

223-227 CHESTNUT ST

BROOKLYN, NY



4,008 RSF & 3,236 RSF*
COMMUNITY FACILITY
SPACES FOR LEASE

WALK TO J, Z TRAINS, Q24 & B13 BUSES

PART OF 1,400 UNIT NEW MULTI-BUILDING DEVELOPMENT

ASKING \$25/RSF

* = TCO EXPECTED 6/1/25

RM FRIEDLAND

COMMERCIAL REAL ESTATE SERVICES

440 Mamaroneck Ave • Harrison, NY 10528 • rmfriedland.com

CONTACT EXCLUSIVE LISTING AGENT:

Stephen Kaufman

914.968.8500 x315

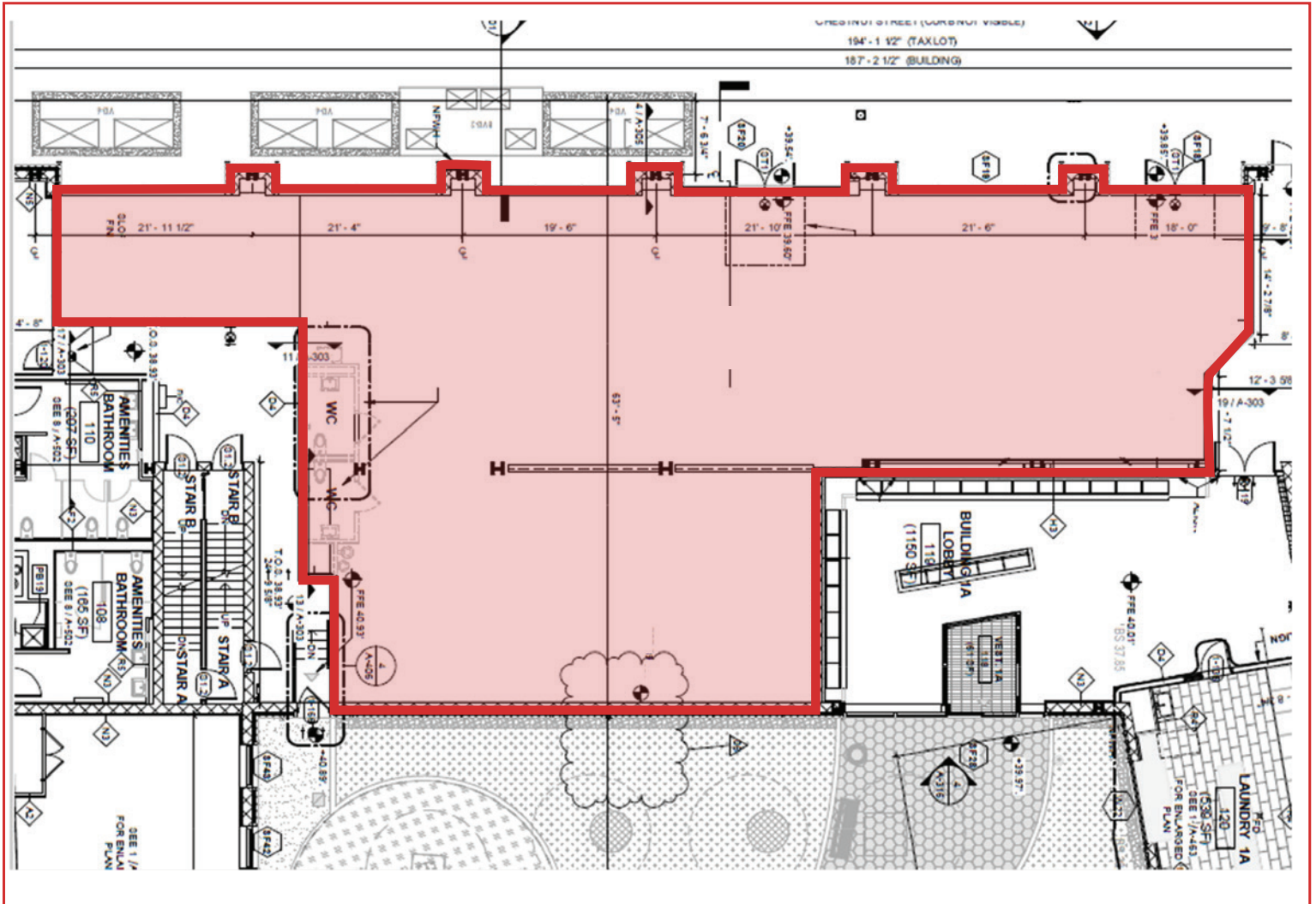
skaufman@rmfriedland.com

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223-227 CHESTNUT ST

4,008 RSF COMMUNITY FACILITY SPACE

CHESTNUT ST



WALK TO J, Z TRAINS, Q24 & B13 BUSES

PART OF 1,200 UNIT NEW MULTI-BUILDING DEVELOPMENT

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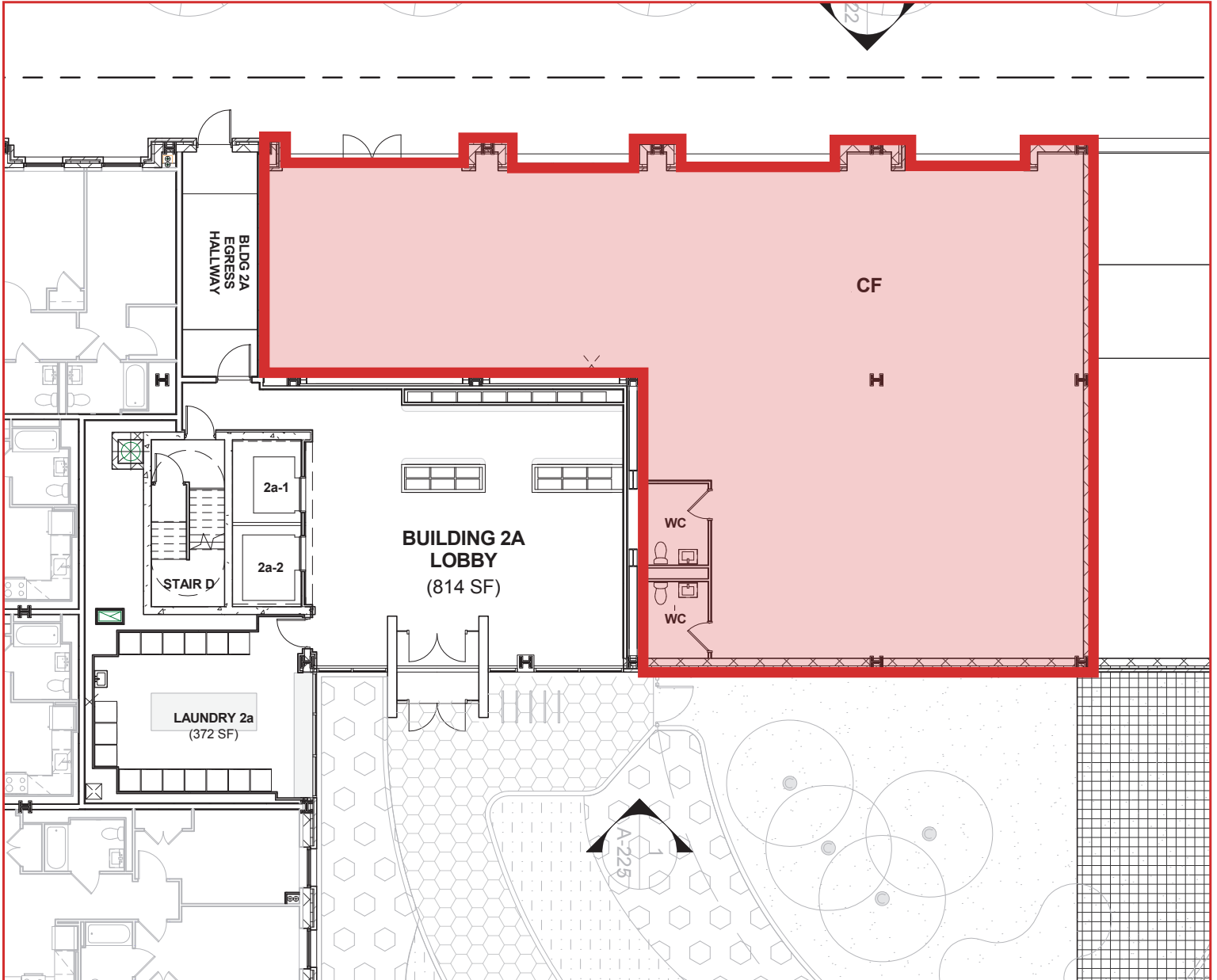
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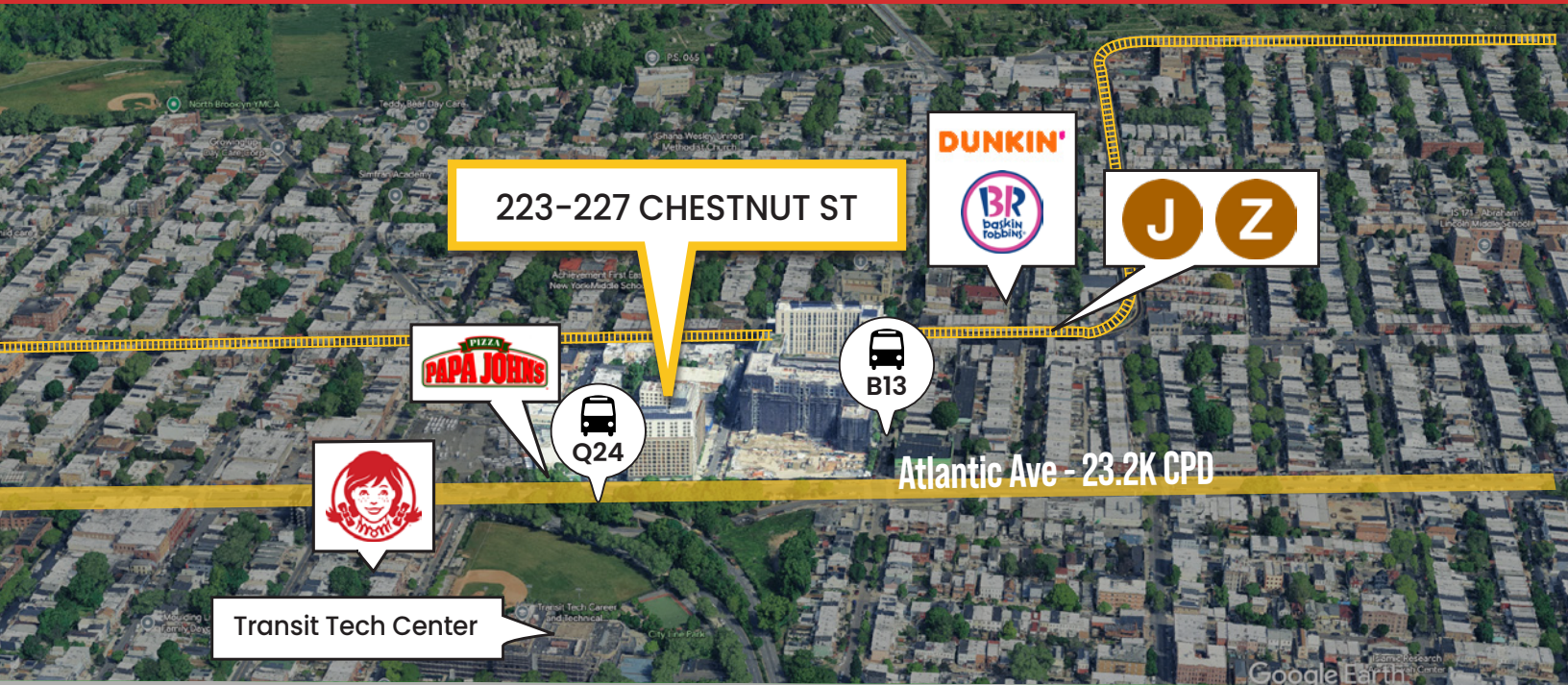
3,236 RSF COMMUNITY FACILITY SPACE | TCO EXPECTED 6/1/25

CHESTNUT ST



ACCESSIBILITY

EASY ACCESS TO J & Z TRAINS, Q24 & B13 BUSES



TRANSPORTATION

- Q24 1 MIN WALK (0.1 M)
- J/Z X 4 MIN WALK (0.2 M)
- B13 2 MIN WALK (0.2 M)



DEMOGRAPHICS

	0.25 MILES	0.5 MILES	0.75 MILES
Population	9,433	36,205	72,688
Number of Households	2,873	11,097	22,137
Average HH Income	\$87,693	\$91,002	\$96,306
Annual HH Expenditure	\$197.23 M	\$782.08 M	\$1.59 B
Annual Retail Expenditure	\$92.15 M	\$365.33 M	\$744.48 M
Annual Food & Beverages Expenditure	\$29.32 M	\$116.34 M	\$236.53 M
Annual Health Care Expenditure	\$16.31M	\$64.51 M	\$130.99 M



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