

# 3200 ATLANTIC AVE

BROOKLYN, NY 10022

## PROPERTY DETAILS

Karen Cohen Realty & Associates presents a new retail leasing opportunity at Logan Fountain. Located at the base of a new 13-story residential building, with 343 new residential units above, the space is located close to various transit options and adjacent to a public school. An additional 1,600+ new residential units are in development nearby along with a new NYC K-8 public school, making this an ideal opportunity to serve the Cypress Hills community. Expected completion in 1st quarter of 2025.

## HIGHLIGHTS

- ✓ 190' Frontage on Atlantic Ave
- ✓ New Construction
- ✓ Venting Available
- ✓ Easy Access to Belt Parkway & Jackie Robinson Parkway
- ✓ All Uses Considered
- ✓ Divisible



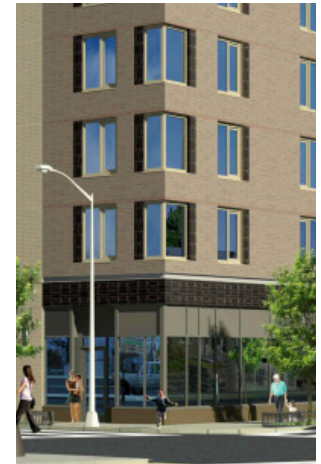
**KAREN COHEN REALTY  
& ASSOCIATES**  
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FOR MORE INFO  
Visit [www.kcohenrealty.com](http://www.kcohenrealty.com)



# RETAIL SPACE FOR LEASE

UP TO 7,700 SQ FT AVAILABLE



## NEARBY TRANSIT

J/Z Subway Q24 Bus  
A/C Subway B13 Bus

## NEARBY NEIGHBORS

Chase CubeSmart  
McDonald's Capital One  
Wendy's Dunkin'  
White Castle

**RENT** Upon request

**SQ FT** 7,700

**FRONTAGE** 190 ft.

**AVAILABILITY** 1st quarter 2025