



SUMMARY

Central Downtown Brooklyn location on Hanover Place, at Fulton Street. Full-floor presence steps from Starbucks, City Point BKLYN.

- Address: 10 Hanover Place Brooklyn, NY 11201
- Floor: 5th - **Private Entrance**
- **Asking Rent: \$35 PRSF AS IS**
- **Term: 5-15 years**
- **Size: 3,500 RSF**
- **Electric:** Sub-metered
- **Heating/Cooling:** HVAC Air and heat
- **Building Access:** 24/7
- **Other:** Access to 2,3,4,5,A,C,F,R,B,Q.



EXCLUSIVE BROKERS

ROB HEBRON CCIM, SIOR
ROBERT HEBRON, SIOR



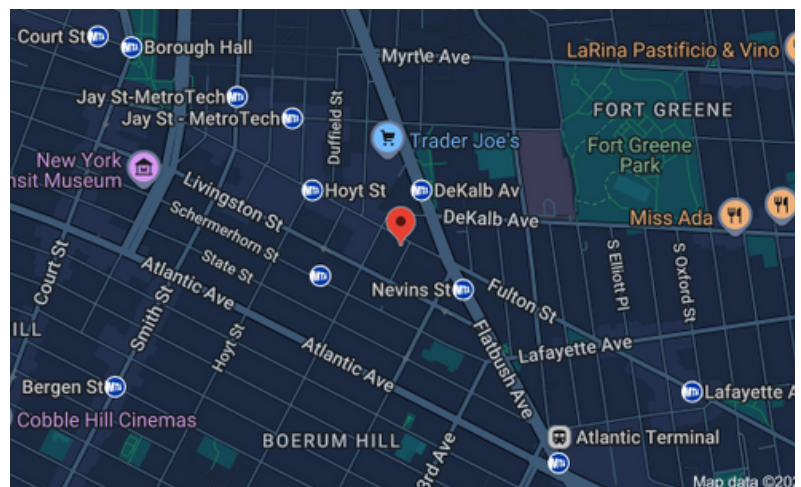
347-528-5077



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HEBRON

REALTY

FOR LEASE - OFFICE 10 HANOVER PLACE - 5TH FLOOR

EMPLOYMENT

5 minutes



White Collar

89.4%



Blue Collar

3.6%



Services

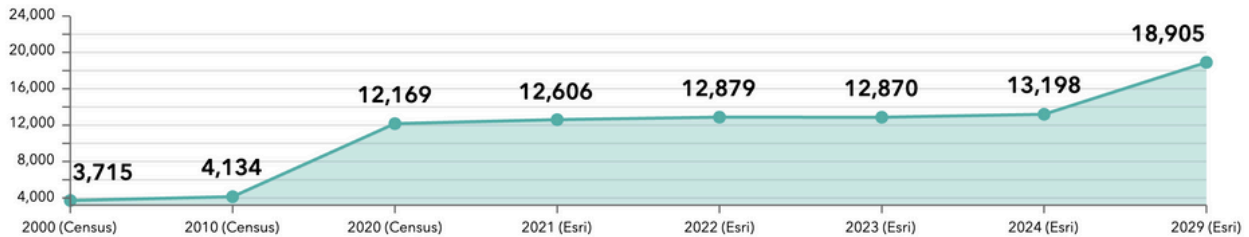
7.0%

4.3%

Unemployment Rate

Total Population

5 minutes



EDUCATION

5 minutes

3%
No High School
Diploma



6%
High School
Graduate



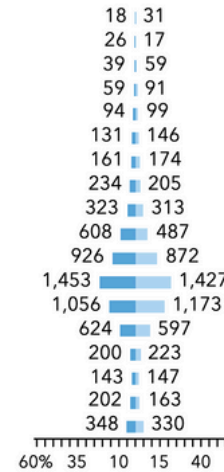
8%
Some College



84%
Bachelor's/Grad/Prof
Degree

Age Pyramid

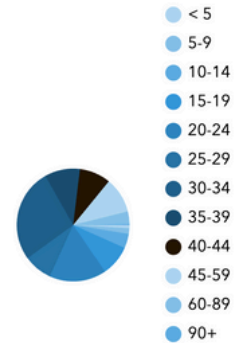
5 minutes



Commute

5 minutes

Minutes



BUSINESS

5 minutes



554

Total Businesses



7,021

Total Employees

ANNUAL HOUSEHOLD SPENDING

5 minutes

\$4,616
Apparel &
Services

\$436
Computers
& Hardware

\$7,763
Eating Out

\$12,988
Groceries

\$11,044
Health
Care

The
largest
group:

2025 Males
Age 30-34

The
smallest
group:

2025
Females
Age 80-84

Variables	5 minutes	10 minutes	15 minutes
2023 Total Population	13,198	40,593	80,223
2023 Total Households	7,264	20,560	39,596
2023 Average Household Size	1.74	1.90	1.95
2023 Median Household Income	\$146,940	\$146,747	\$149,488
2023 Median Age	32.4	34.2	35.0



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