

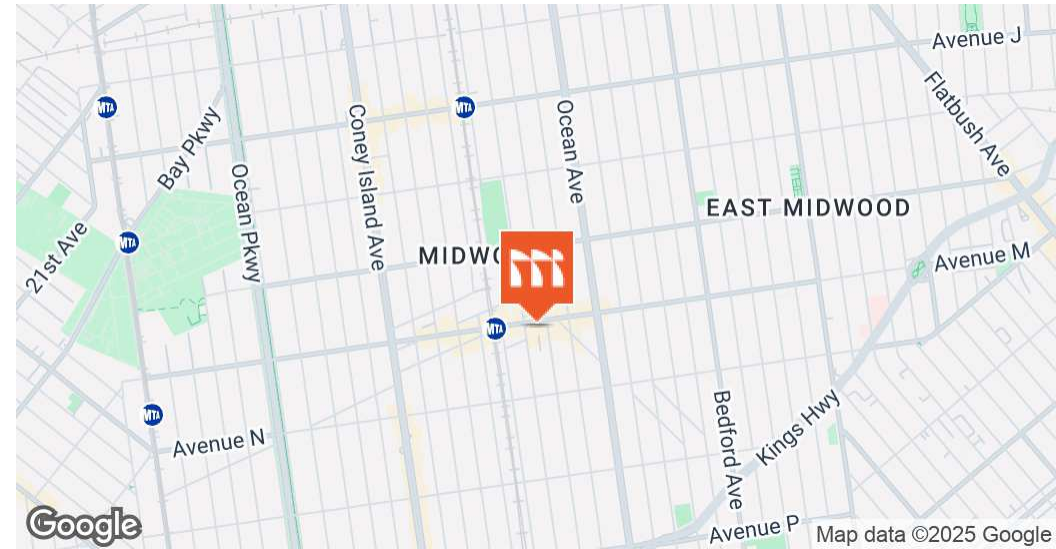
1714 AVENUE M

PRIME RETAIL SPACE AVAILABLE

JONATHAN LIB

347.589.4811

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OFFERING SUMMARY

Lease Rate:	\$5,500.00 per month (MG)
Building Size:	1,870 SF
Available SF:	850 SF
Lot Size:	1,488 SF
Number of Units:	3
Year Built:	1931
Zoning:	R7A

PROPERTY OVERVIEW

Amazing Retail Opportunity 2 blocks from Subway Station.

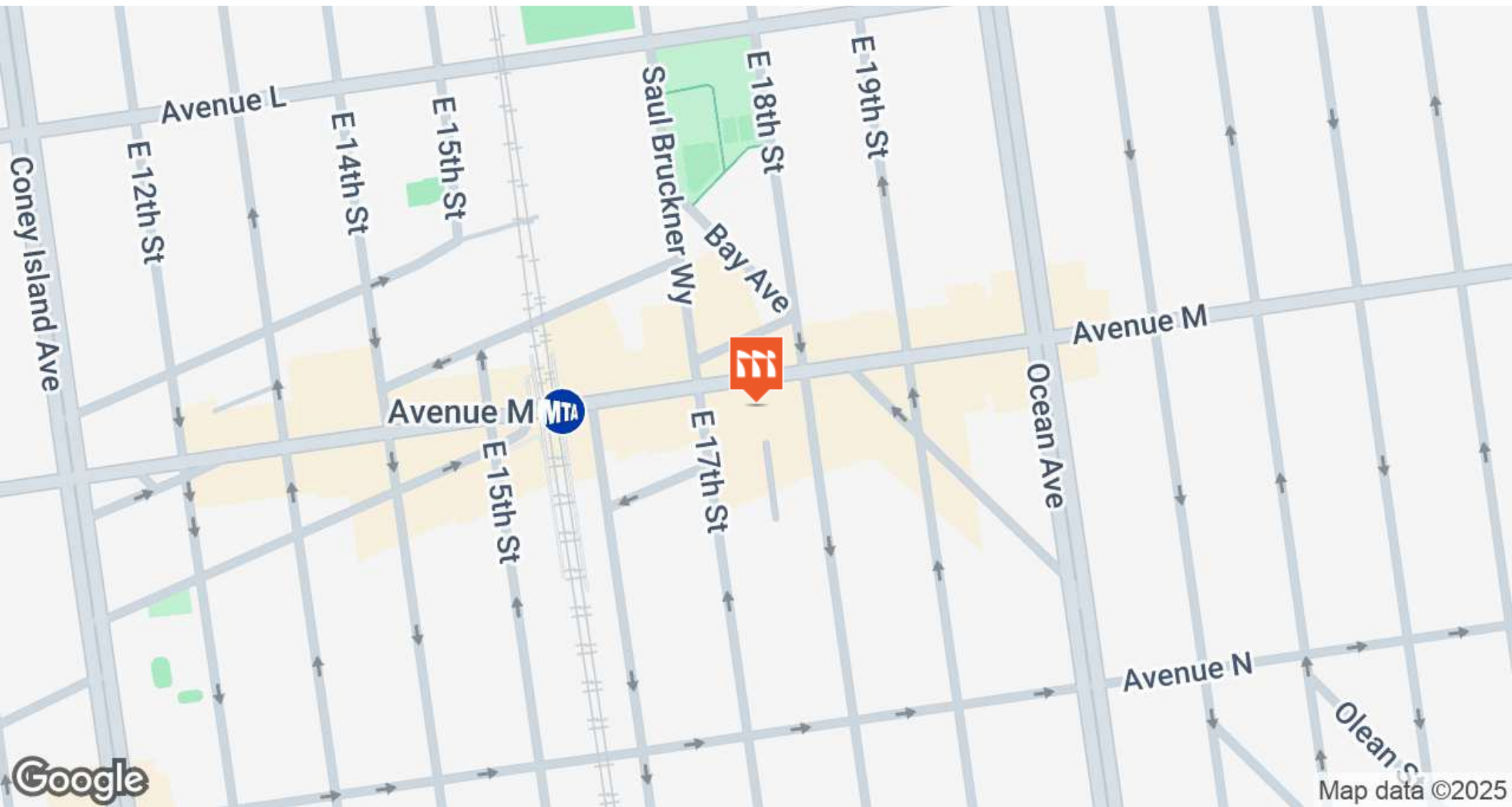
PROPERTY HIGHLIGHTS

- Prime retail location with high foot traffic
- Large 800 sq ft space with additional basement
- Versatile layout suitable for various uses
- Proximity to subway station for easy accessibility

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RETAIL PROPERTY **FOR LEASE**

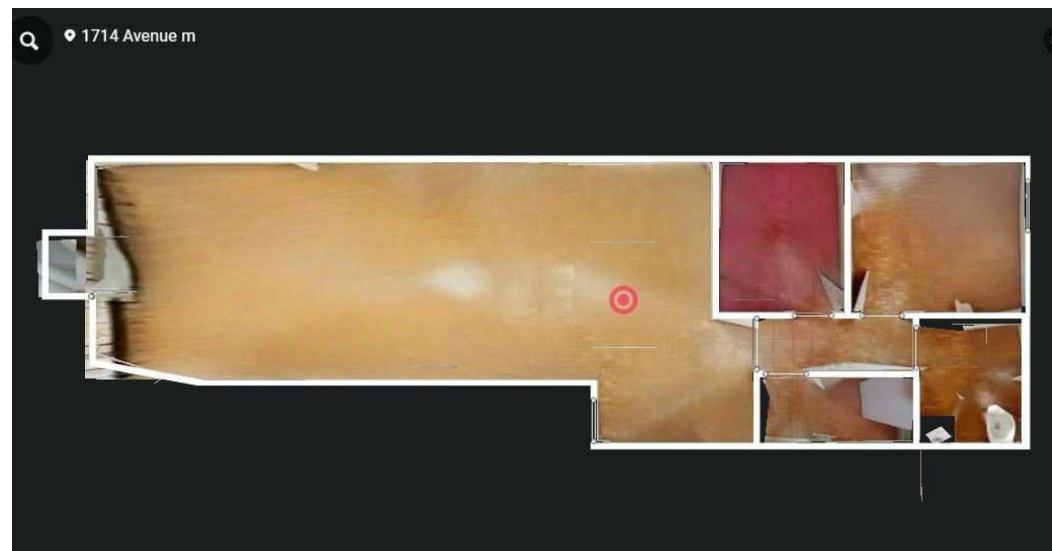
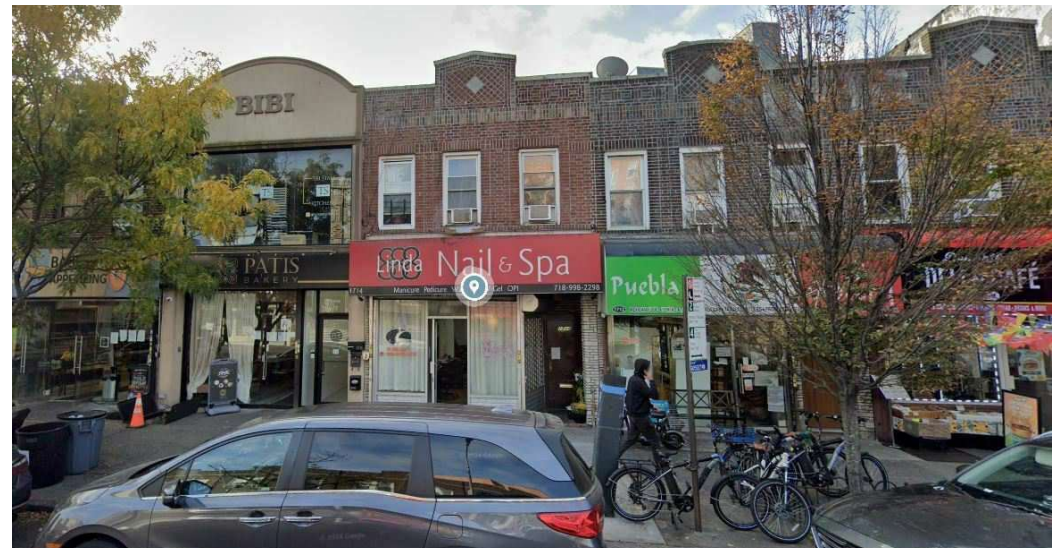


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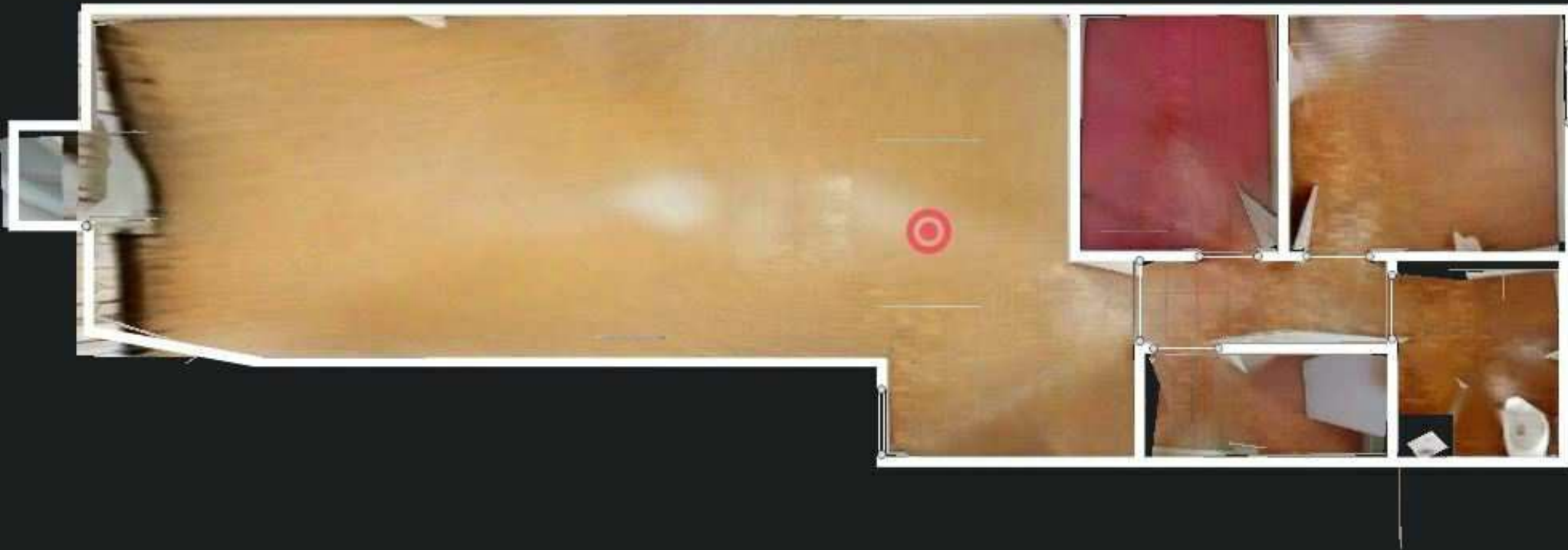


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🔍 1714 Avenue m



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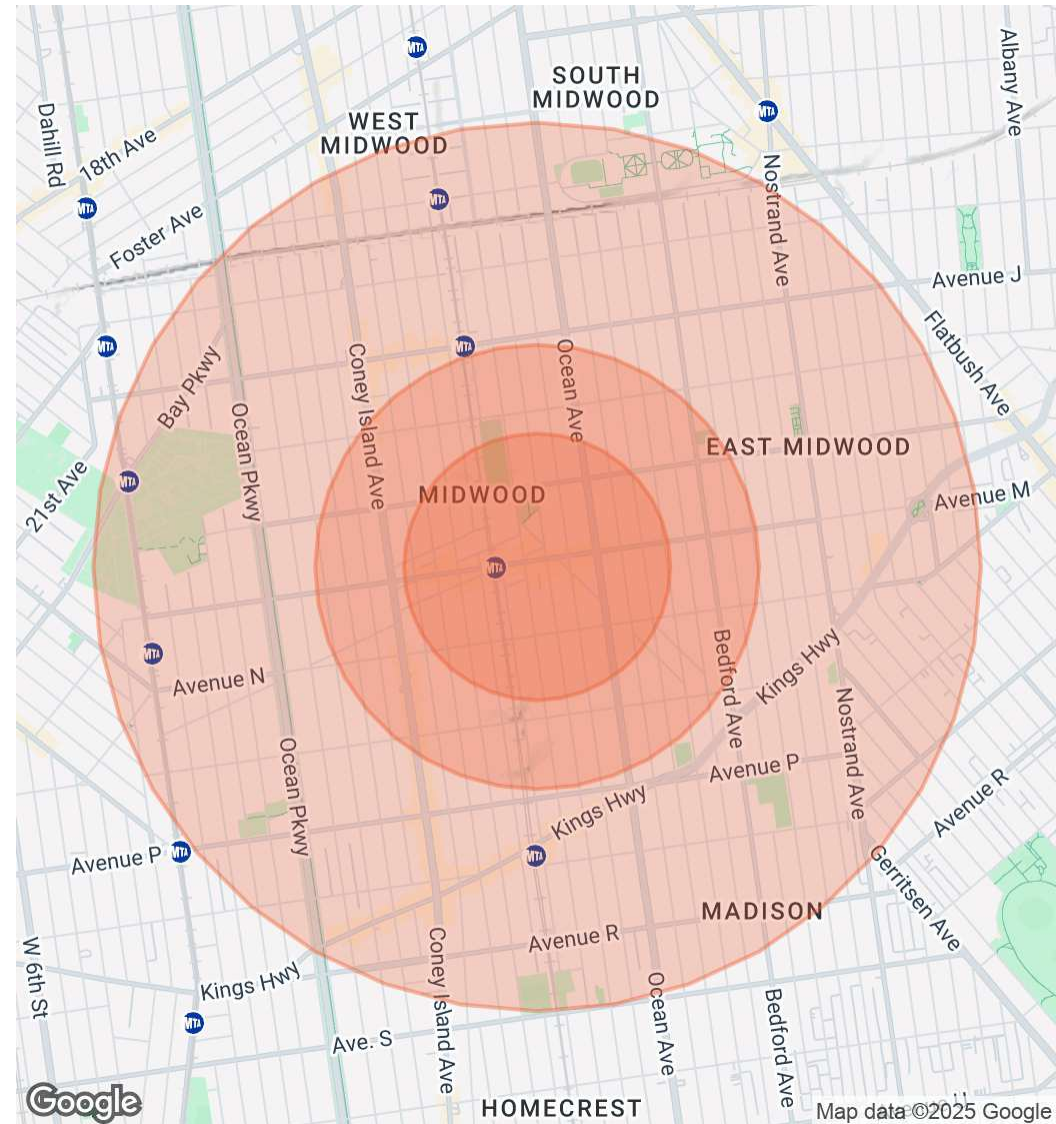
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POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	14,593	34,180	121,007
Average Age	38	38	38
Average Age (Male)	37	37	37
Average Age (Female)	40	39	39

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	5,350	11,830	41,622
# of Persons per HH	2.7	2.9	2.9
Average HH Income	\$94,442	\$103,021	\$107,848
Average House Value	\$958,242	\$1,090,825	\$1,119,386

Demographics data derived from AlphaMap



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