

# 252 Norman Avenue

## Greenpoint, Brooklyn

Southeast Corner of Monitor Street



Flex/Maker Space in Central Greenpoint Location  
Close Proximity to Brooklyn-Queens Expressway





## Comments

- Space to be delivered in white box condition with newly installed windows and doors
- Walking Distance to Nassau Avenue G -train station with seamless connection to L -train at Metropolitan Avenue stop
- 5 Minutes from Brooklyn-Queens Expressway (I-278), Exit 33
- Steps from Nassau Avenue's array of restaurant and eatery options

ABS Partners Real Estate, as the exclusive agent is pleased to offer the following opportunity for lease:

## Available Space

Ground: 7,000 sf (non-divisible) | **Possession:** Immediate | Rent: Upon Request



Current Conditions

GROUND FLOOR: 7,000 SF





For further information and/or inspection contact:

**Ben Waller**

Licensed Assoc. Real Estate Broker

212.400.9515

[bwaller@absre.com](mailto:bwaller@absre.com)

**Anthony Diorio**

Licensed Real Estate Salesperson

518.894.1605

[adiorio@absre.com](mailto:adiorio@absre.com)

ABS Partners Real Estate • 200 Park Avenue South, 10th Floor, New York, NY 10003 • 212.400.6060 • [www.absre.com](http://www.absre.com)