

A R E N A P R O P E R T I E S , I N C

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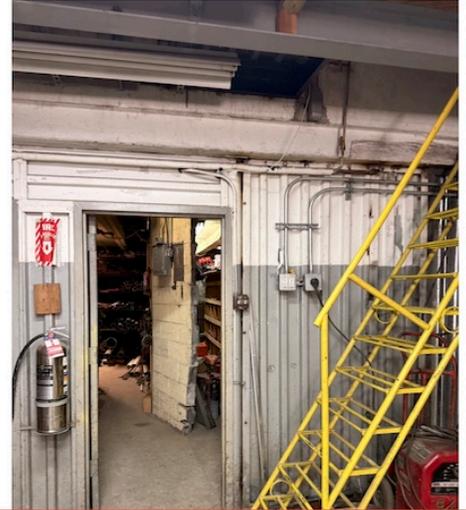
We place an emphasis on uncovering opportunities by understanding each and every one of our clients' goals.

PRIME RED HOOK

FLEX USE WAREHOUSE

166 DIKEMAN STREET, BKLYN NY 11231

ARTISTS/FILM TV PROD/LIGHTING/PARKING/ FULFILLMENT/LIGHT MFG



AVAILABLE FOR LEASE — \$11,500/MO

Multi-story M1 Commercial building which totals 6500 SF / 24 hr access

- **Ground Floor** - 2,500 sf drive-in warehouse w/ 20' ceilings (front half/12' under mezz) and 600 sf rear storage

PLUS 1,000 sf mezzanine currently used as storage and a 600 sf office w/bathroom w sep staircase/ entrance

Heavy Power (3 phase-400amps) / high roll-up gate / floor drains / gas blowers / park a fleet of vans.

..... **4,100 TOTAL SF for \$11,500 / mo (Real Estate Taxes Incl)**

- **On Top** - 2000 sf loft/office w/bath and kitchen incl large 500 sf enclosed patio w/ radiant heat / AC
Stunning harbor and city views /large windows/ great light / relaxed setting / radiant heat throughout

..... **\$6,000 / mo(Real Estate Taxes Incl)**

\$16,000/ month for entire 6,500 sf building!! 3 -10 year lease available.

*2 Blocks to waterfront and Valentino Pier & parks. Easy street parking..Steps to Van Brunt and short walk to Busses and Ferry to NYC
Enjoy Hometown, Good Fork, Lundy's & Lobster Pound and all the galleries and retails shops—all within a 5 min walk.*



Contact BROKER Greg D'Avola • 917 453 3651 • gdavola@nyc.rr.com