

8802 AVENUE D

BETWEEN AVENUE D, FOSTER AVENUE, EAST 88TH, & EAST 89TH STREETS | CANARSIE, BROOKLYN

CANARSIE TRIANGLE



FROM 1,479 SF TO OVER 54,000 SF AVAILABLE FOR LEASE

CONCEPTUAL RENDERING



8802 AVENUE D

CANARSIE TRIANGLE, BROOKLYN

PROPERTY DETAILS

SIZE:	1,479 SF - 30,628 SF Ground 23,698 SF Lower Level
FRONTAGE:	22' to over 700' wraparound
CEILING HEIGHT:	10' - 18' Ground Floor 10' - 16' Lower Level
POSSESSION:	Immediate
ASKING RENT:	Upon Request
TRANSPORTATION:	L, B17, B47

HIGHLIGHTS

- Impressive wraparound, island frontage
- All uses considered
- Division options available: from 1,479 SF to 54,000 SF
- Loading dock area with 54' ramp
- Steps away from Canarsie Plaza
- Neighboring tenants:
BJ's Wholesale, Planet Fitness, Pet Smart, Dollar Tree, Dunkin', Target, Jetro, Vitamin Shoppe, LabCorp, Tropical Smoothie Cafe, Pizza Hut, & many more!



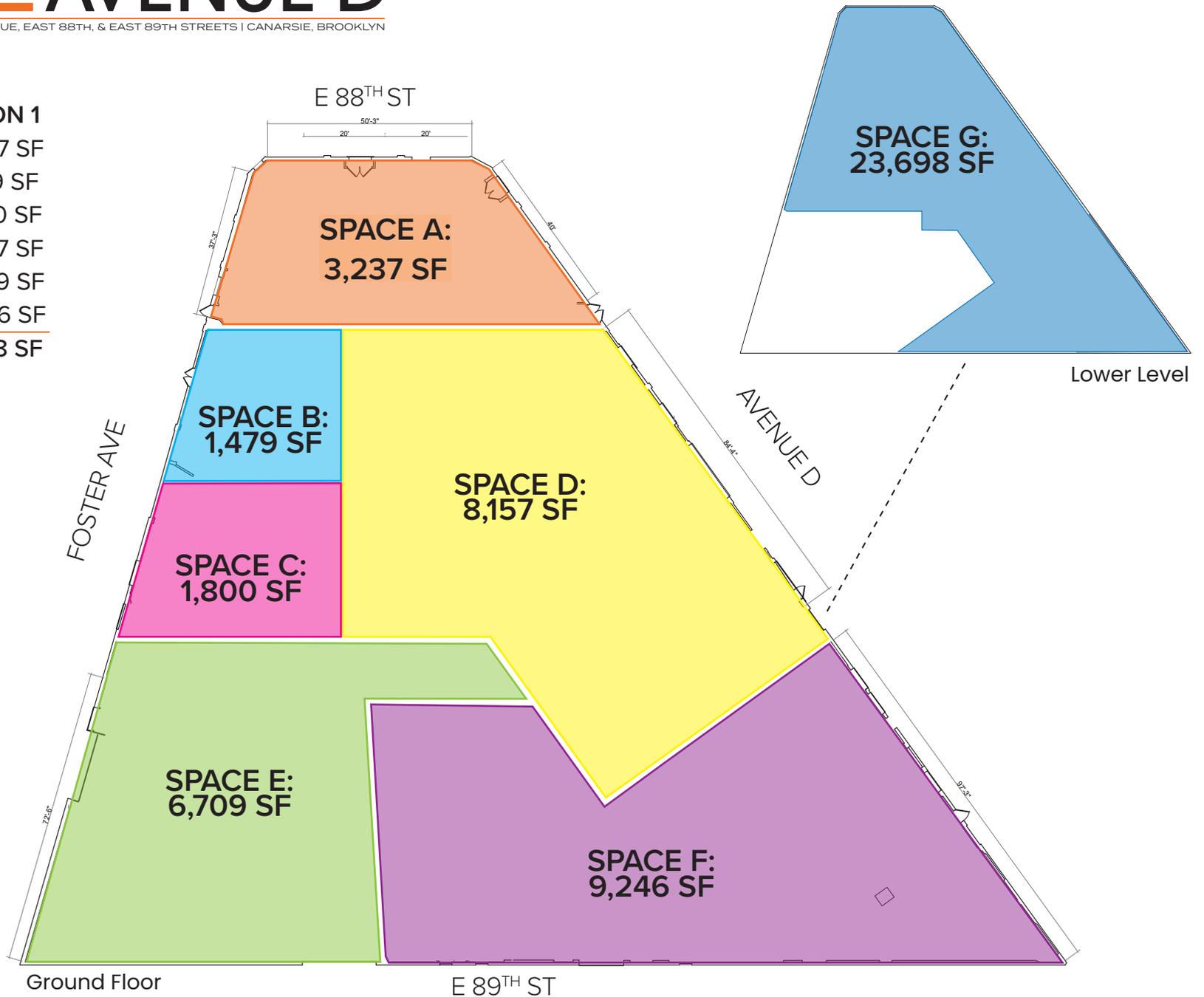
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FLOOR PLANS:

PROPOSED DIVISION 1

SPACE A:	3,237 SF
SPACE B:	1,479 SF
SPACE C:	1,800 SF
SPACE D:	8,157 SF
SPACE E:	6,709 SF
SPACE F:	9,246 SF
TOTAL:	30,628 SF



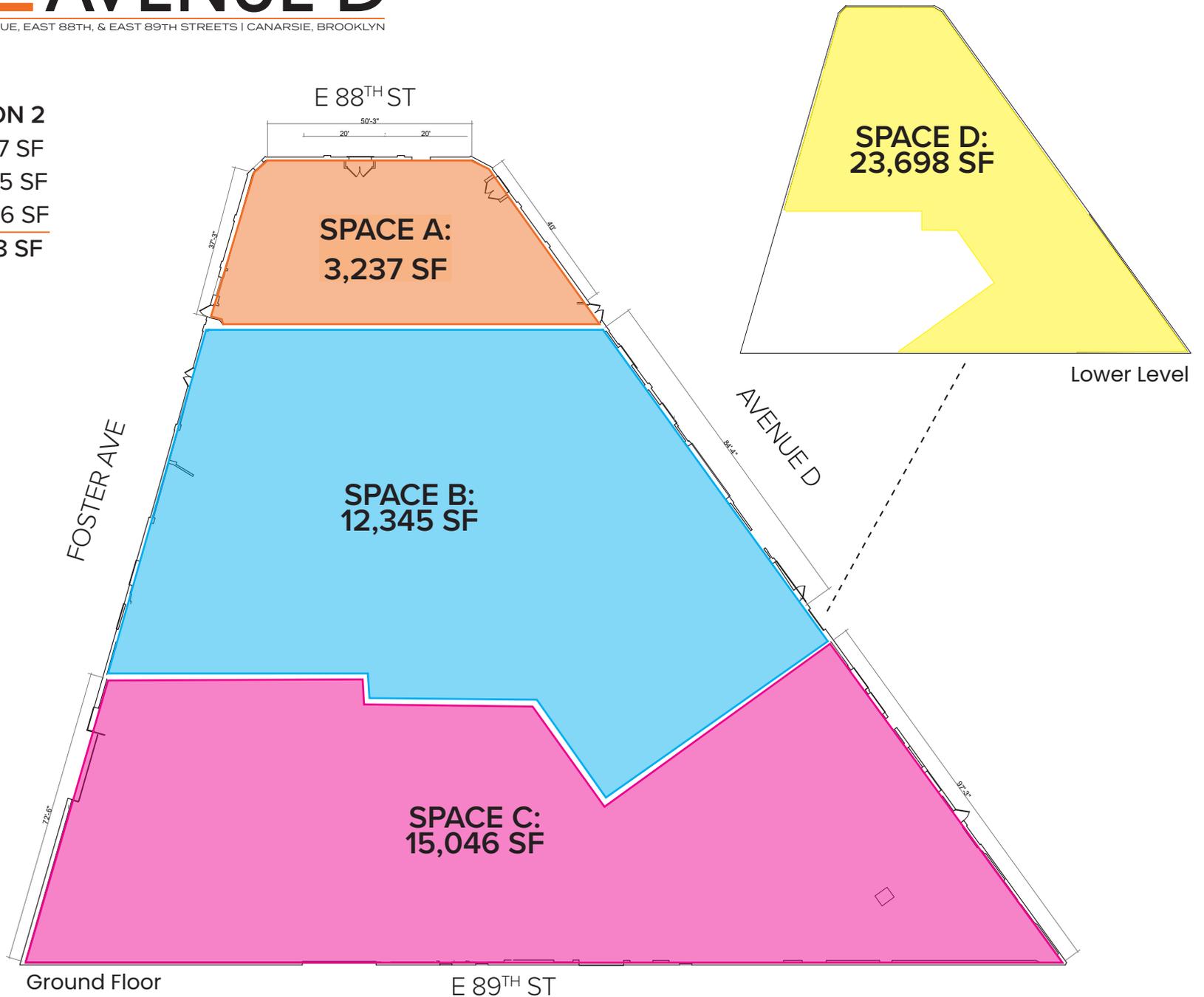
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FLOOR PLANS:

PROPOSED DIVISION 2

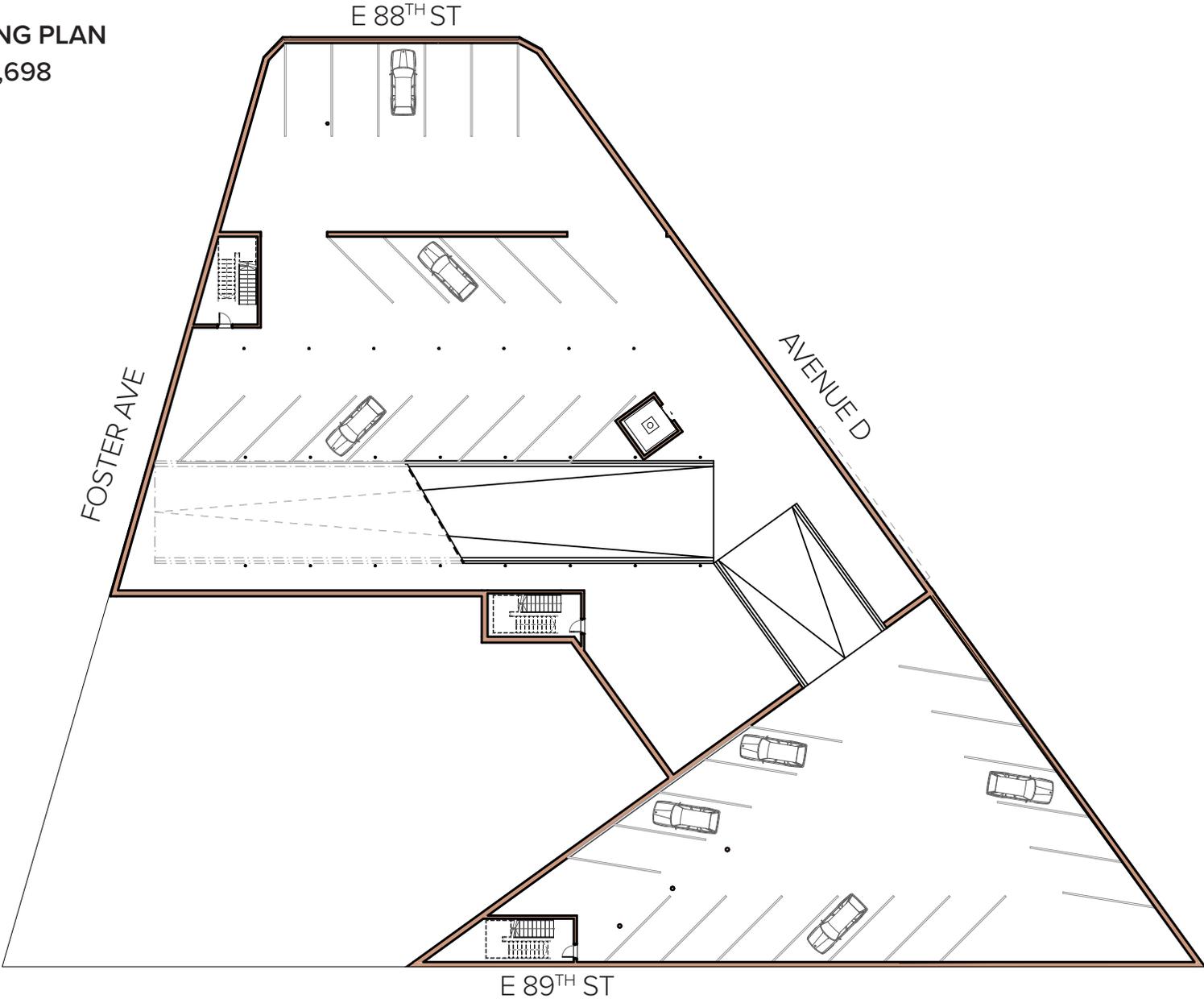
SPACE A:	3,237 SF
SPACE B:	12,345 SF
SPACE C:	15,046 SF
TOTAL:	30,628 SF



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FLOOR PLANS:
PROPOSED PARKING PLAN
LOWER LEVEL - 23,698



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CONCEPTUAL RENDERINGS OF POTENTIAL USES:



RESTAURANT/QSR



GROCERY/SUPERMARKET



FITNESS/GYM CONCEPT



CAFE/COFFEE/BAR



COMMUNITY/ATHLETIC FACILITY



KID'S ENTERTAINMENT



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FOR MORE INFORMATION,
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