



1 PUTNAM AVENUE

Clinton Hill | Brooklyn, NY 11238



±2,200 SF

GROUND FLOOR AVAILABLE

30 FT

OF WRAPAROUND FRONTAGE

HIGH

Ceilings Throughout

2025

NEW CONSTRUCTION

THE OPPORTUNITY

1 Putnam Avenue offers the last remaining ground-floor retail space in a newly delivered eight-story, mixed-use corner development at the gateway to Clinton Hill. Positioned along the heavily trafficked Fulton Street retail corridor, the space features high ceilings, 30 feet of frontage, and excellent visibility from three approaches. With 41 residences above and a dense, affluent surrounding trade area, the property delivers a built-in customer base from day one.

PROPERTY DETAILS

ADDRESS	1 Putnam Avenue, Brooklyn, NY 11238
NEIGHBORHOOD	Clinton Hill
AVAILABLE SPACE	±2,200 SF — Ground Floor
FRONTAGE	30 FT
CEILINGS	High ceilings
BUILDING	8-story new construction, mixed-use
POSSESSION	Immediate
ASKING RENT	Upon request

HIGHLIGHTS

- Last remaining retail space — only ±2,200 SF on the first floor
- Hard corner presence with wraparound visibility
- Brand-new white-box construction with high ceilings
- 41 residential units directly above the space
- Steps from the Fulton Street retail corridor
- Suitable for retail, food & beverage, medical, or service uses

LOCATION & TRANSIT

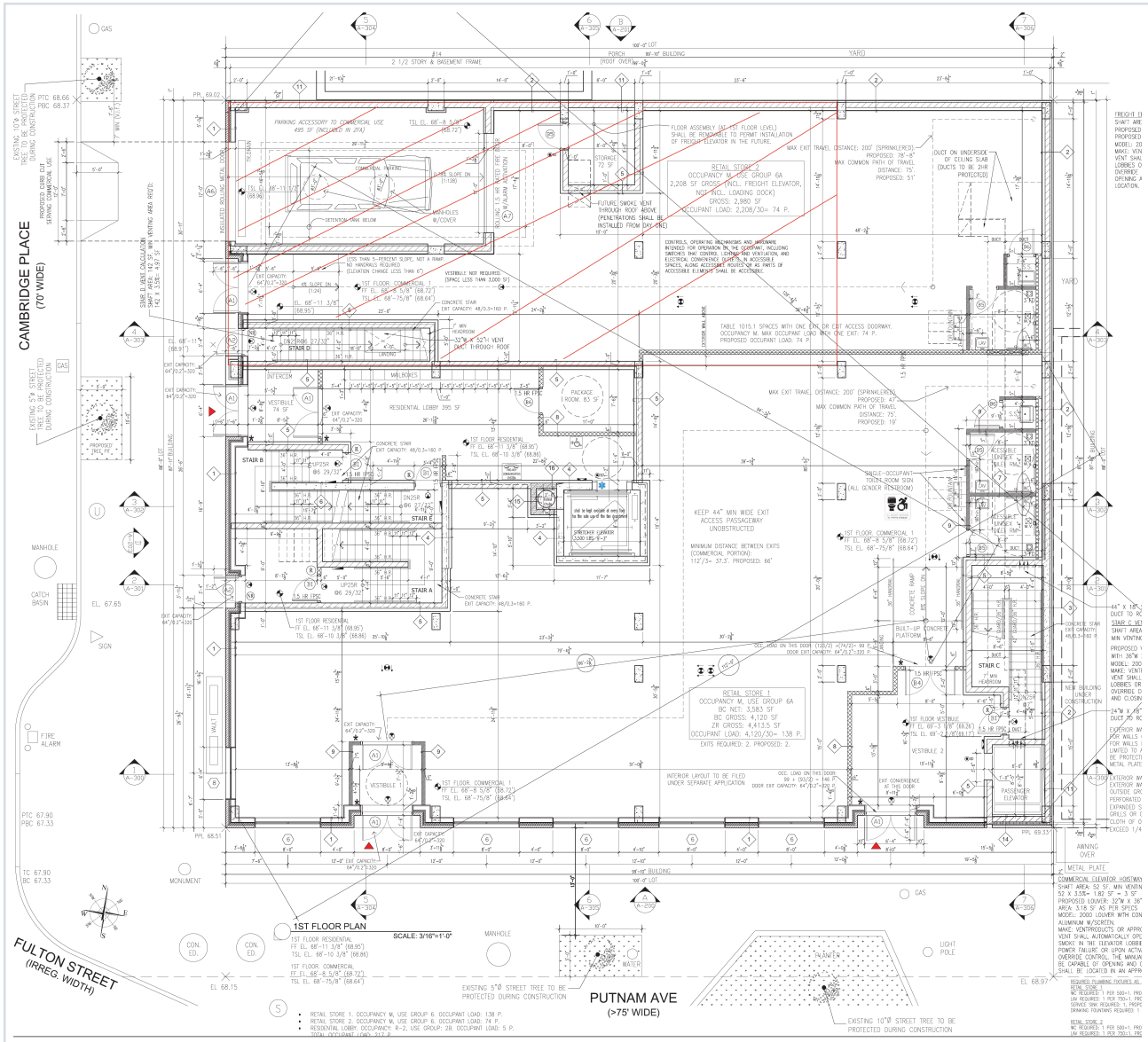
- 5-minute walk to Clinton–Washington Avs (A/C trains)
- Multiple bus lines along Fulton Street (B25, B26, B52)
- Walker's Paradise — Walk Score® of 97
- ±17 minutes to Downtown Manhattan via A express



RETAIL FOR LEASE

1 Putnam Avenue | Clinton Hill | Brooklyn, NY 11238

FIRST FLOOR PLAN



Available premises shown hatched in red — Retail Store 2, ±2,200 SF



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