

SUNSET PARK, BROOKLYN, NEW YORK

**314 52ND STREET**

MOD





# SPACE DETAILS

## LOCATION

Between 3rd Avenue & 4th Avenue on 52nd Street

## SPACE

First Floor - 1,200 SF

Basement - 1,200 SF

## POSSESSION

Immediate

## ASKING RENT

Upon Request

## NEIGHBORS

Sunset Bagels, Family Dollar, Walgreens, Key Food Supermarket, Sunset Park Library, Industry City, cafés, restaurants, salons, convenience stores

## TRANSPORTATION



## COMMENTS

- Corner retail space with excellent glass frontage and visibility
- Former medical/therapy buildout
- Reception area, treatment rooms, restrooms, and sinks in place
- Internal staircase connects to basement
- ADA-compliant ramp access at entry

# CONTACTS

## MEYER DAGMY

718-249-3613

m@modcre.com

## EDDIE MAMIYE

917-379-6719

e@modcre.com

## JACK DAGMY

718-249-3614

j@modcre.com



# INTERIOR IMAGES



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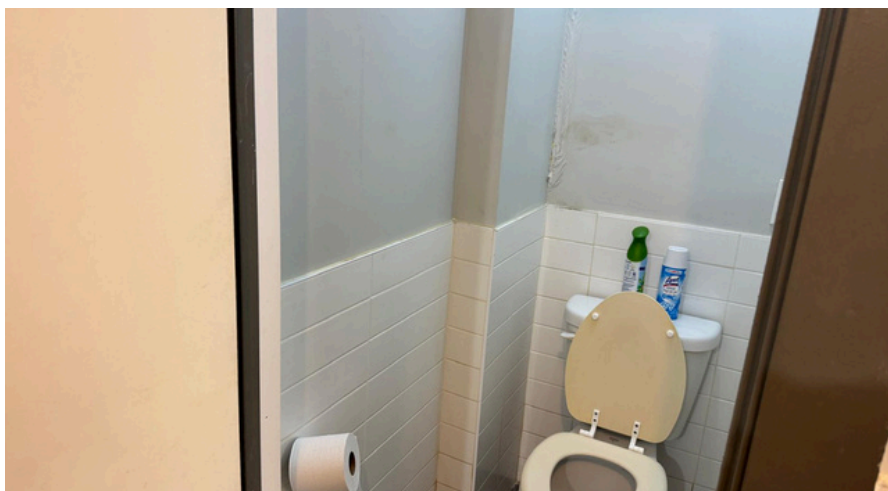
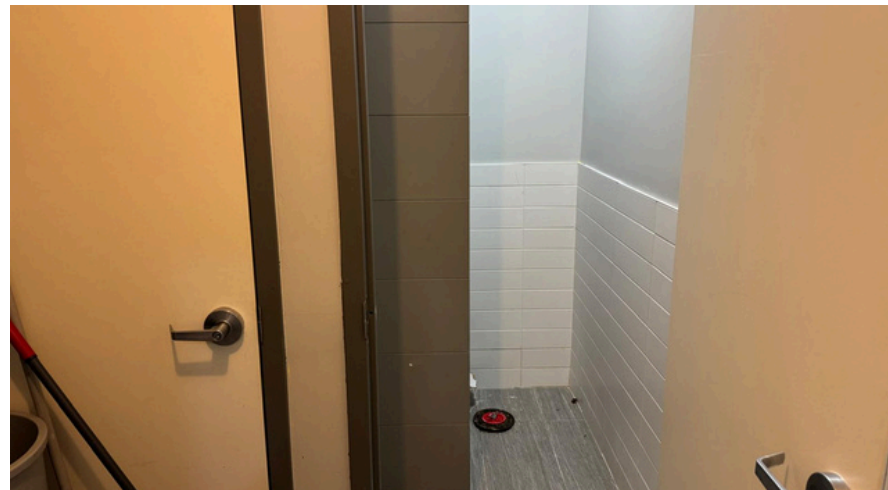
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# AREA MAP



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