



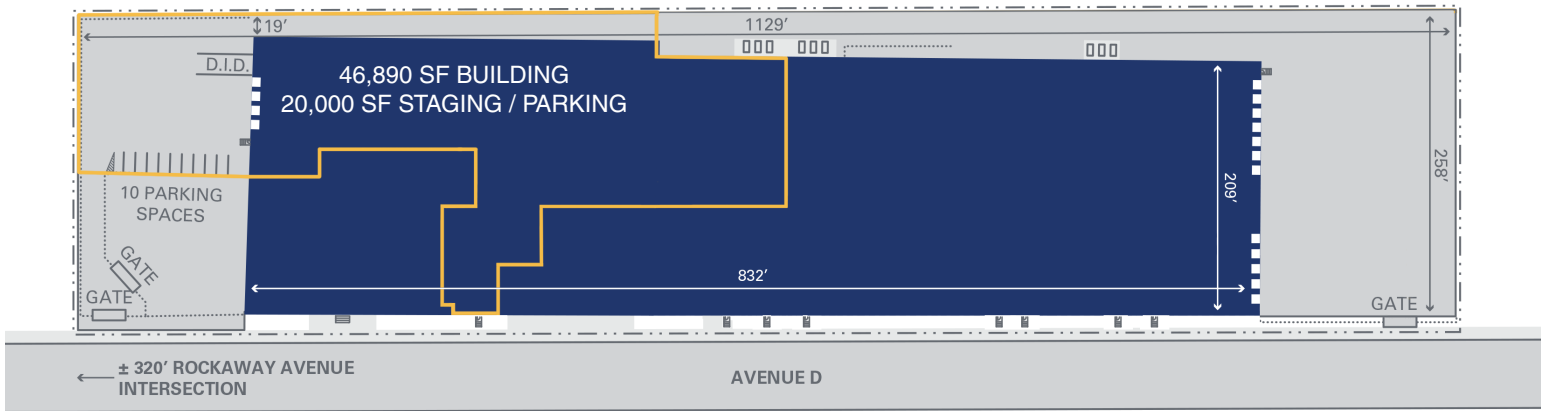
# CenterPoint Properties Brooklyn

101-03 Avenue D, Brooklyn, NY





# Site Plan



## For Lease | 46,890 sf

- + 46,890 sf Ground Floor Space
- + 42' x 24' Column Spans
- + Heavy Power
- + Approximately 20,000 sf of Truck Staging & Parking
- + M1-1 Zone
- + Ideal E-Commerce / Final Mile Facility
- + 22' Ceiling Height
- + Wet Sprinkler System
- + Finished Office Space
- + Immediate Possession / Vacant
- + Modern, Fireproof Space
- + Lease Price Upon Request

## Value Proposition



### Central Location

Easy Access to All Boroughs of NYC & Points East



### Off-Street Loading

Secure, Off-Street, Fenced & Paved Loading Area



### High Ceilings

22' Clear Ceiling Height



### Flexible Floor Plan

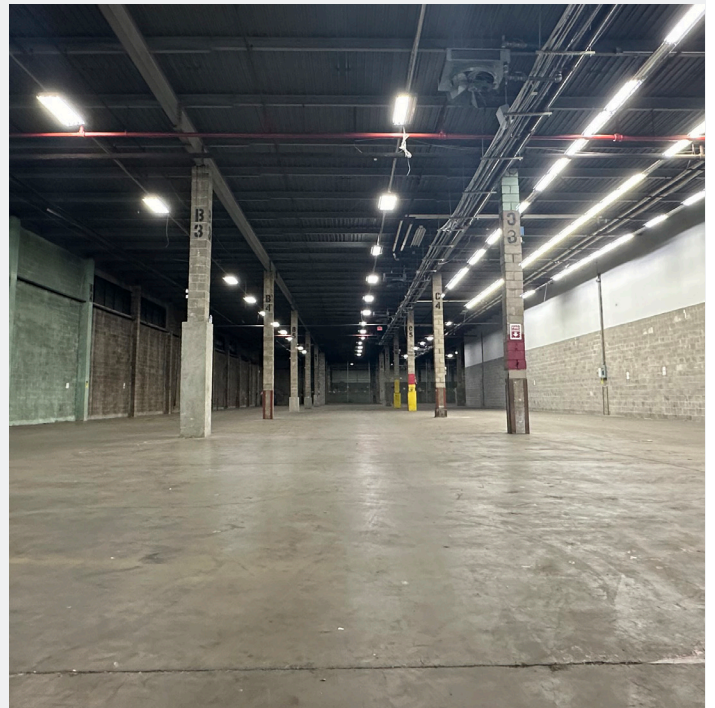
Large, Highly Efficient Floor Plate

## Location Highlights

- + Less Than a Half Mile to Linden Boulevard
- + Access to Brooklyn-Queens Expressway & Van Wyck Expressway
- + Linden Boulevard East/West Corridor
- + Six Miles West of JFK International Airport
- + Walking Distance to L train and B60 Bus Line
- + Population of 2 Million Within 5 Miles



# Photo Gallery





## Key Distances

### JFK Int'l Airport

6.6 miles

### Brooklyn-Queens Expy.

5.9 miles

### Downtown Manhattan

8.3 miles

### LaGuardia Airport

12.2 miles

 **CenterPoint**  
101-01 Avenue D

 **JOHN F. KENNEDY  
INTERNATIONAL AIRPORT**

## About CenterPoint

CenterPoint is an industrial real estate company made up of dedicated thinkers, innovators and leaders with the creativity and know-how to tackle the industry's toughest challenges. And it's those kinds of problems—the delicate, the complex, the seemingly-impossible—that we relish most. Because with an agile team, substantial access to capital and industry-leading expertise, those are exactly the kinds of problems we're built to solve. For more information on CenterPoint Properties, visit [centerpoint.com](http://centerpoint.com).

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All information is subject to verification and no liability for errors or omissions is assumed.

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