

# 191A Court St

Prime Ground Floor Retail - Cobble Hill, Brooklyn, NY



**53 Douglass St**

Brooklyn, NY 11231

718-645-1665

<https://madisonestates.com/>

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**Sotheby's**  
INTERNATIONAL REALTY

**Matt Pelosi**

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# Space Details

Ground Floor: Approx 865 sqft

Basement: Approx 865 sqft

Possession: October 2025

## Space Highlights:

- Ventilation
- Kitchen/Gas Setup
- Strong Visibility
- Walk-in Boxes

## Neighborhood Highlights:

- *Bustling retail corridor*
- *Steady foot traffic*
- *Strong local spending power*
- *Transit Access: F and G subway lines, B63 MTA Bus route*
- *Plenty of schools and families!*

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# Neighboring Tenants



The storefront at 191A Court St has been the home to the iconic Fish Tales Seafood Market, a neighborhood staple for 29 years. With decades of success in this location, Fish Tales Market has decided to move to a larger space, just a few doors away, and will remain an anchor tenant in the neighborhood.

## Notable National Tenants:

- Trader Joe's
- Starbucks
- Chipotle
- Chase Bank
- 16 Handles
- Blank Street Coffee
- Le Labo
- Rag and Bone

## Notable Local Tenants:

- Caputo's Bake Shop
- Frankie's 457 Sputino
- Sam's
- La Bicyclette Bakery
- Taza Market
- Cobble Hill Cinemas

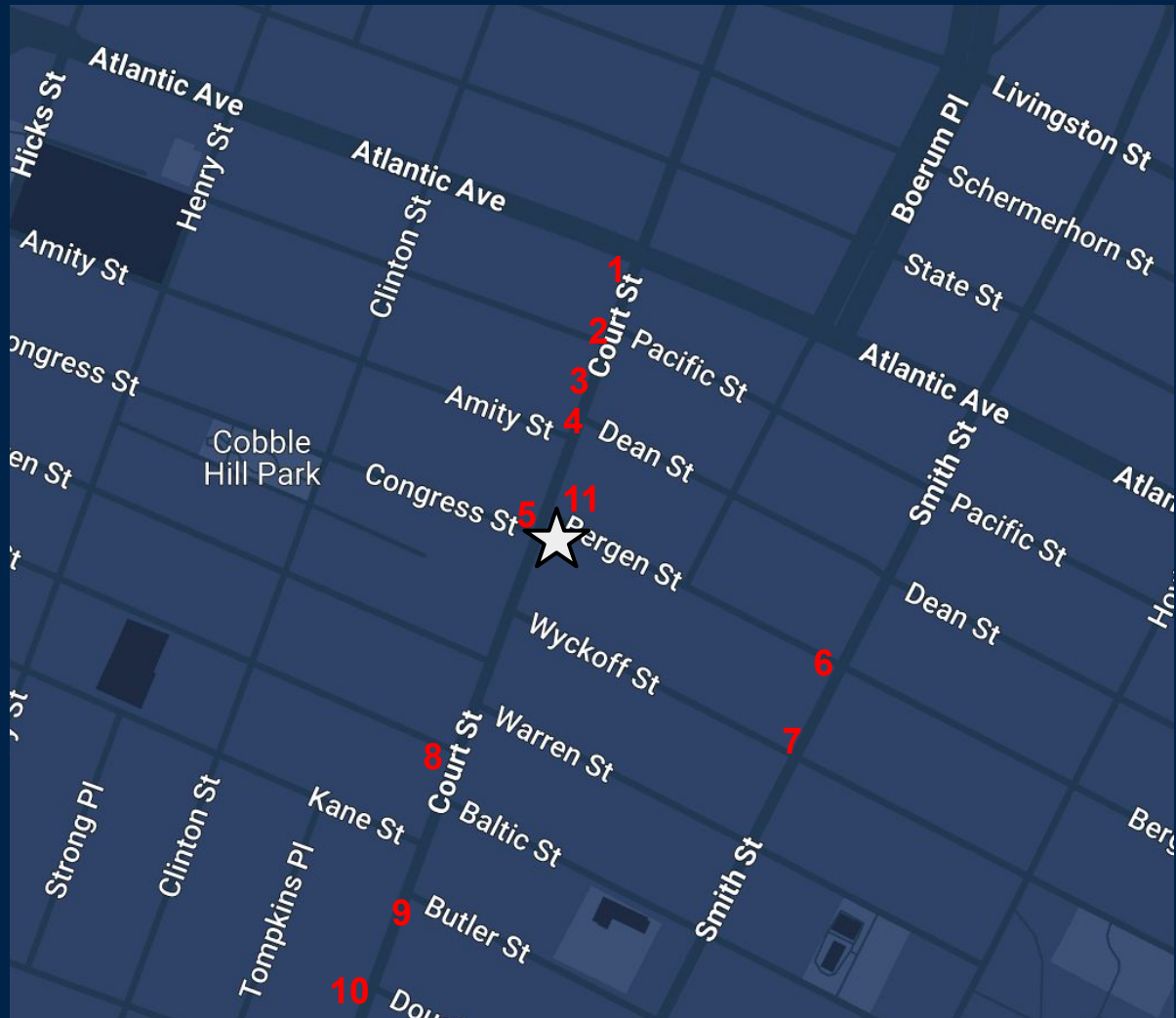
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## Key:

1. Trader Joe's
2. Chipotle
3. CVS
4. Rag and Bone
5. Blank Street Coffee
6. Dunkin Donuts
7. Starbucks
8. Le Labo
9. Cobble Hill Cinema
10. 16 Handles
11. BK Height  
Montessori School

★ 191A Court St



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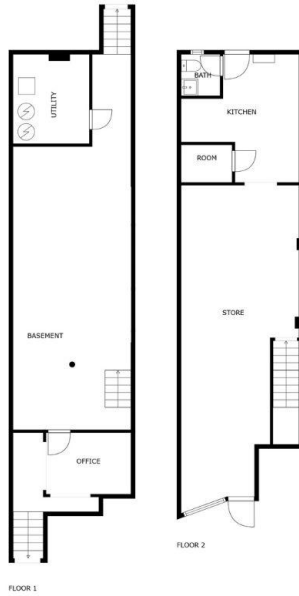
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