

RETAIL, RESTAURANT, BOUTIQUE FITNESS, OFFICE, OR MEDICAL SPACE FOR LEASE

385 7TH AVENUE

Located Between 11th and 12th Streets

PARK SLOPE

BROOKLYN | NY

For Lease

1,400 SF
+ 700 SF BASEMENT



RIPCO
REAL ESTATE

SPACE DETAILS

LOCATION

7th Avenue between 11th and 12th Streets

SIZE

Ground Floor	1,400 SF
Basement	700 SF

FRONTAGE

7th Avenue	19.5 FT
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STATUS

Former NYC Pet

POSSESSION

Immediate

RENT

Upon request

NEIGHBORS

Starbucks, Variety Coffee, Small Door Vet, Dave’s Hot Chicken, NYU Langone Radiology, Park Slope YMCA, Cheese Plate Brooklyn, New York Presbyterian, Wonder, Nitehawk Cinema, CTown, Jersey Mike’s Subs, CVS, Spear Physical Therapy, Walgreens

COMMENTS

On prime retail corridor of 7th Avenue, surrounded by national retailers

Close proximity to F & G trains at 7th Avenue

Strong income demographics with average household income over \$245,000 within 1-mile

Blocks from New York Presbyterian Brooklyn Methodist Hospital, a 600,000 SF medical facility

Open to all uses including restaurant, retail, boutique fitness, office and medical

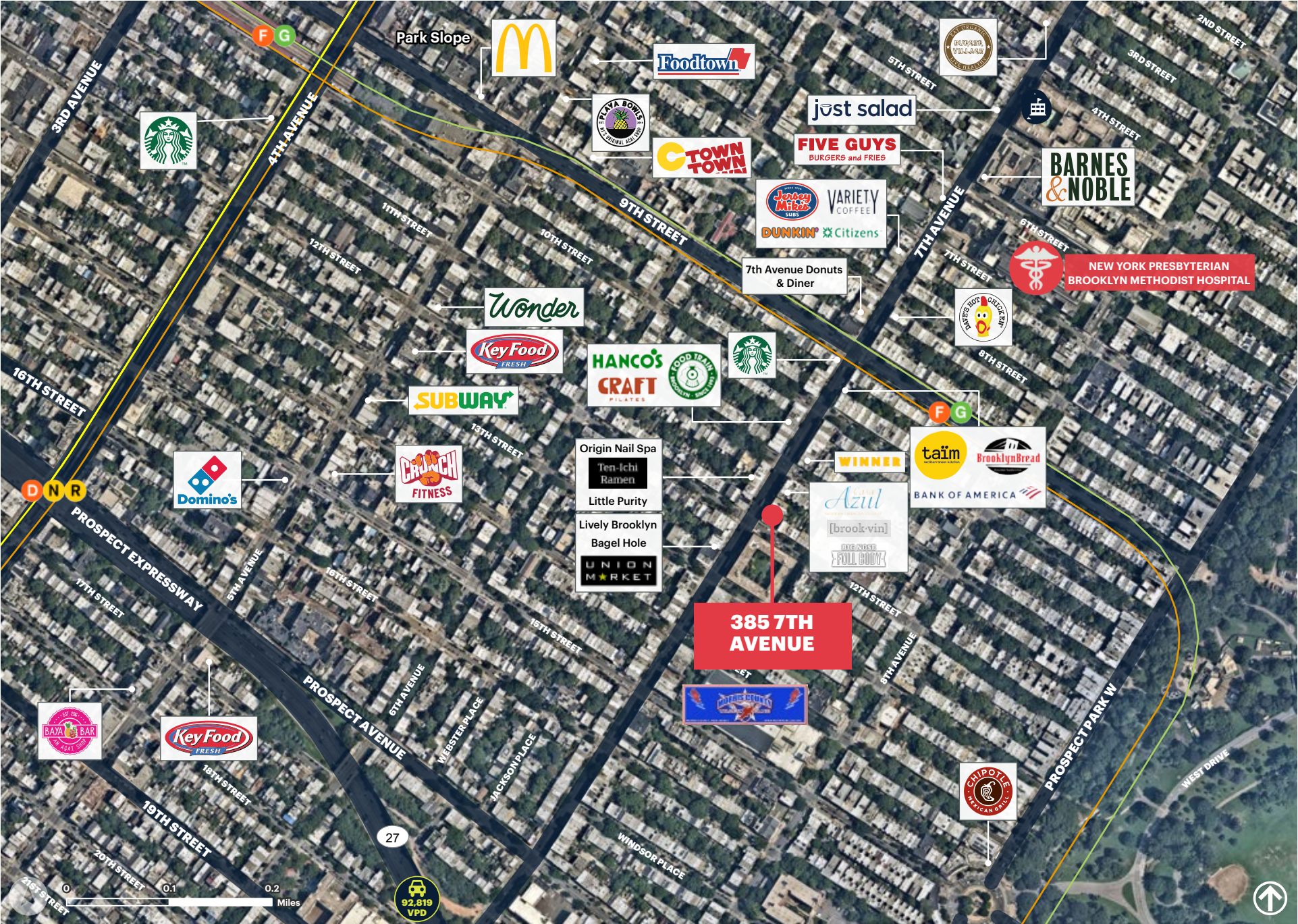
TRANSPORTATION

2024 Ridership Report

Subway Station	F G
Annual	2,790,876
Weekday	8,737
Weekend	10,386



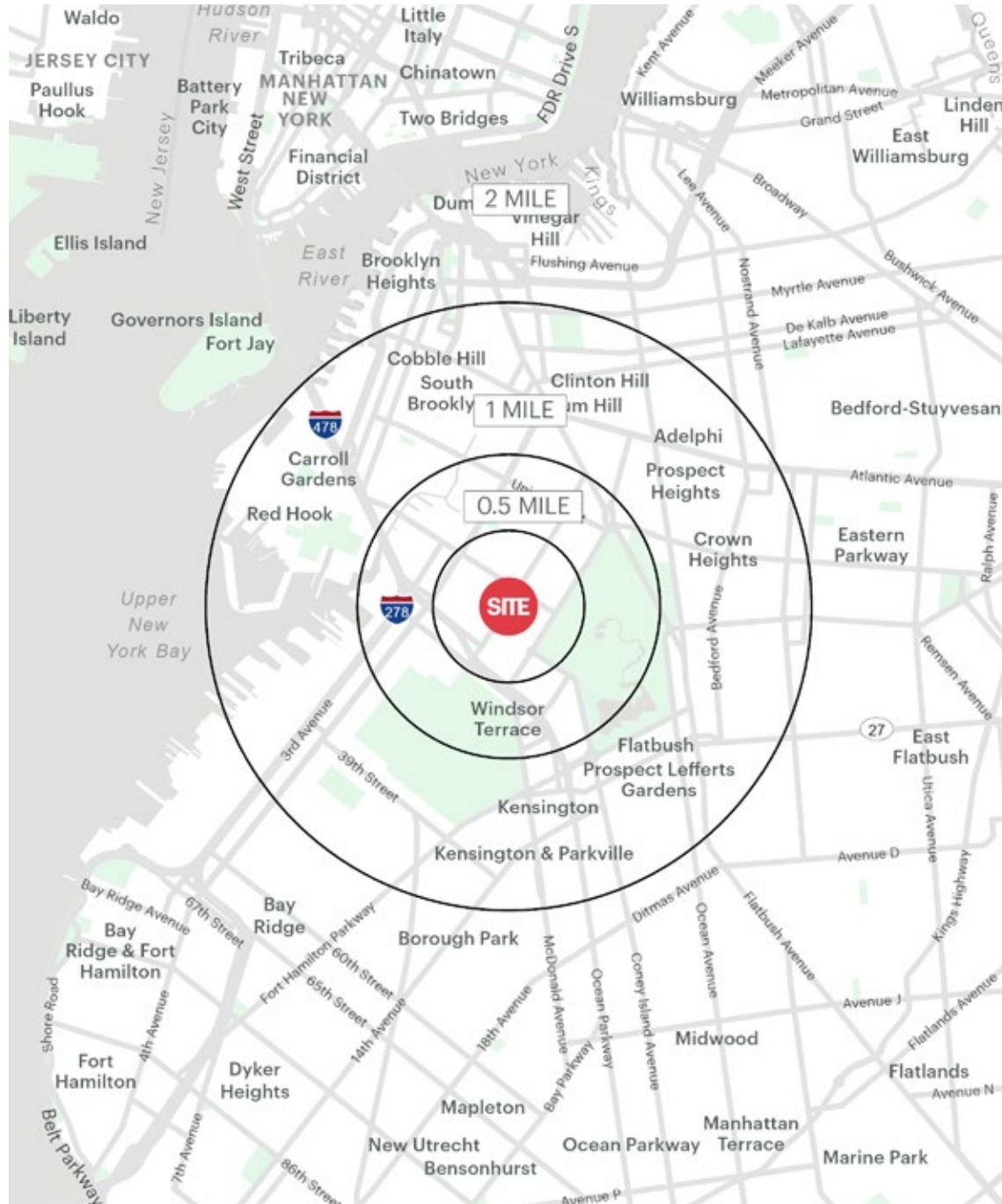
AREA RETAIL



AREA RETAIL



AREA DEMOGRAPHICS



POPULATION

0.50 mile	37,078
1 mile	89,367
2 miles	535,198

TOTAL BUSINESSES

0.50 mile	1,543
1 mile	3,962
2 miles	18,531

TOTAL HOUSEHOLDS

0.50 mile	16,135
1 mile	39,309
2 miles	222,795

TOTAL EMPLOYEES

0.50 mile	26,839
1 mile	59,760
2 miles	259,829

AVERAGE HOUSEHOLD INCOME

0.50 mile	\$244,356
1 mile	\$246,068
2 miles	\$175,739

ESTIMATED DAYTIME POPULATION

0.50 mile	41,796
1 mile	94,527
2 miles	495,674

CONTACT EXCLUSIVE AGENTS

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Please visit us at ripcony.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Tenant or Buyer must verify the information and bears all risk for any inaccuracies.