

# 431 MYRTLE AVE

Clinton Hill

Retail for Lease  
720 SF



## SUMMARY

Unlock the potential of this prime retail space available for lease on Myrtle Avenue, on the border of Fort Greene and Clinton Hill. Perfectly situated near Fort Greene Park as well as Pratt Institute and Brooklyn Navy Yard, this location benefits as one of the busiest retail corridors in Brooklyn.

Currently set up as a juice bar and yoga studio, this connected space is ideal for a cafe, grab-and-go spot, juice bar, studio, or boutique retailer looking to take advantage of the high foot traffic.

## LEASABLE AREA

720 SF Ground Level  
135 SF Lower-Level Storage

## CEILING HEIGHTS

10 feet

## CROSS STREETS

Clinton Ave & Waverly Ave

## PRICING & TERMS

Available upon request

## AVAILABILITY

Immediate

## TRANSPORTATION



## NEARBY TENANTS



For more information, contact exclusive agents:

**Peter Schubert**  
Managing Director  
pschubert@terraccrg.com

**Darlene Lee**  
Associate  
dlee@terraccrg.com

**Maia Barnett**  
Associate  
mbarnett@terraccrg.com

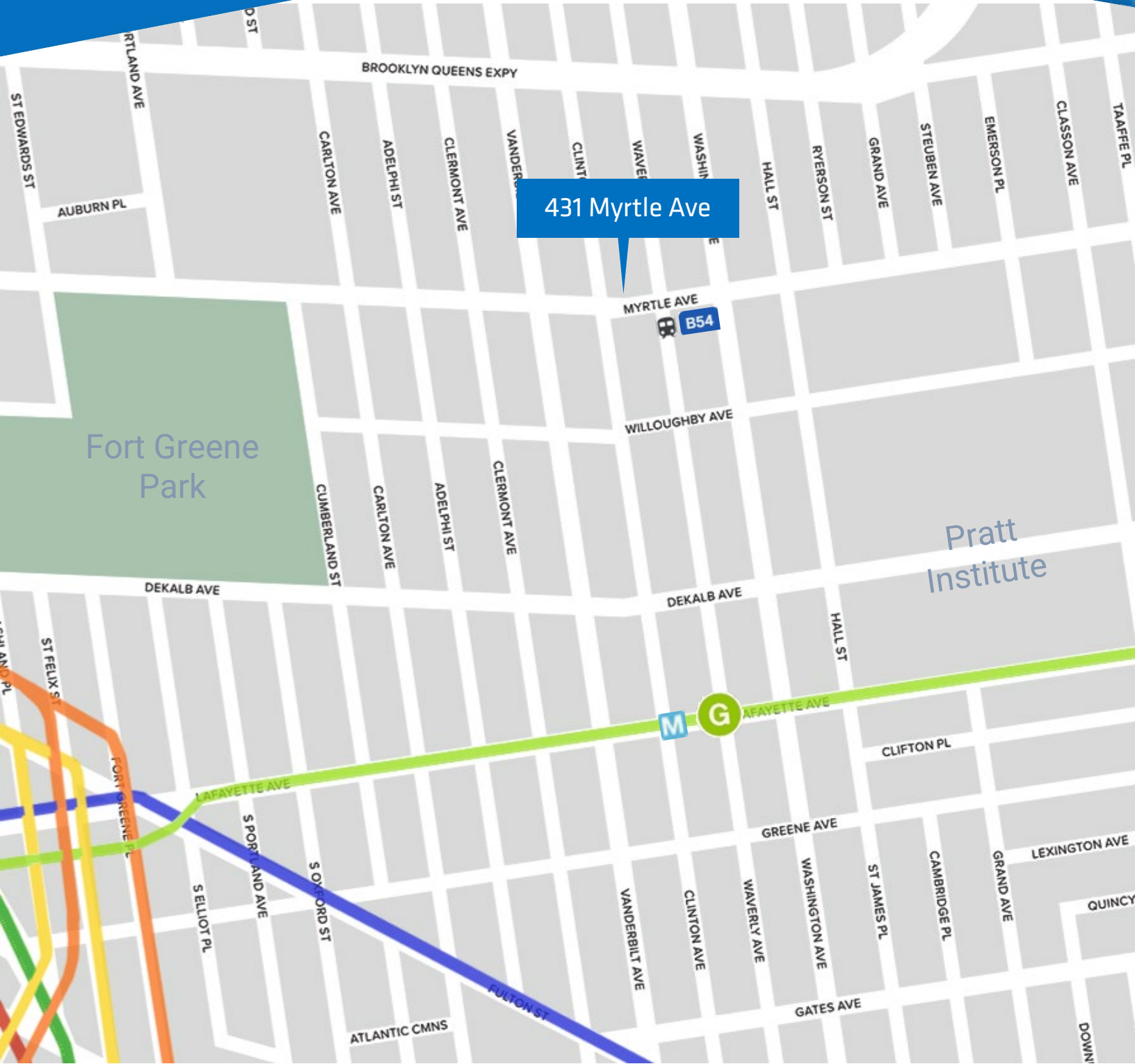
**(718) 768-7788**  
terraccrg.com

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Brooklyn Navy Yard



431 Myrtle Ave

Fort Greene  
Park

Pratt  
Institute



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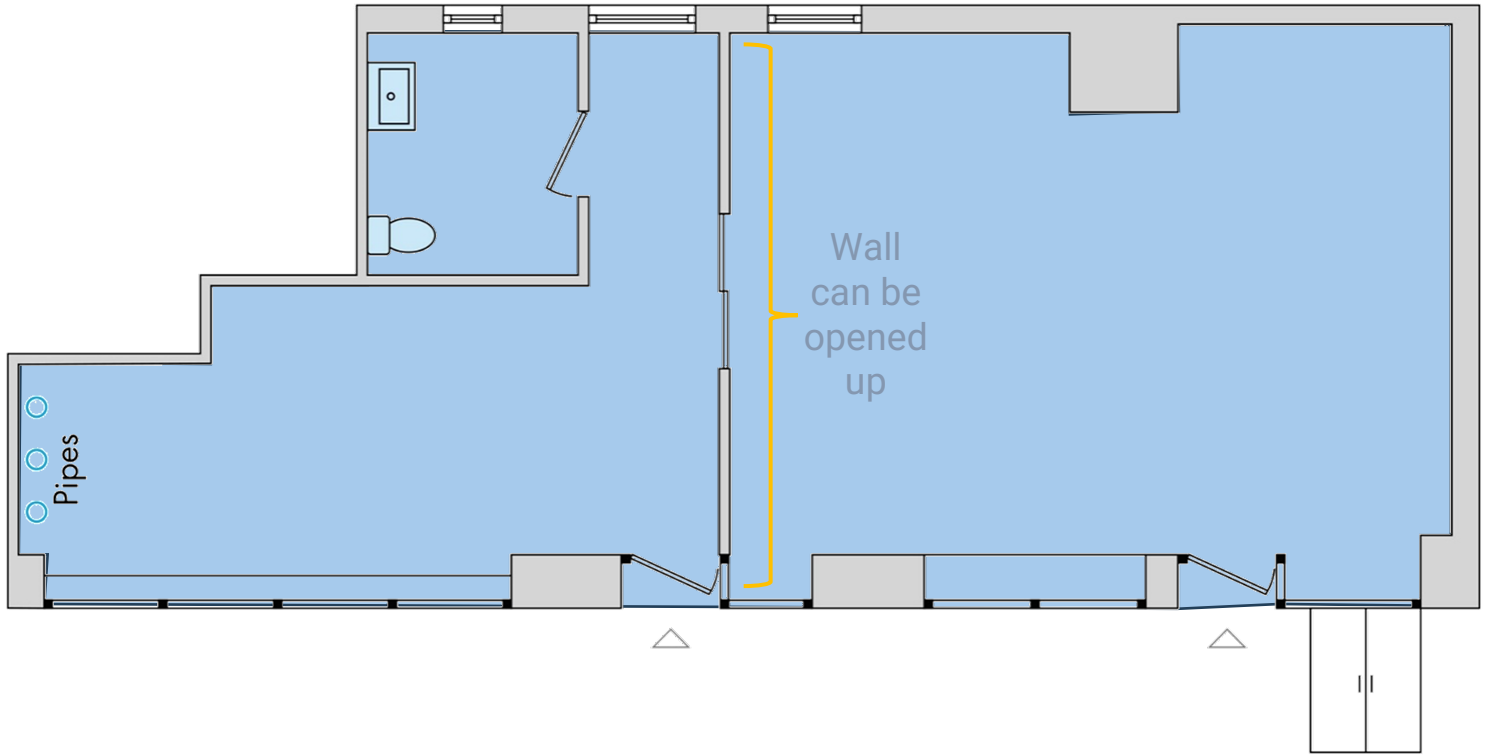
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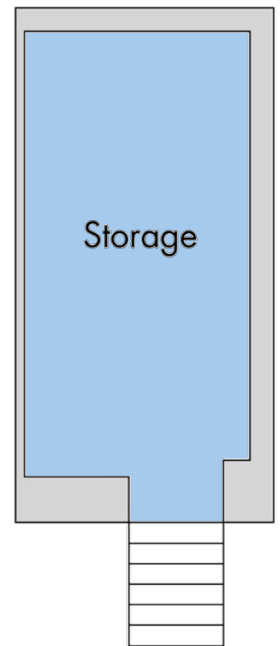
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GROUND FLOOR



BASEMENT



TERRACRG  
COMMERCIAL REAL ESTATE GROUP



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