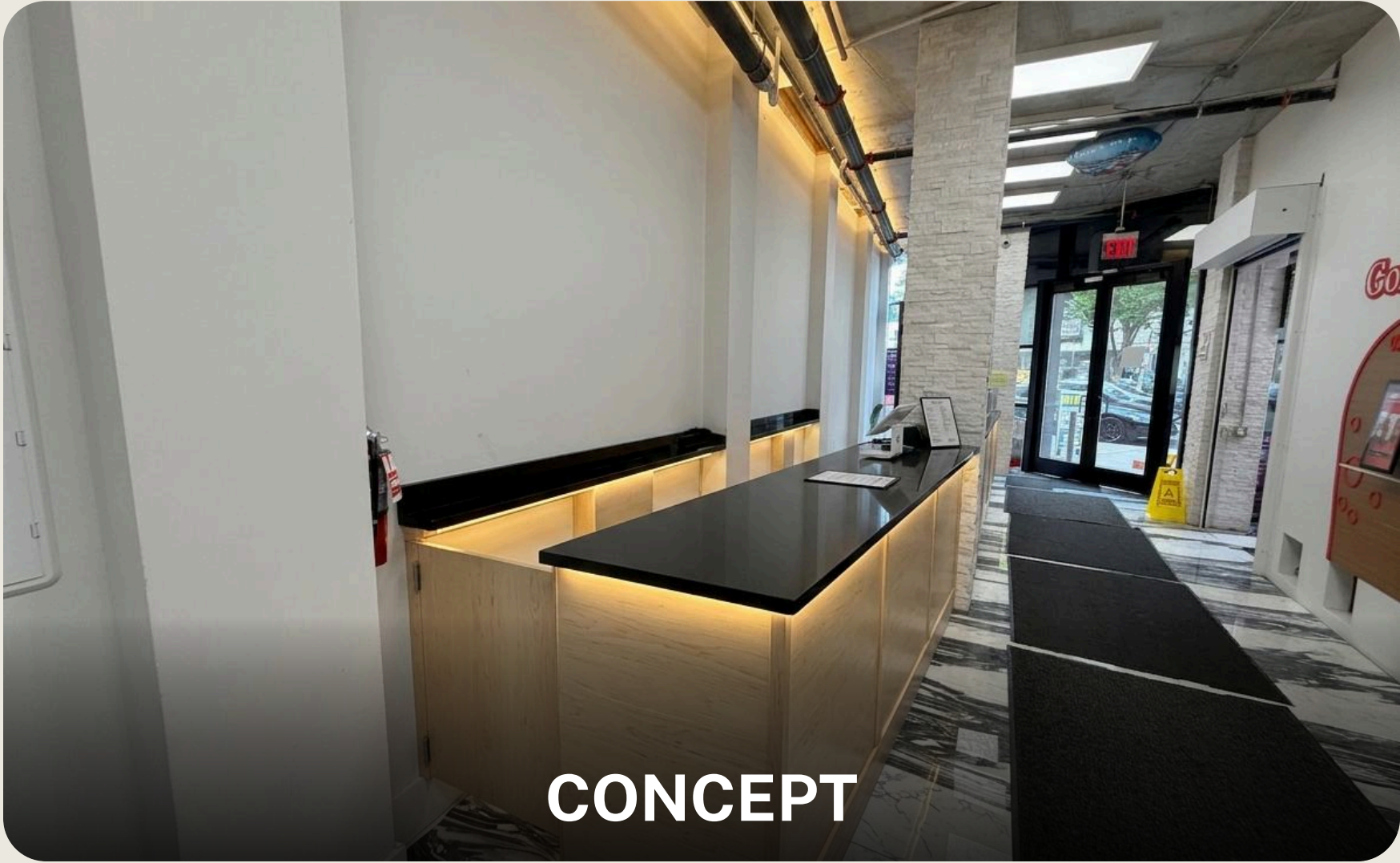
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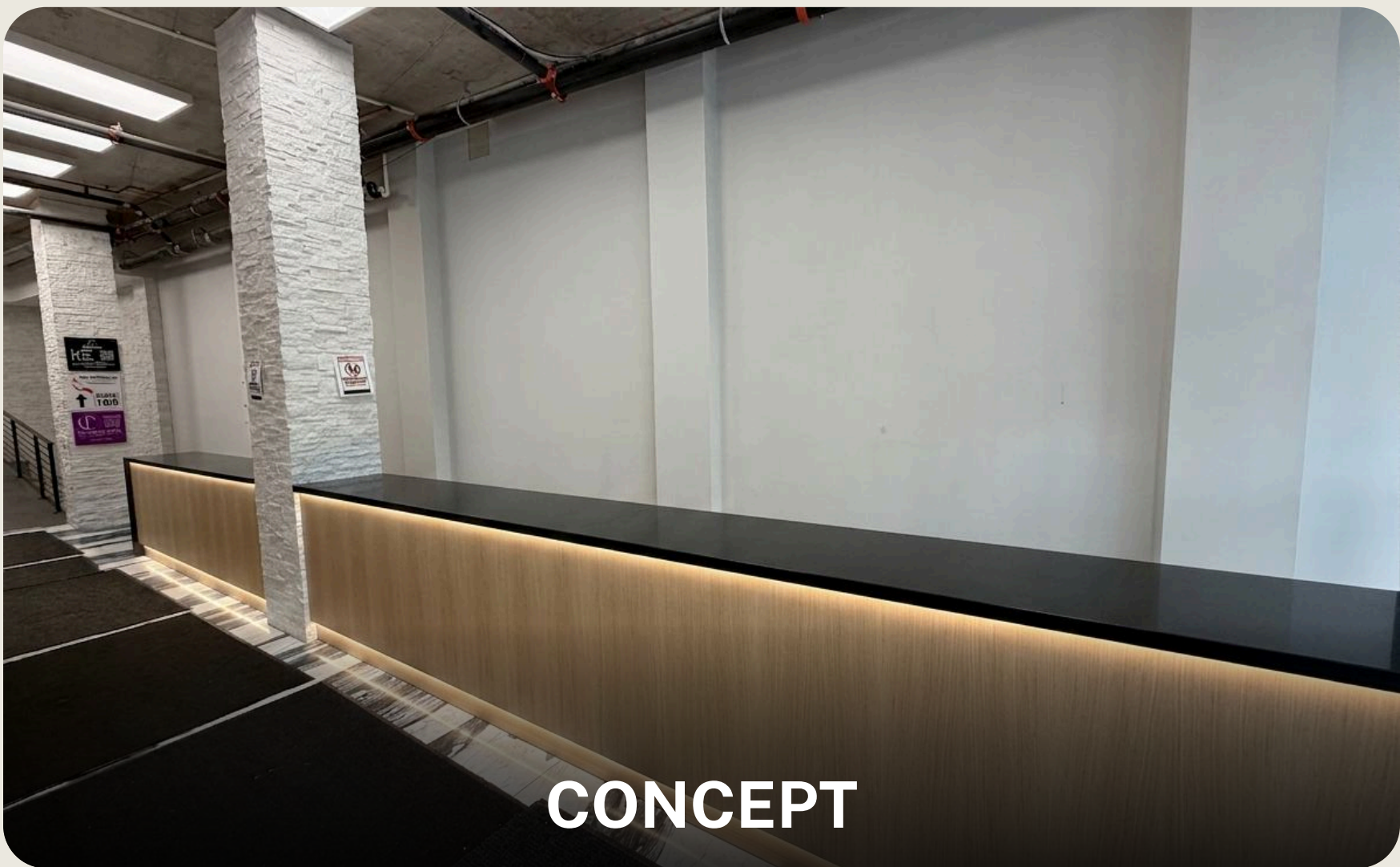
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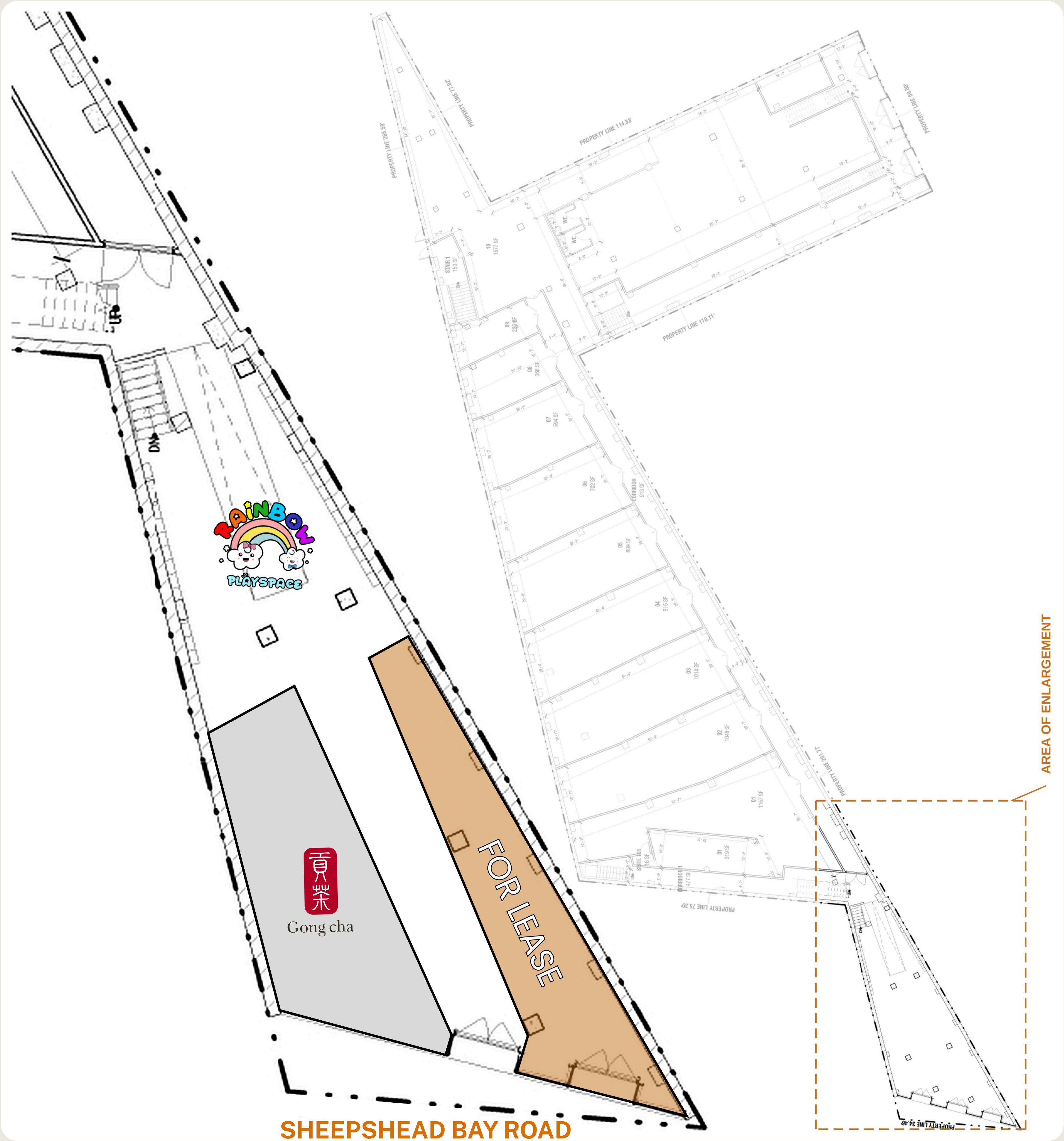
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BY THE NUMBERS



WALK SCORE
WALKER'S PARADISE

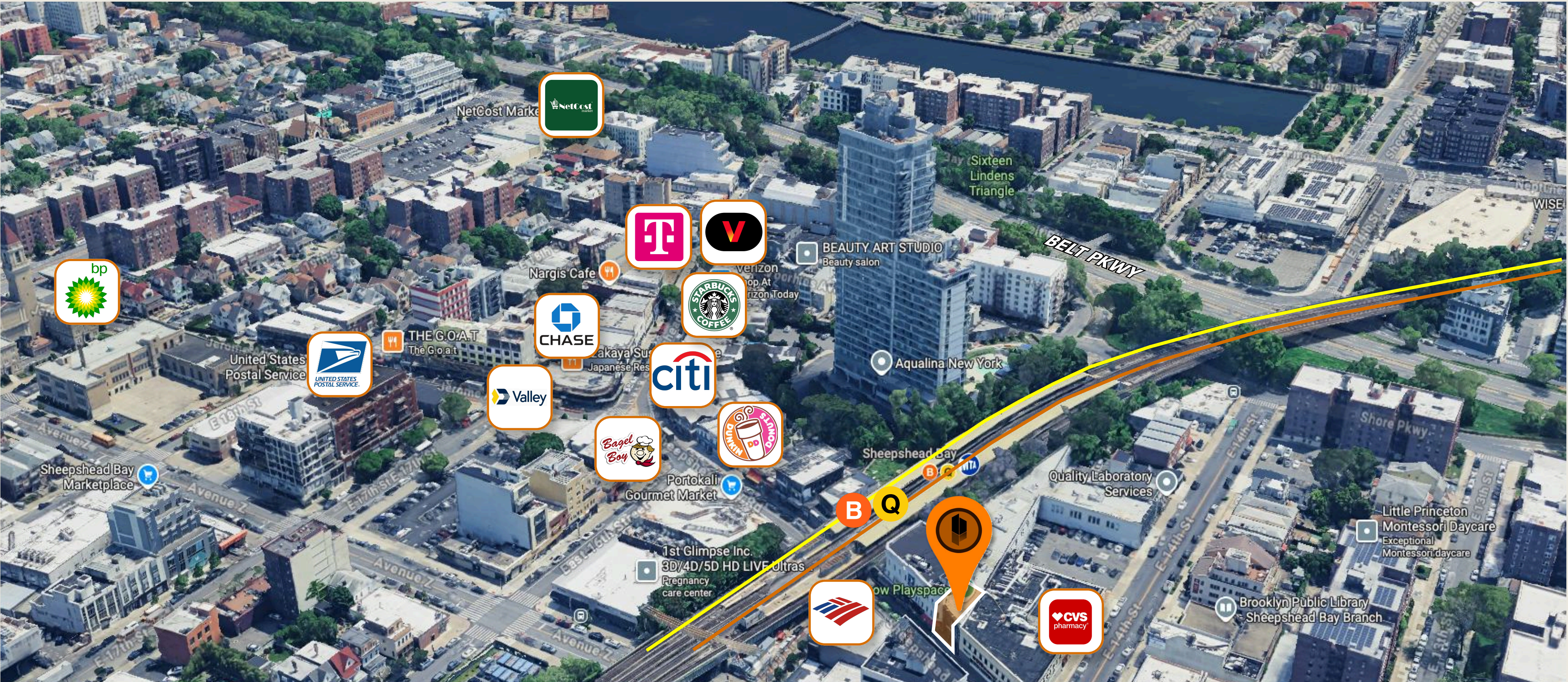


TRANSIT SCORE
RIDER'S PARADISE

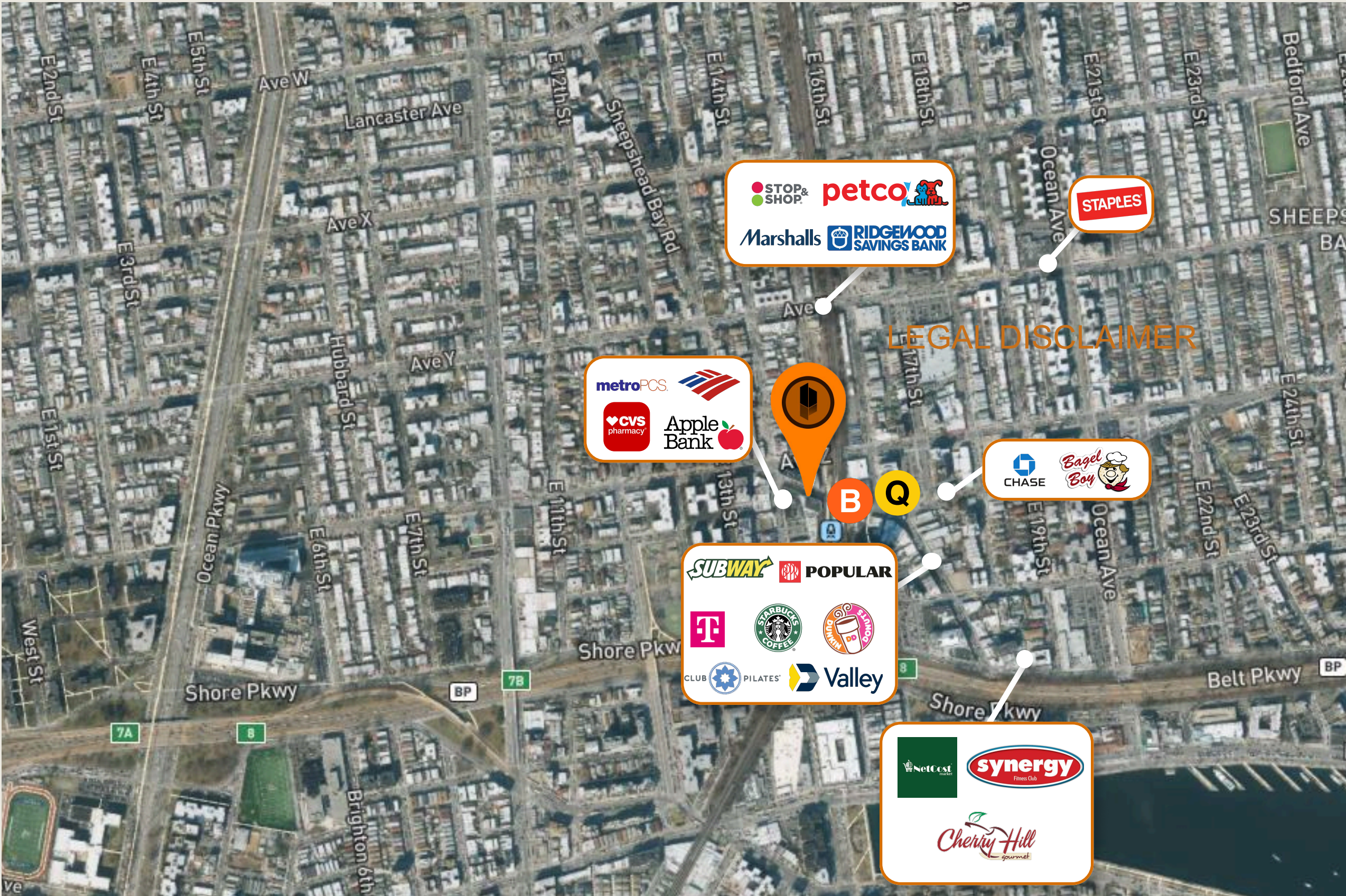
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SUBWAY STATIONS
B • F • N • Q LINES

AERIAL VIEW



AREA MAP



TRANSIT ACCESS

SUBWAY **B F N Q**

BUS **B4 B36 B49 BM3**

CAR Close access to Ocean Pkwy & Belt Parkway

EXCLUSIVE LISTING BROKER

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