

# 2647 STILLWELL AVENUE

BROOKLYN • NEW YORK

83,000 SF DIVISIBLE INDUSTRIAL LAND | FOR LEASE

DELIVERED FULLY PAVED & FENCED IN SUMMER 2025

RENDERING



# PROPERTY SPECS

2647 STILLWELL AVENUE IS A RARE INDUSTRIALLY ZONED LAND SITE, STRATEGICALLY SITUATED AT THE GATEWAY TO CONEY ISLAND. THE PROPERTY BENEFITS FROM TREMENDOUS VISIBILITY FROM THE BELT PARKWAY AND CONVENIENT ACCESS TO PUBLIC TRANSPORTATION.

**AVAILABLE SF:** 31,000 - 83,000 SF

**WAREHOUSE:** 1,650 SF SLAB ON GRADE

**DOORS:** 3 DRIVE-INS

**POWER:** 600 AMPS

**ZONING:** M3-1

**POTENTIAL USES:**

- INDUSTRIAL OUTDOOR STORAGE
- FLEET PARKING & STORAGE
- VEHICLE REPAIR

**HIGHLIGHTS:** DELIVERED FULLY PAVED & FENCED IN SUMMER 2025

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# SITE PLAN

**+/- 50,000 SF**



**+/- 33,000 SF**

**STILLWELL AVENUE**

WALKABLE TO SUBWAYS



STEPS AWAY FROM THE  
STILLWELL AVE/NEPTUNE AVE BUS STOP



**.02 MILES**

BELT PARKWAY

**4.4 MILES**

VERRAZZANO-NARROWS BRIDGE

**12.2 MILES**

BROOKLYN BRIDGE

**12.4 MILES**

MANHATTAN BRIDGE

**14.0 MILES**

JFK AIRPORT

**15.2 MILES**

WILLIAMSBURG BRIDGE

**18.2 MILES**

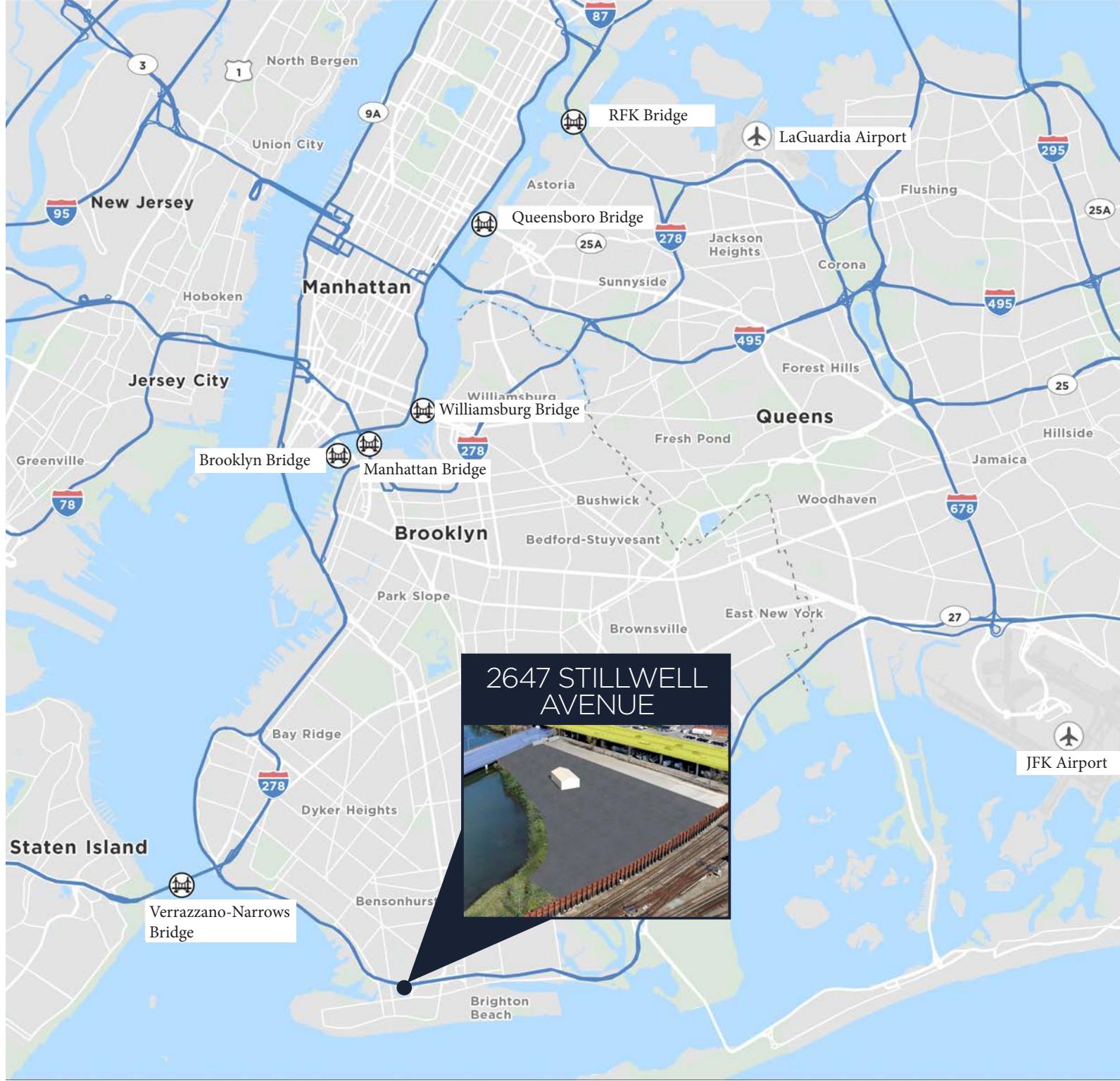
QUEENSBORO BRIDGE

**22.6 MILES**

RFK BRIDGE

**22.8 MILES**

LGA AIRPORT





## FOR MORE INFORMATION, PLEASE CONTACT:

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