

**For Lease  
133 Avenue U  
Bensonhurst, Brooklyn, NY 11223**

**Premiere  
Properties**



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<u>Description:</u>	Former 7-Eleven store located on a corner of West 8 <sup>th</sup> Street & Avenue U, Brooklyn, NY Can be used for retail, medical or office space
<u>Block/Lot:</u>	7098 / 48
<u>Building Size:</u>	3,200 square feet
<u>Parking:</u>	Street Parking
<u>Location:</u>	Bensonhurst, Brooklyn, NY 11223
<u>Zoning:</u>	C2-3, R5B
<u>Transportation:</u>	B1, B3, B4 Buses – D & N train
<u>Rent:</u>	Call for quote

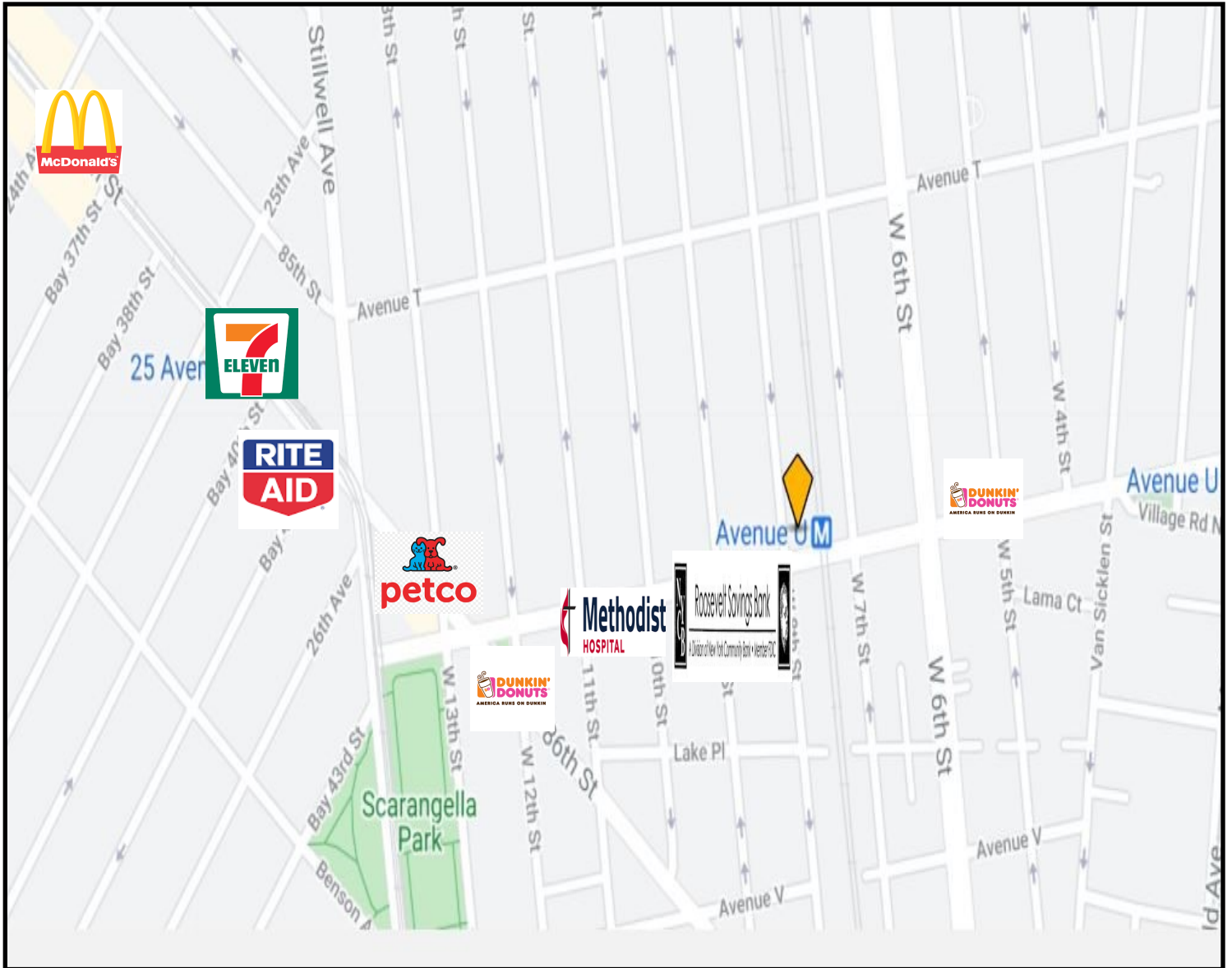
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**Demographics >>**

	1 mile	3 miles
Population	119,158	738,735
Households	43,399	264,362
Median Age	38.60	37.20
Median HH Income	\$57,380	\$57,576
Daytime Employees	19,344	173,036
Population Growth '20 - '25	▼ -2.38%	▼ -1.72%
Household Growth '20 - '25	▼ -2.60%	▼ -1.82%

**Traffic >>**

Collection Street	Cross Street	Traffic Vol	Last Measured	Distance
Ave U	W 7th St E	8,448	2020	0.03 mi
Ave U	W 7th St E	8,143	2018	0.03 mi
W 7th St	Ave U N	1,580	2018	0.06 mi
Ave U	W 9th St E	7,965	2020	0.08 mi
W 7th St	Ave T N	1,769	2018	0.11 mi
Ave U	W 11th St W	7,858	2018	0.13 mi
Ave T	W 7th St E	10,169	2018	0.15 mi
Ave T	W 6th St E	9,458	2018	0.16 mi
Ave T	W 9th St E	6,535	2020	0.17 mi
Ave U	W 4th St E	8,777	2018	0.17 mi

**Public Transportation**

Transit/Subway	Drive	Walk	Distance
Avenue U (N Line) Transit Stop	1 min	3 min	0.1 mi
Gravesend-86 Street Transit Stop (N)	2 min	6 min	0.3 mi
Avenue U (F Line) Transit Stop	2 min	8 min	0.4 mi
25 Avenue Transit Stop (D)	2 min	10 min	0.5 mi
Avenue X Transit Stop (F)	2 min	12 min	0.6 mi

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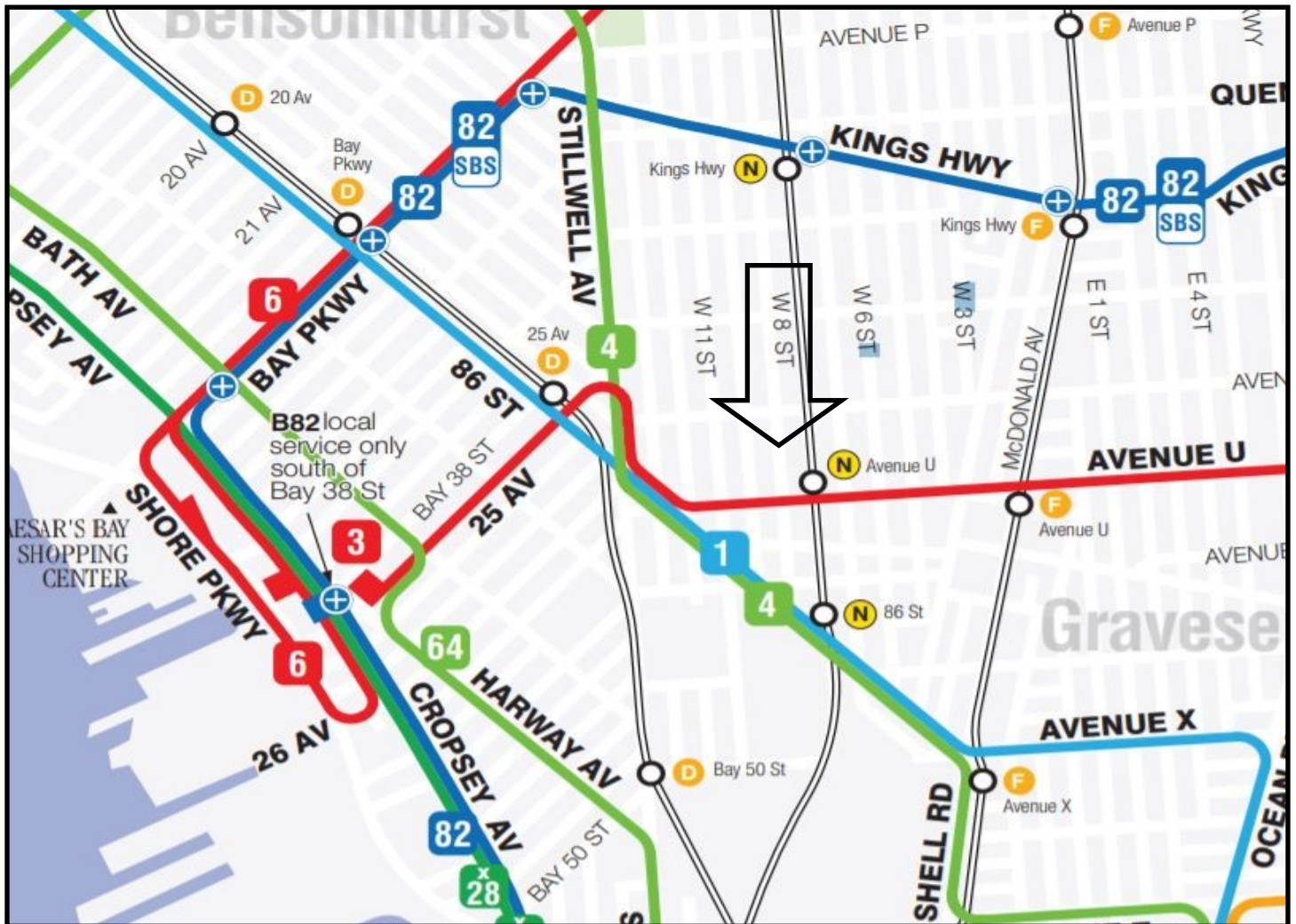
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**Bus and Train Routes**



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