

475 BAY STREET, STATEN ISLAND, NY 10304

FOR LEASE

1,900 – 8,400 SF NEWLY DEVELOPED RETAIL SPACE WITH HIGH CEILINGS & LOADING DOCK

Between Congress Street & Wave Street



SHLOMI BAGDADI
212.433.3355 x101
sb@tristatecr.com

JOY FESCINE
212.433.3355 x224
joy.f@tristatecr.com

KIRILL GALPERIN
212.433.3355 x122
kirill.g@tristatecr.com

TRI STATE COMMERCIAL®

PROPERTY SUMMARY

LOCATION

Located in the Stapleton Heights neighborhood of Staten Island.

HIGHLIGHTS

- Brand New Development
- Loading Dock

SPACE DETAILS

- 120 FT of Glass Frontage
- High Ceilings
- Divisible
- Black Iron Duct

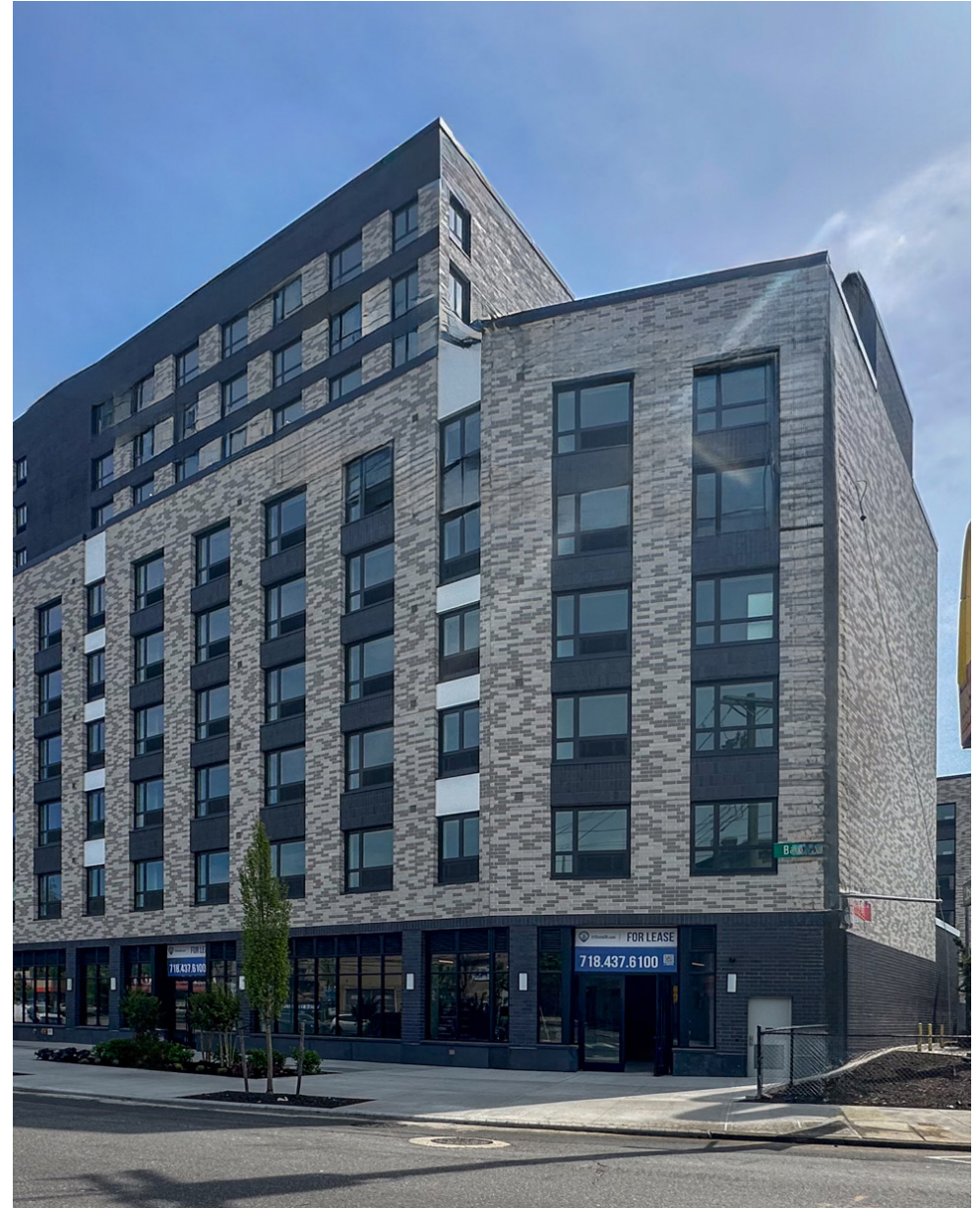
TRANSPORTATION

SIR Staten Island train at Stapleton

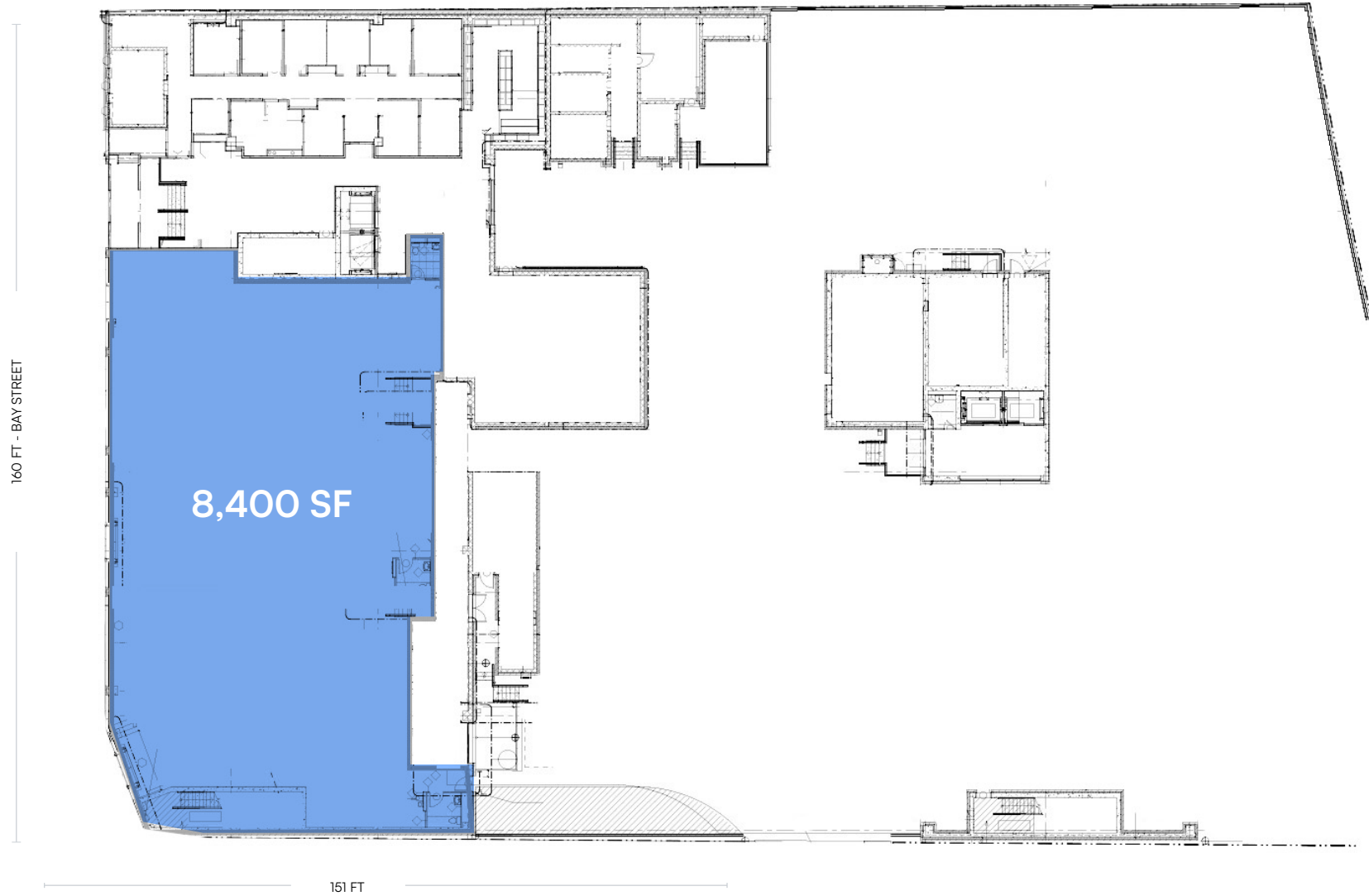
S76 **S51** **S74** **S78** **S52** **S81** Bus Lines

NEIGHBORS

McDonald's, Coastal Supply Group, Dunkin', Bay Harbor Motors, Style Granite & Kitchen Cabinets, El Patron Restaurant & Lounge, Western Beef Supermarket, The Gallery Banquet Room, Georgies Bistro, Family Dollar, Seppe Pizza Bar, Sally's Smokehouse, Wynwood, The Beautie Bar, and more!



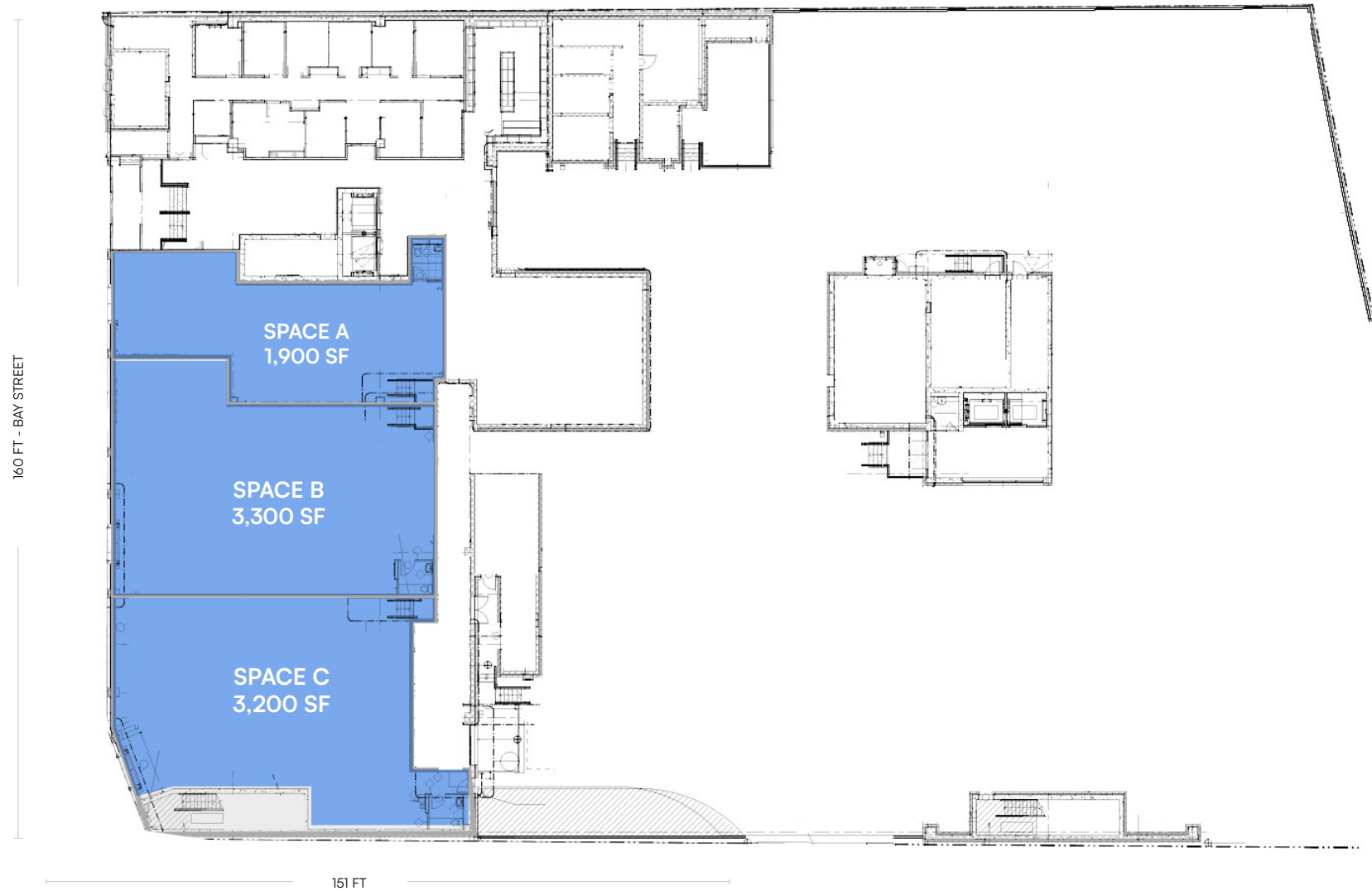
FLOOR PLANS



TOTAL SPACE

All square footages are approximate

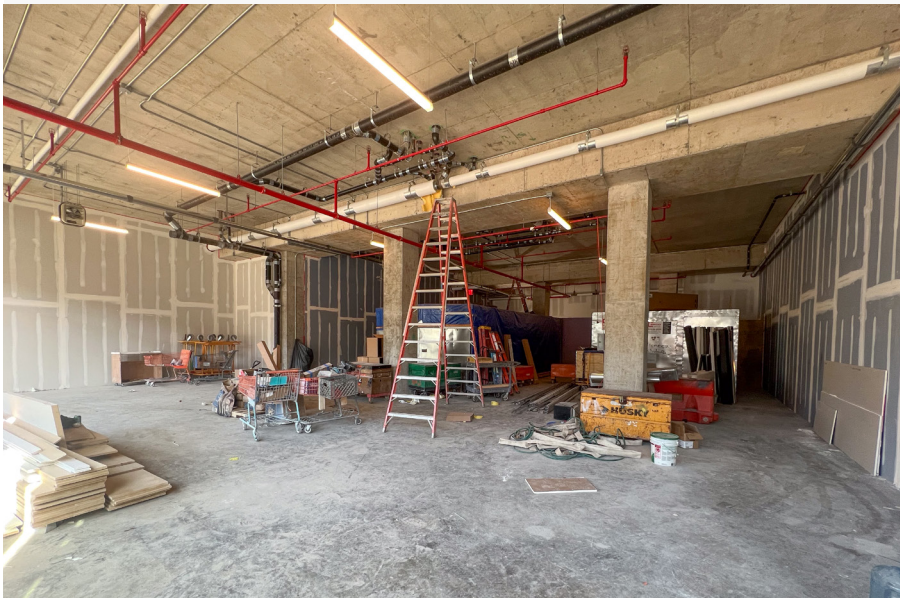
FLOOR PLANS



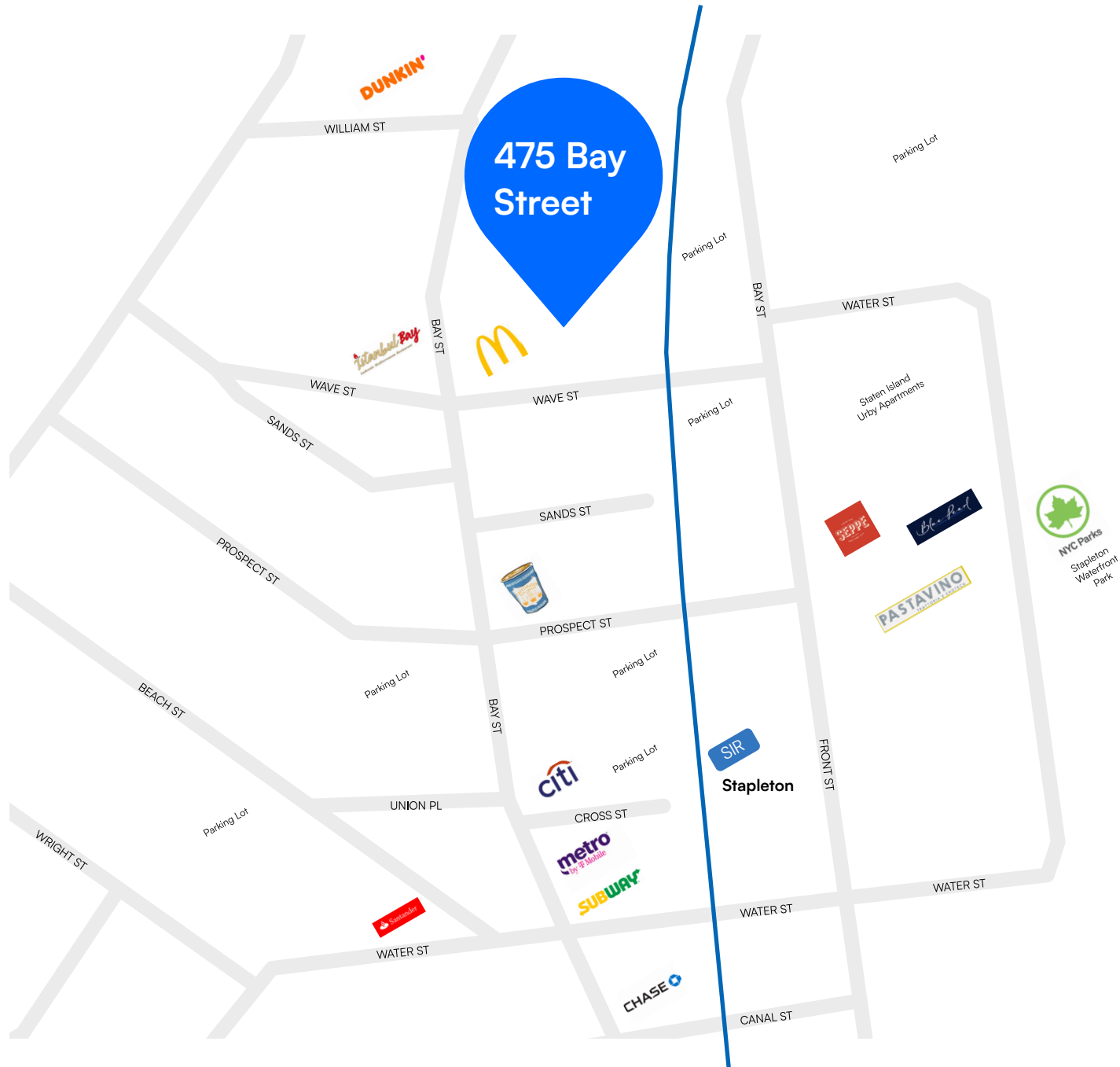
DIVISION OPTIONS

All square footages are approximate

PROPERTY PHOTOS



RETAIL MAP



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TSC.