

# 120-73 FLATLANDS AVENUE

BROOKLYN, NY 11207



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# PROPERTY DETAILS



## DESCRIPTION & HIGHLIGHTS

### Brokers Protected

Prominent retail center in Starrett City, in close proximity to a 153-acre housing complex in East New York, Brooklyn. Located on the North Shore of Jamaica Bay next to the Belt Parkway. Proven location for medical uses. As of right uses include schools, child nurseries, senior daycare, community centers, medical offices & healthcare facilities, not-for-profit organizations, and retail.

### HIGHLIGHTS

- + Two (2) 2,000 SF spaces available December 2024. Can be combined
- + Shared parking lot for customers
- + Steps to mass transit: BM2, BM5, B82, B82-SBS, B83
- + Approximate 200,000 residents in a 1.5 square mile radius
- + 1 mile to Gateway Center
- + Over 19,000 vehicles pass the property per day

120-73 Flatlands Avenue | Brooklyn, NY

## SUMMARY

Lease Rate:	Negotiable
Available SF:	2,000 - 4,000 SF
Flatlands Ave Frontage	100 FT

DEMOGRAPHICS	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,852	8,895	32,707
Total Population	3,584	20,642	86,866
Average HH Income	\$61,723	\$63,101	\$75,201