



THE OFFICE/RETAIL AT
**305 BERRY
STREET**

Williamsburg, Brooklyn



VIDEO TOUR



VIRTUAL TOUR



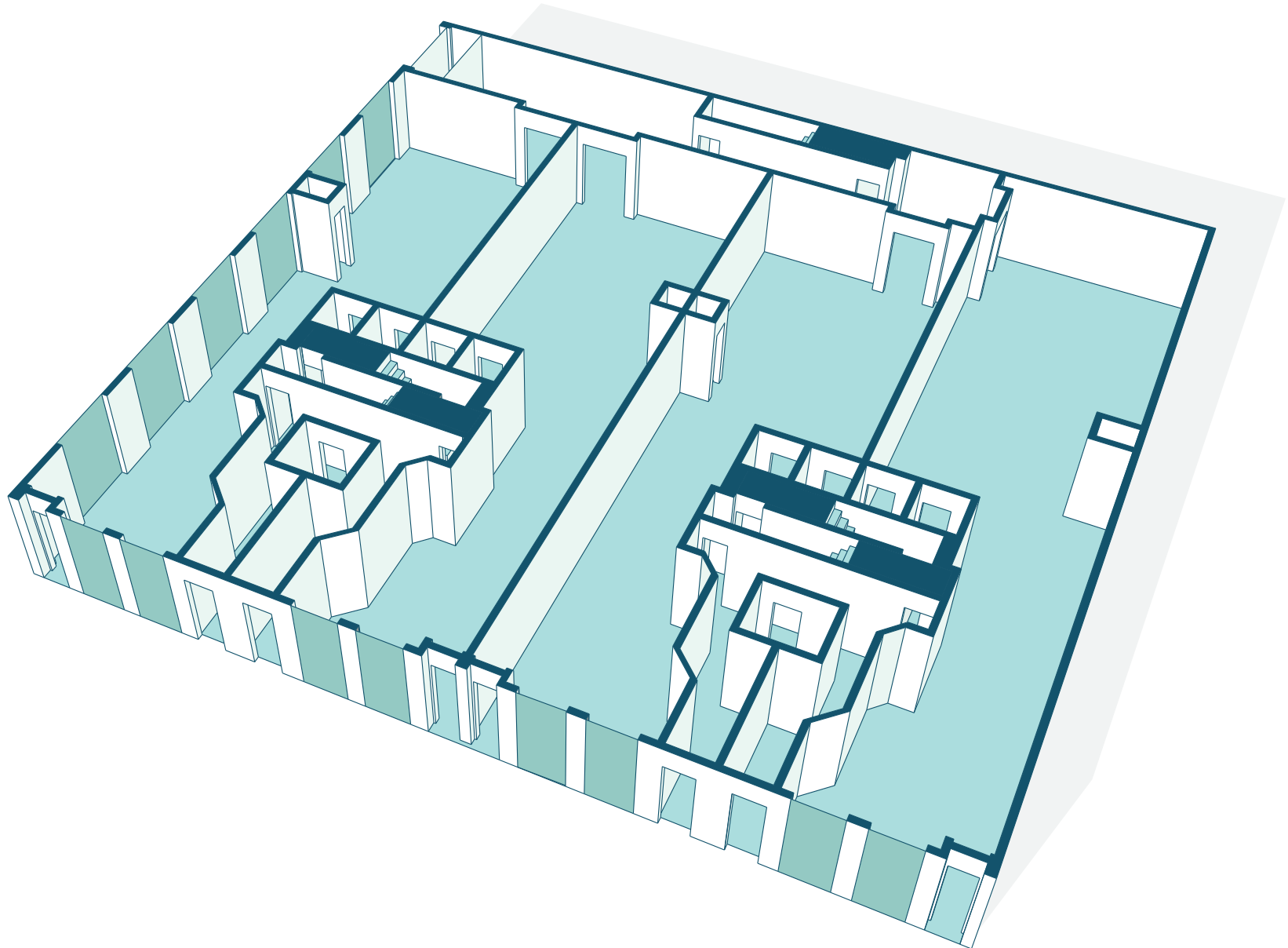
SPACE HIGHLIGHTS

SPACES		GROUND LEVEL
GROUND FLOOR	1,853; 1,853; 1,855; 2,177 SF	DESCRIPTION Reasonably priced, renovated Office spaces that are 2 Blocks from Williamsburg Waterfront & Williamsburg Bridge, ranging from 1,853 to 2,177 square feet each, asking \$40 per square foot. Select Retail uses will also be considered.
LOCATION	Berry Street & South 3rd Street	
CEILING HEIGHT	10 FT	
FRONTAGE	18.34-125 FT	
ZONING	R7A	HIGHLIGHTS • Renovated Offices • 2 Blocks from Williamsburg Waterfront • White-Boxed • ADA Restrooms
DIMENSIONS	100'x100'	
OCCUPANCY	Immediate	
ASKING PRICE	\$40 PSF	

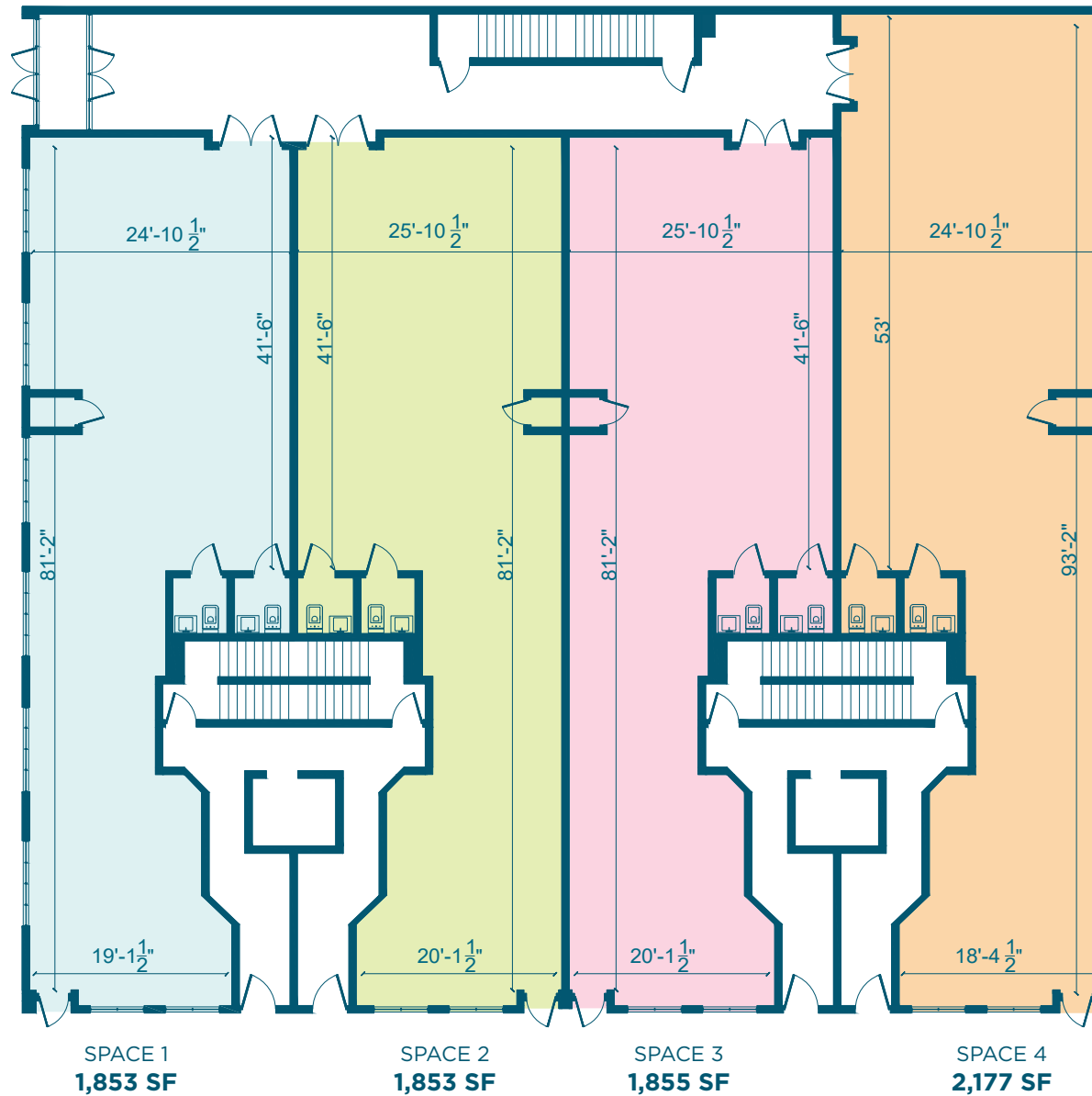
WILLIAMSBURG BROOKLYN

305 BERRY STREET

FLOORPLANS & DETAILS



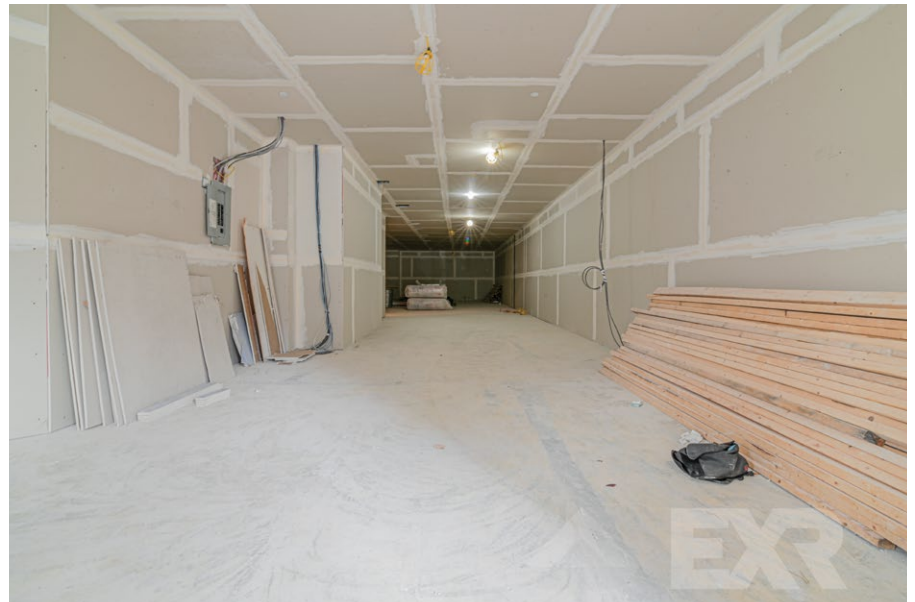
FLOORPLANS & DETAILS



WILLIAMSBURG BROOKLYN

GALLERY

305 BERRY STREET



WILLIAMSBURG BROOKLYN

GALLERY

305 BERRY STREET



WILLIAMSBURG BROOKLYN

305 BERRY STREET

NEIGHBORHOOD DEMOGRAPHICS



147,625

POPULATION
WITHIN 1-MILE
RADIUS



36 Years

AVERAGE
POPULATION
AGE



1.9%

POPULATION
GROWTH
SINCE 2010



\$139,997

AVERAGE HHI
WITHIN 12-MILE
RADIUS



3,489

TOTAL BUSINESSES
WITHIN 1-MILE
RADIUS



\$1.2 bn

ANNUAL SPENDING
WITHIN 1-MILE
RADIUS

WILLIAMSBURG BROOKLYN

305 BERRY STREET

NEIGHBORHOOD & TRANSPORTATION

NEIGHBORHOOD TENANTS

La Superior
Mission Sandwich Social
Namkeen
Propaganda
Keg & Lantern Brewing
Nicky's Unisex
Taqueria Casa Imelda
Butler
Miss Favela
Aska
The Woods
Sunday In Brooklyn / Williamsburg
FREEHOLD
Super Burrito
Mighty Quinn's Barbeque
Vanessa's Dumpling House
12 Chairs Café
Maison Premiere
Caffè Valencia
La Colombe
PLANTA

TRANSPORTATION

11 Min Walk at Marcy Avenue (0.6 mi)
12 Min Walk at Bedford Avenue (0.6 mi)
16 Min Walk at Metropolitan Avenue (0.8 mi)
17 Min Walk at Hewes Street (0.8 mi)
18 Min Walk at Lorimer Street (0.9 mi)



WILLIAMSBURG BROOKLYN

305 BERRY STREET

CONTACT



JOHN LE VINE
(718) 682-7903
J@EXRNY.COM

JOSEPH DIPIAZZA
(917) 789-3009
JDIPIAZZA@EXRNY.COM

