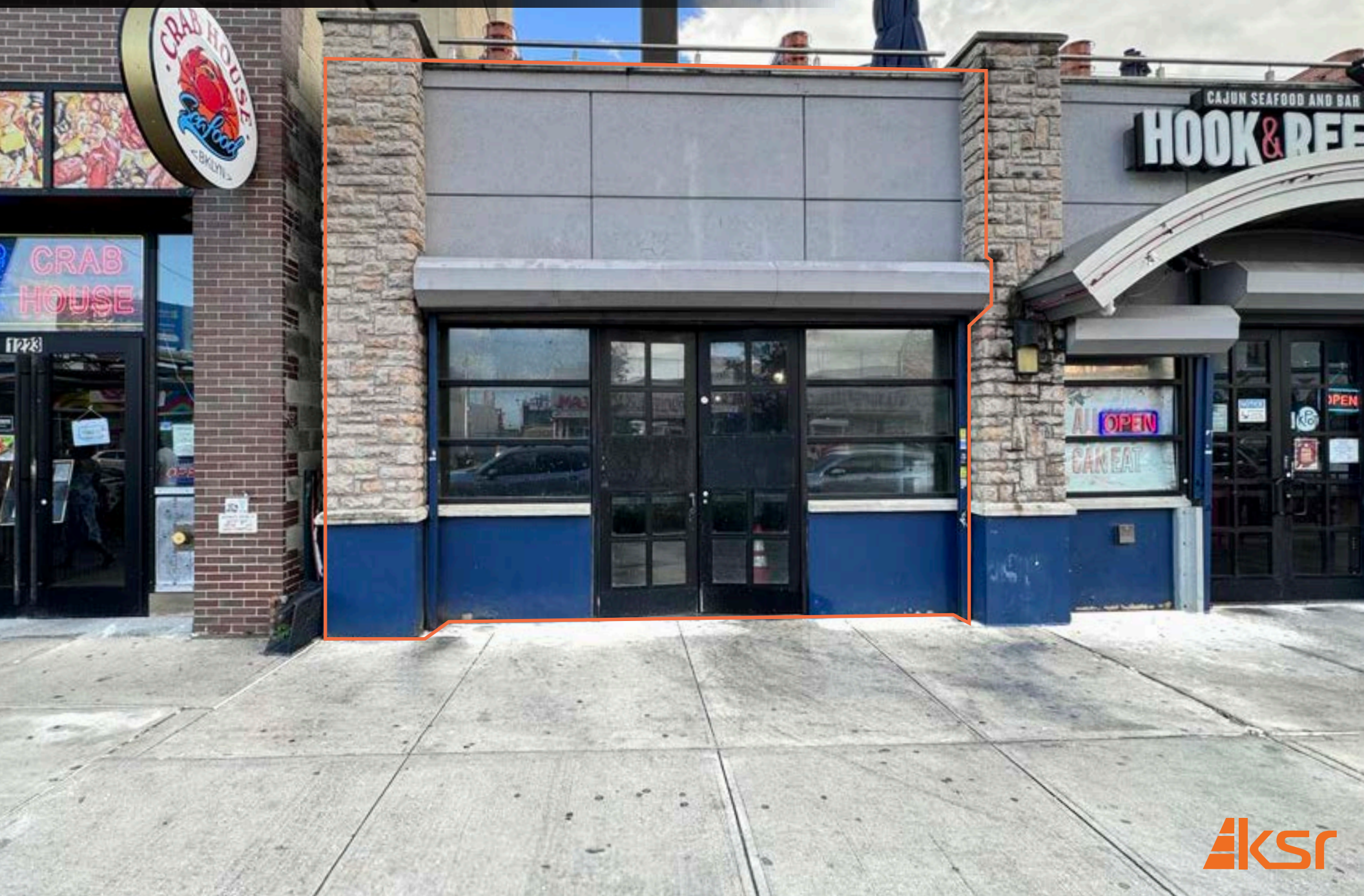


1217 SURF AVENUE

BETWEEN STILLWELL AVE & W12TH STREET
CONEY ISLAND, BROOKLYN



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PROPERTY HIGHLIGHTS:

- Close proximity to the NY Aquarium and across from Luna Park, which sees 5M annual visitors
- One half block away from the Coney Island/Stillwell Avenue station, which sees 4,579,191 riders annually
- One block from Coney Island beach, attracting 13M visitors annually
- Neighboring tenants include: *Hook & Reel, Dunkin', Popeye's, Nathan's, IHOP, Starbucks, White Castle, McDonald's, Luna Park, KPot, Crab House, Taco Bell, It's Sugar, NY Aquarium, Brooklyn Cyclones, Golden Krust, Domino's Pizza*

SIZE: 2,000 SF Ground Floor

FRONTAGE: 20'

POSSESSION: Immediate

ASKING RENT: Upon Request

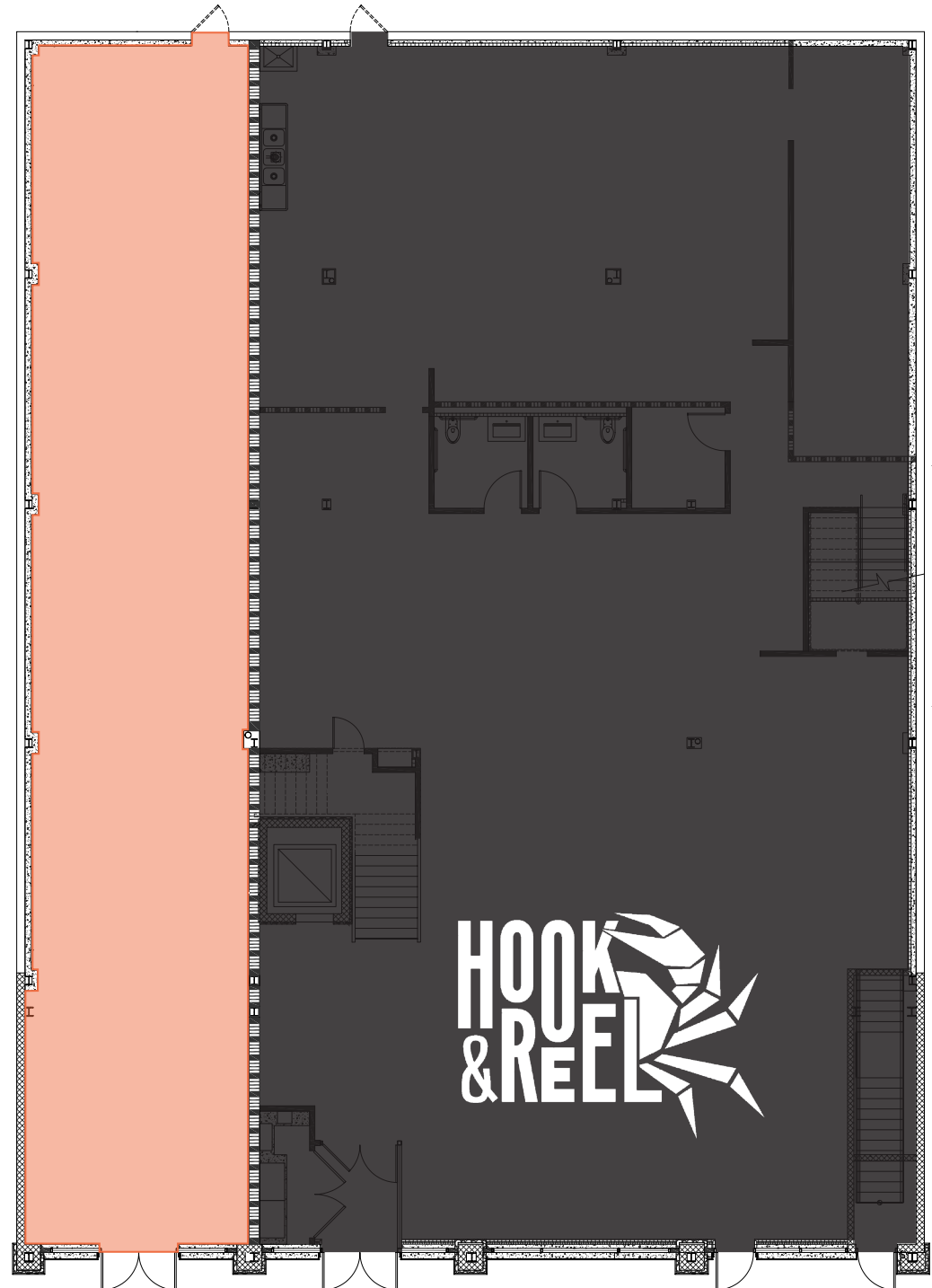
TRANSPORTATION: **D F N Q**

CONTACT OUR BROKERS FOR MORE INFORMATION

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Fishbach@ksrny.com
917.273.6752

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212.548.3945

FLOOR PLAN:



— 20 FT —



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AREA MAP:

