



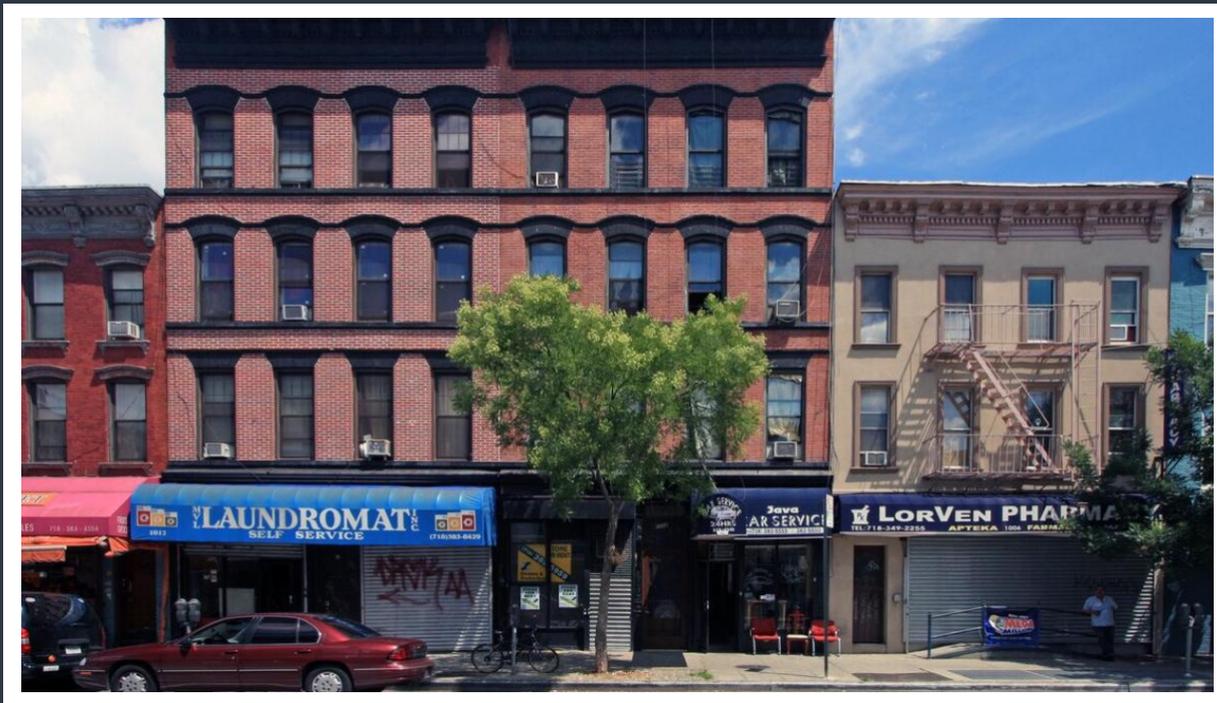
WILLIAM - GREEN
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Prime Retail in Greenpoint!

1008 Manhattan Avenue Brooklyn, N.Y. 11222



Located at 1008 Manhattan Avenue, between Green Street and Huron Street, this retail space sits on the most active and visible commercial corridor in Greenpoint. Manhattan Avenue benefits from constant foot traffic, strong local density, and a mix of national brands and established neighborhood businesses. The space is currently built out and operating as a fully functional juice bar (La Merced), offering a turnkey opportunity for a similar use or an excellent foundation for a new concept. Features include high ceilings, excellent street presence, and strong visibility along one of Brooklyn's most trafficked avenues. Ideal for food & beverage, café, specialty retail, or service-oriented users looking to establish a presence in a high-demand Greenpoint location. The space comes with additional basement storage space.

The space is approx 300 sq. ft. interior

Frontage: 10 ft.

Basement Storage

High ceilings

Rent \$3,500



Transportation



G train Greenpoint Avenue stop - 1 Block - 1min.

G train India Street stop - 3 Blocks - 3 min.



India Street Ferry - 2 Blocks - 5 min.

Greenpoint

by the numbers

89,201

POPULATION WITHIN 1-MILE RADIUS

36.40 Yrs

AVERAGE POPULATION AGE

30.08%

POPULATION GROWTH SINCE 2010

\$105,614

AVERAGE HHI WITHIN 1-MILE RADIUS

3,641

TOTAL BUSINESSES WITHIN 1-MILE RADIUS

\$1.1 bn

ANNUAL SPENDING WITHIN 1-MILE RADIUS

Attractions and future projects



Transmitter park West St. bet. Kent St. and Greenpoint Avenue Brooklyn, 11222



Greenpoint Landing proposed plans