

Welcome to 610 Smith Street

AN EXCEPTIONAL WAREHOUSE SPACE
WITH ENDLESS POSSIBILITIES



corcoran

The Opportunity



EVERYTHING WE TOUCH
TURNS TO SOLD!

3 Available Spaces

Events, pop up galleries, art shows, weddings and more all welcome. Please reach out and share your usage and we will find the right configuration and pricing that works for your needs. The space is available for any combination of days and times. The venue operator is creative and unique and eager to discuss options and craft a scenario that works for everyone.

PLEASE SPACE STUDIOS

~12,000 sqft open plan space
15' ceilings
Triple exposures (North, East, and West)
Available on a daily, nightly, weekly, and monthly basis

THANK YOU SPACE LOFT

~8,000 sqft open plan space
15' ceilings
Triple exposures (South, East, and West)
Available on a daily, nightly, weekly, and monthly basis

COMBINED WELCOME SPACE WAREHOUSE

~20,000 sqft open plan space
15' ceilings
Four exposures in every direction
Available on a daily, nightly, weekly, and monthly basis

Please Space Studios

Please Space Studios is ~12,000 sqft of open plan space for your creative use. Available on a daily, nightly, weekly and monthly basis, this space boasts original prewar details, three exposures (north, east, and west), multiple different space configurations and 15-foot ceilings.



EVERYTHING WE TOUCH
TURNS TO SOLD!

THE DETAILS

- 12,000 sqft raw daylight studio
- 15' ceilings
- Total or custom partial blackout option
- Wet studio with temp controlled water with drain
- Direct freight load in/freight elevator. Freight elevator opens directly into studio
 - » Max entrance into freight door: 46" W x 76" H / inside freight: 69" W x 125" L x 91" H
- Northern/eastern/western light exposure
- Adjacent to "Thank You" Studio
- 100 AMP 3-phase cam-lok tie in
- Air conditioning
- WiFi available
- 2 private ½ bathrooms
- Flexible hours (can be used 24/7)
- Easy street parking
- Security cameras
- Wheelchair accessible
- Fire escape
- (14) 8' X 11' windows facing north & east

RATES

Daily: \$6,000/12 hours

Weekly: \$45,000

Monthly: \$150,000

Nightly: \$7,000/8 hours

Set Up Day Pricing for an Event:
\$2,000/day



Thank You Space Loft

Thank You Space Loft is ~8,000 of open plan space for your creative use. Available on a daily, nightly, weekly and monthly basis, this space boasts original prewar details, three exposures (South, East, and West), multiple different space configurations and 15-foot ceilings.



EVERYTHING WE TOUCH
TURNS TO SOLD!

THE DETAILS

- 8,000 sqft raw daylight studio
- 15' ceilings
- Total or custom partial blackout option for windows
- 600 sqft cobblestone floor area
- Direct freight load in from in house freight elevator which opens directly into studio
 - » Max entrance into freight door:
46" W x 76" H /inside freight:
69" W x 125" L x 91" H
- Eastern/western/southern exposures from 8' x 11' windows (14 total)
- Adjacent to Please Studio (and can be used in collaboration) for a total of 20,000 square feet
- Direct freight load in/freight elevator. Freight elevator opens directly into studio
- WiFi available
- Street level access ramps and loading dock
- Fire escape
- 2 private half bathrooms
- Flexible hours (can be used 24/7)
- Easy street parking
- Security cameras
- Wheelchair accessible
- Fire escape

RATES

Daily: \$4,000/12 hours

Weekly: \$30,000

Monthly: \$100,000

Nightly: \$5,000/8 hours

Set Up Day Pricing for an Event:
\$1,250/day



Welcome Space Warehouse

The "Welcome Space Warehouse" is ~20,000 of open plan space for your creative use. Available on a daily, weekly and monthly basis this space boasts original prewar details, four exposures, multiple different space configurations and 15-foot ceilings. The space is organically split into two: "Please Studio" and "Thank You Loft!" and these two come together to form WELCOME SPACE!



EVERYTHING WE TOUCH
TURNS TO SOLD!

THE DETAILS

- 20,000 sqft raw daylight studio
- 15' ceilings
- Total or custom partial blackout option
- 600 sqft cobble stone floor
- Direct freight load in
- Northern/eastern/western/southern exposure
- Adjacent to Please Studio (and can be used in collaboration)
- Direct freight load in/freight elevator. Freight elevator opens directly into studio
 - » Max entrance Into freight door:
46" W x 76" H /inside freight:
69" W x 125" L x 91" H
- 8' x 11' windows with north/west/south/east exposure
- WiFi available
- Black out options
- Street level access ramps and loading dock
- Fire escape
- 4 private half bathrooms
- Flexible hours (can be used 24/7)
- Easy street parking
- Security cameras
- Wheelchair accessible
- Fire escape
- (14) 8' X 11' windows facing north & east

RATES

Daily: \$10,000/12 hours

Weekly: \$75,000

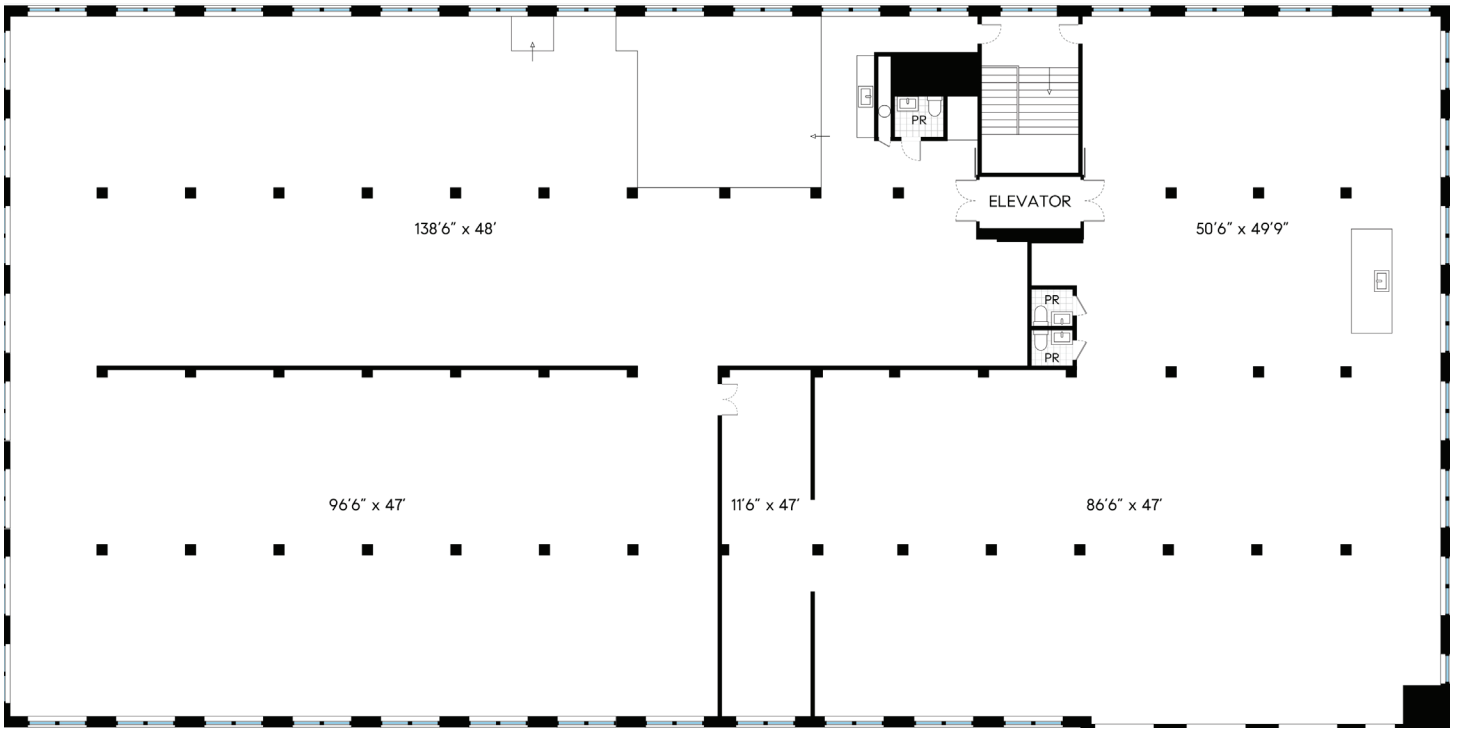
Monthly: \$200,000

Nightly: \$12,000/10 hours

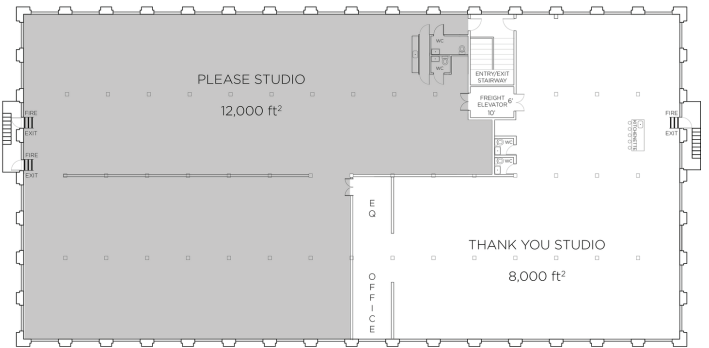
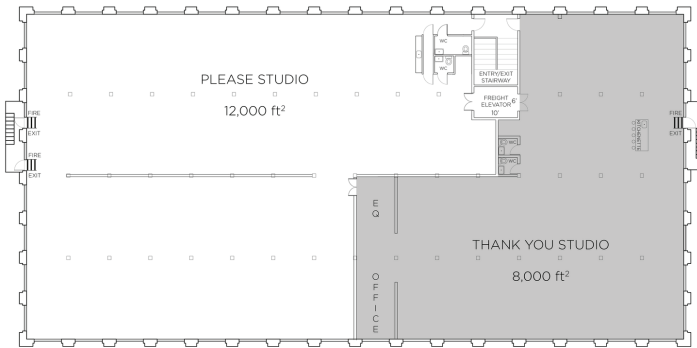
Set Up Day Pricing for an Event:
\$3,250/day



Combined Welcome Space



Please Studio + Thank You Studio



Real estate agents affiliated with The Corcoran Group are independent contractor sales associates and are not employees of The Corcoran Group. The Corcoran Group is a licensed real estate broker located at 590 Madison Ave, NY, NY 10022. All information furnished regarding property for sale or rent or regarding financing is from sources deemed reliable, but Corcoran makes no warranty or representation as to the accuracy thereof. All property information is presented subject to errors, omissions, price changes, changed property conditions, and withdrawal of the property from the market, without notice. Equal Housing Opportunity.



The Blumstein Team at The Corcoran Group

Meris G Blumstein

Licensed Associate Real Estate Broker
m 917.613.8553 | mgb@corcoran.com

Kenny F Blumstein

Licensed Associate Real Estate Broker
m 917.602.8651 | kzb@corcoran.com

Sydney G Blumstein

Licensed Associate Real Estate Broker
m 917.435.3697 | sydney.blumstein@corcoran.com



EVERYTHING WE TOUCH
TURNS TO SOLD!

corcoran