

GMDC

BUILDINGS THAT WORK

GMDC Brownsville Industrial Center

Industrial Spaces for Lease • Available Summer 2024



805 Rockaway Avenue, Brooklyn NY 11212 (between Newport Street and Thatford Avenue)

- ▶ Flexible, affordable spaces for small manufacturing businesses
- ▶ Unit sizes range from 1,200 - 6,000 SF, \$14.50 - \$17.50/SF. Units can be combined.
- ▶ High ceiling heights
- ▶ Ground floor space, heavy floor loads
- ▶ Off-street loading docks
- ▶ 3 phase power
- ▶ M1-4/R6A Zoning
- ▶ Close to East New York and Flatlands/Fairfield Industrial Business Zones
- ▶ Two blocks from the Rockaway Avenue station (3 train) and eight blocks from the Livonia Ave station (L train), 25 minutes by train to Barclay's Center and Brooklyn Borough Hall
- ▶ Directly in front of a B60 bus stop (northbound Williamsburg, southbound Canarsie)

Affordable industrial spaces at GMDC's latest project: 805 Rockaway Avenue, Brooklyn NY 11212

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