



**PINNACLE  
REALTY**  
OF NEW YORK, LLC

EXCLUSIVE LISTING

**FOR SALE / LEASE**



**1801 FLATBUSH AVENUE**

**BROOKLYN, NY 11210**

**6,195 Sq. Ft.  
3-Story Building  
Located on Major  
Thoroughfare  
Flatbush Avenue**

For Sale / Lease in Midwood

Type

**Warehouse / Retail / Industrial**



SQUARE FOOT

**6,195<sub>RSF</sub>**



ZONING

**C2-2, R5**

PARCEL ID



**7618**

BLOCK



**26**

LOT

PRICE

**Upon Request**

**718-784-8282 / PINNACLERENY.COM**

All information is from sources deemed reliable and is submitted subject to errors, omission, changes of price or other conditions, prior sale, rent and withdrawal without notice.



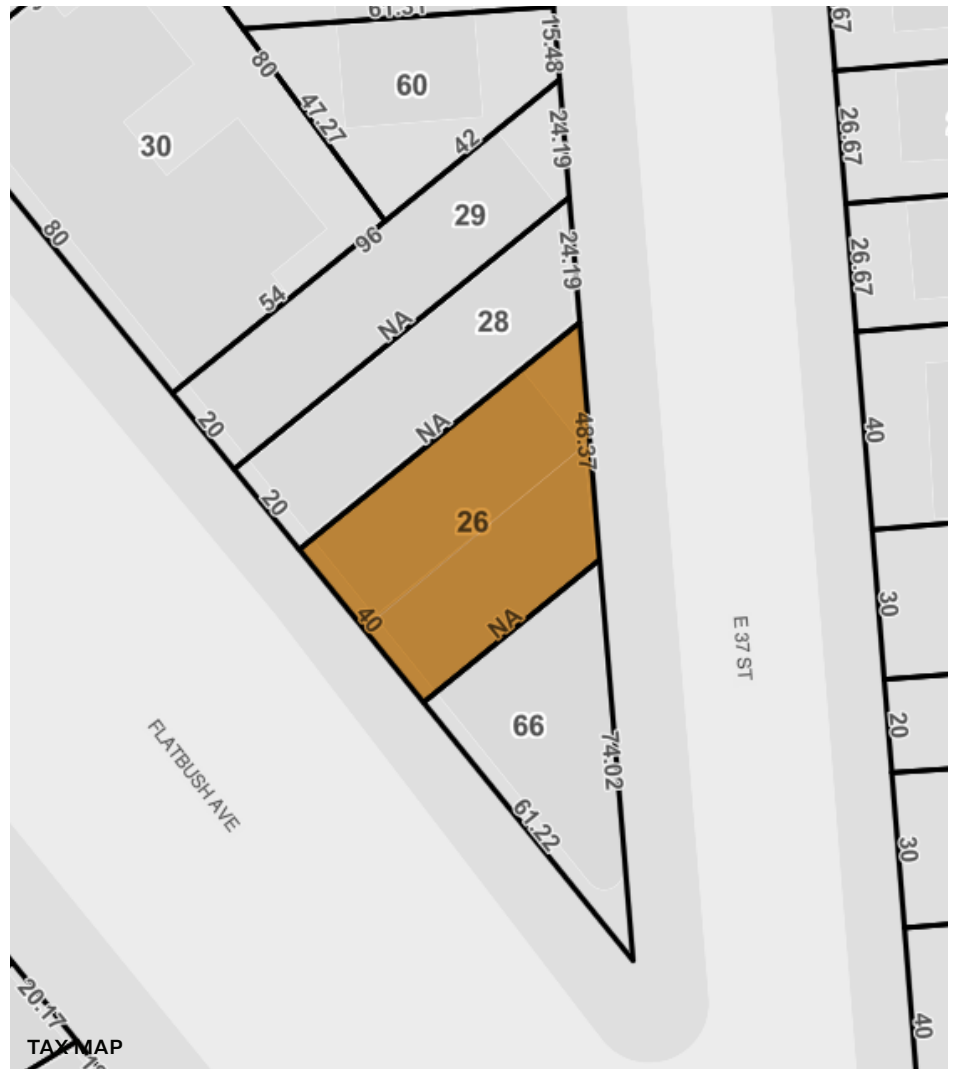
# Property Overview

## Features

- **Lot Size:** 2,207 Sq. Ft.
- **Lot Dimensions:** 40x55 (irr)
- **Building Size:** 6,195 Sq. Ft.
- 3 Stories
- Basement (6' Ceiling)
- HVAC
- 40' Frontage on Flatbush Avenue with Great Visibility
- Secondary Frontage on East 37th Street
- Heavy Populated Area

## Ideal for:

- Mix Use
- Office
- Retail
- Non-Profit
- Service Oriented Business
- Medical Center





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## TRANSPORTATION

**2 5** FLATBUSH AVE/  
BROOKLYN  
COLLEGE



KINGS HIGHWAY  
LINDEN BLVD  
BELT PARKWAY  
VERRAZZANO  
BRIDGE



B41:  
FLATBUSH AVE/  
BROOKLYN AVE  
BM1: AVENUE K/  
E 38 ST

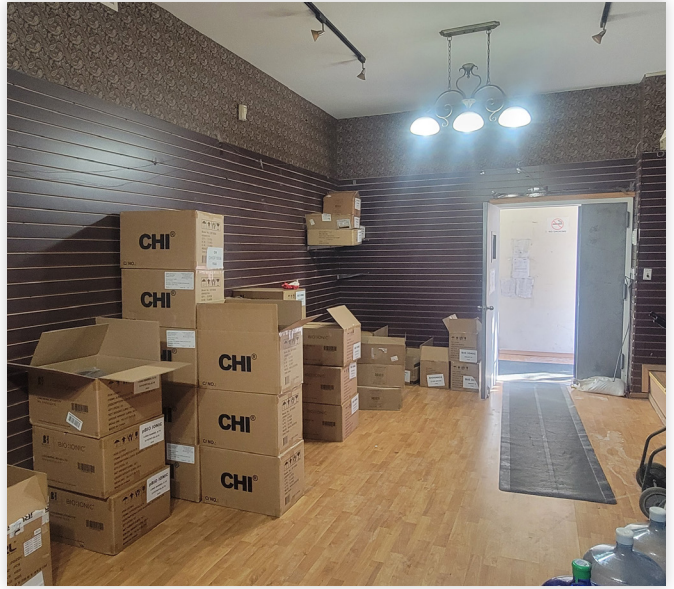


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## PICTURES



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718-784-8282  
[pinnaclereny.com](http://pinnaclereny.com)

FOR MORE INFORMATION ABOUT THIS  
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