



## PROPERTY DESCRIPTION

Discover a prime leasing opportunity at 107 South 6th Street, Brooklyn, NY, 11211. This impressive property offers modern amenities, flexible floor plans, and state-of-the-art infrastructure to meet the needs of a variety of businesses. Boasting sleek architectural design and expansive windows, the space is flooded with natural light and offers breathtaking views of the surrounding area. Tenants will enjoy the convenience of on-site parking, proximity to public transportation, and an array of dining and retail options nearby. With customizable space options and a professional management team dedicated to tenant satisfaction, this property provides an exceptional opportunity for businesses to thrive and make their mark in the heart of Brooklyn.

## PROPERTY HIGHLIGHTS

- – Modern amenities and state-of-the-art infrastructure

## SAUL KATZ

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**Lisco Group** • 17 Main Street, Monsey, NY 10952 • 347.988.8244

## OFFERING SUMMARY

Lease Rate:	\$77.00 SF/yr (MG)
Number of Units:	32
Available SF:	500 - 5,800 SF
Building Size:	30,000 SF

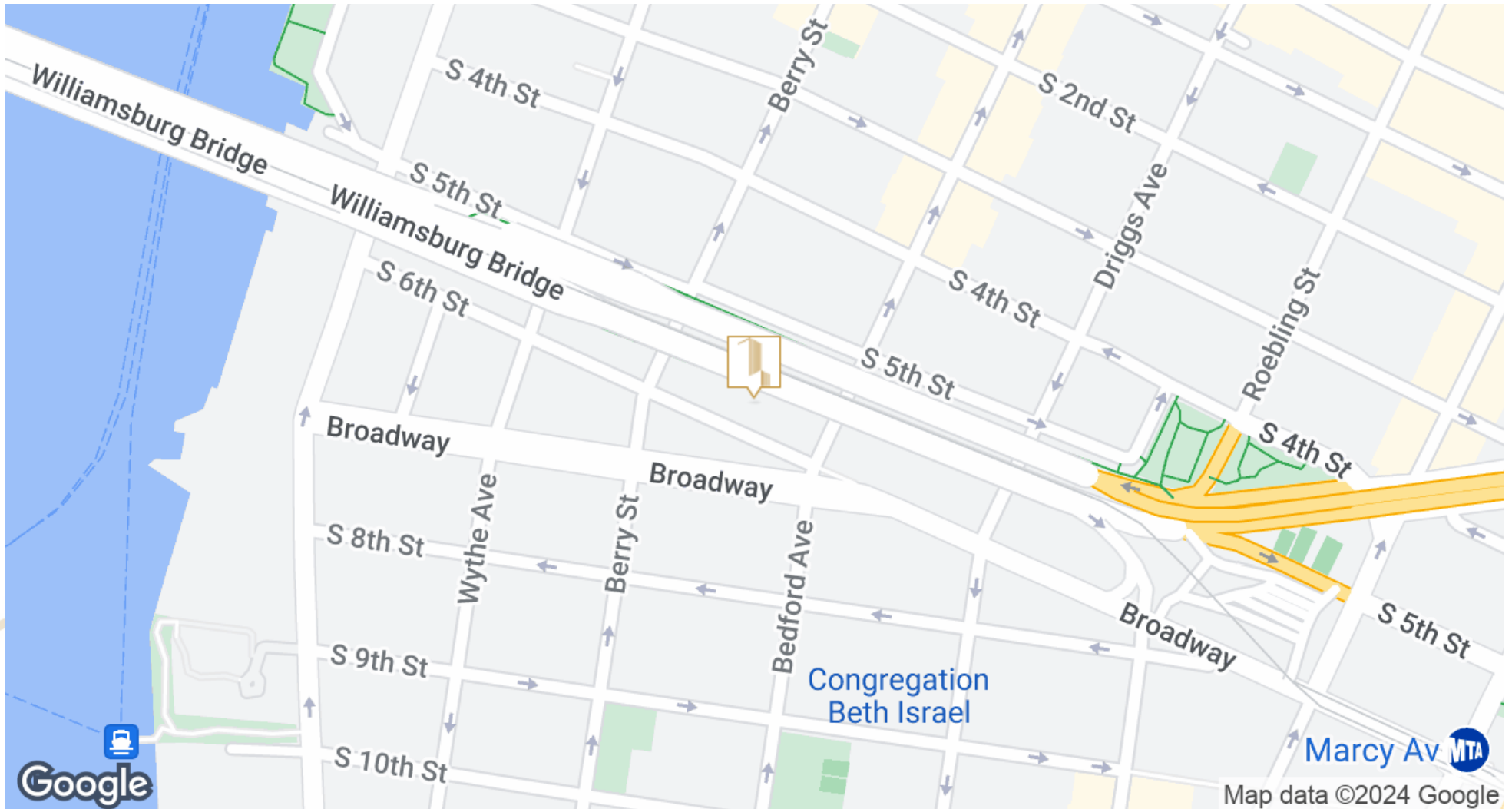
DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	9,697	16,777	56,419
Total Population	23,729	42,366	146,222
Average HH Income	\$153,466	\$137,875	\$125,483



# 107 SOUTH 6TH STREET

Brooklyn, NY 11211

RETAIL PROPERTY FOR LEASE



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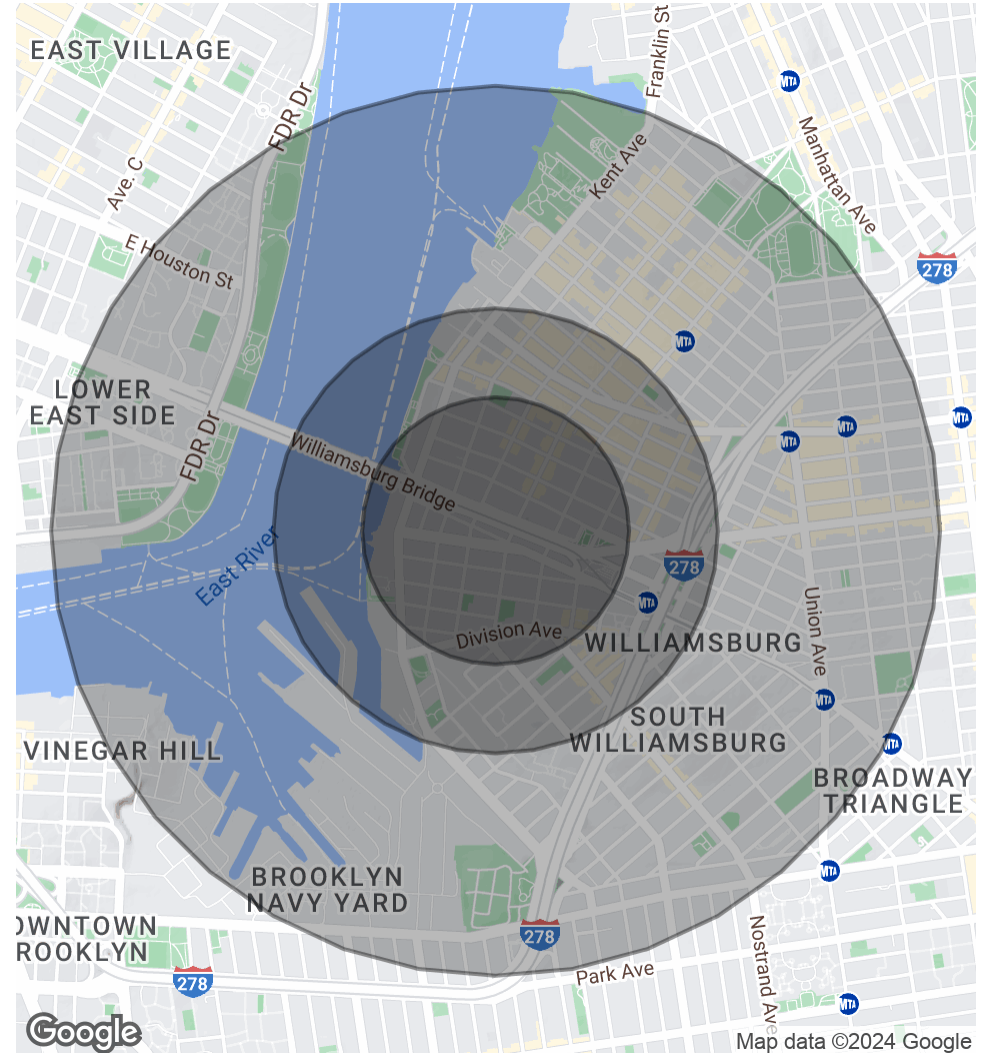
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RETAIL PROPERTY FOR LEASE

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	23,729	42,366	146,222
Average Age	33	34	35
Average Age (Male)	33	33	34
Average Age (Female)	34	34	35
HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	9,697	16,777	56,419
# of Persons per HH	2.4	2.5	2.6
Average HH Income	\$153,466	\$137,875	\$125,483
Average House Value	\$1,199,115	\$1,185,172	\$1,203,693

Demographics data derived from AlphaMap



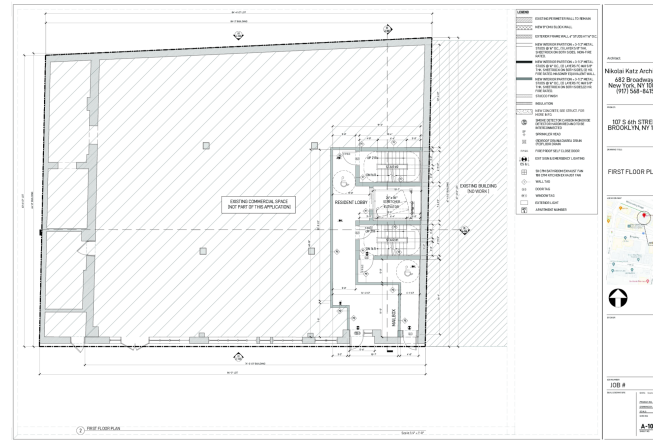
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## LEGEND

## LEASE INFORMATION

Lease Type:	MG	Lease Term:	Negotiable
Total Space:	500 - 5,800 SF	Lease Rate:	\$77.00 SF/yr

## AVAILABLE SPACES

SUITE	TENANT	SIZE	TYPE	RATE	DESCRIPTION
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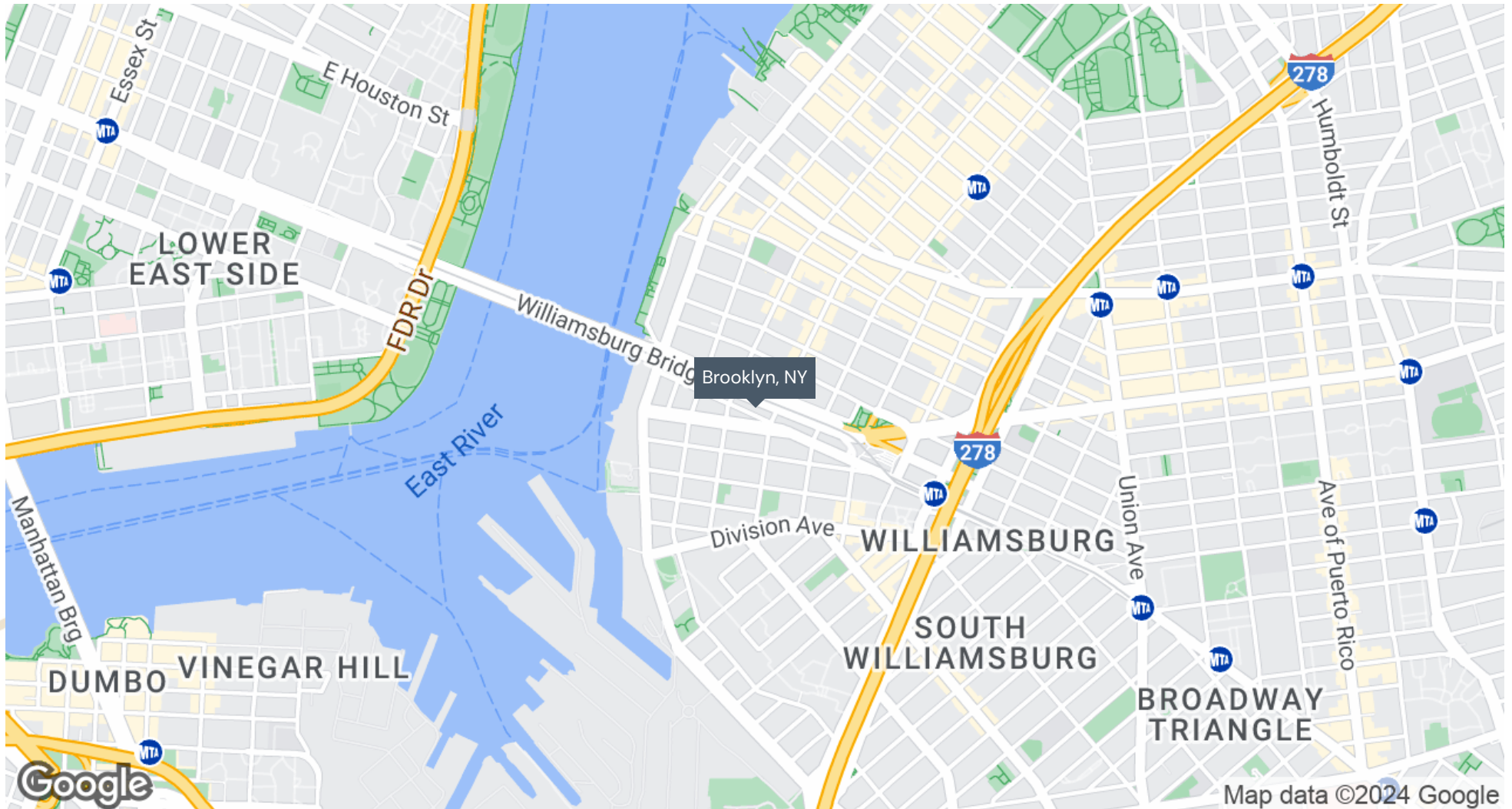
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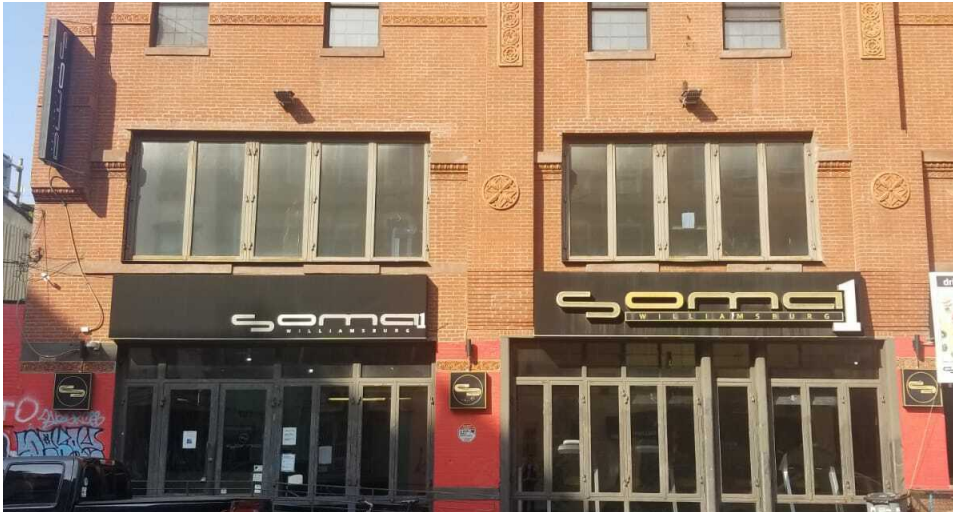
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## PROPERTY HIGHLIGHTS

- – Modern amenities and state-of-the-art infrastructure
- – Flexible floor plans to meet diverse business needs
- – Expansive windows offering abundant natural light
- – On-site parking for convenience and accessibility
- – Proximity to public transportation for easy commuter access
- – Exceptional views of the surrounding area
- – Professional management team dedicated to tenant satisfaction
- – Customizable space options tailored to specific business requirements
- – Convenient location with a variety of nearby dining and retail options

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