

297 Third Avenue

For Lease | Gowanus Ground Floor Retail & Basement Storage

Commercial Lease Offering Summary

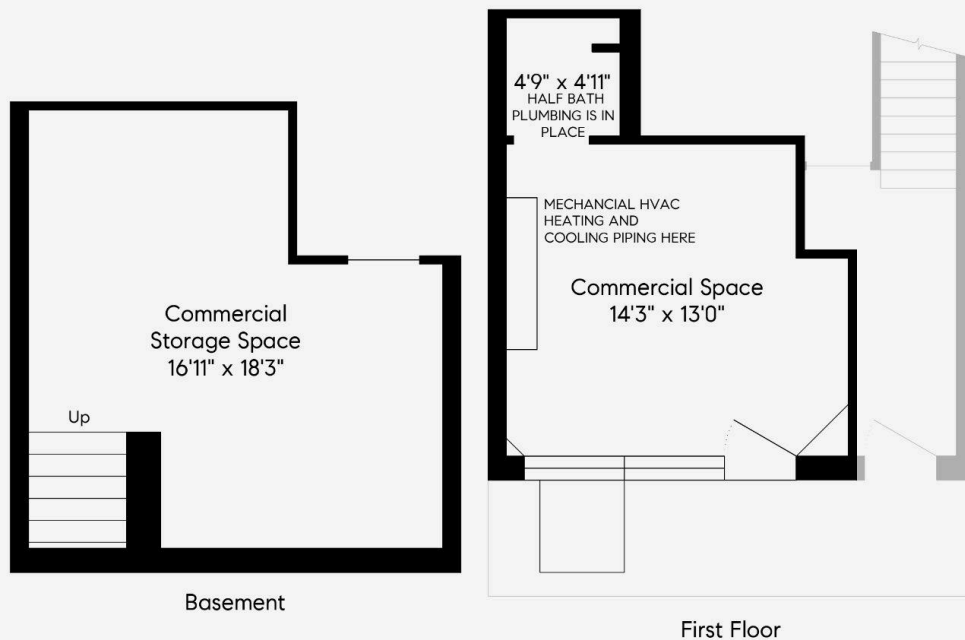
Base Rent (Year 1)	\$3,500/month \$75.26 r/psf
Address	297 Third Avenue Brooklyn, NY 11215
Size	558 Total SF Ground Floor Retail: 237 SF Basement Storage: 321 SF
Condition	Grey Shell
Lease Term & Setup	Flexible Base Rent (Year 1): \$3,500/month 3% Annual Increase Tenant Pays Utilities Available for Immediate Occupancy



Floor Plan

150 AMPS SERVICE
NEW PLUMBING READY FOR HALF BATH AND HEATING AND COOLING
LOWER LEVEL STORAGE
HIGH CEILINGS
NEW WINDOW OPENING AND DOOR OPENING

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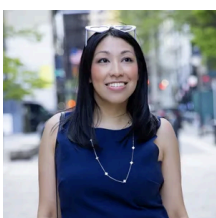


297 3rd Avenue

Commercial Space



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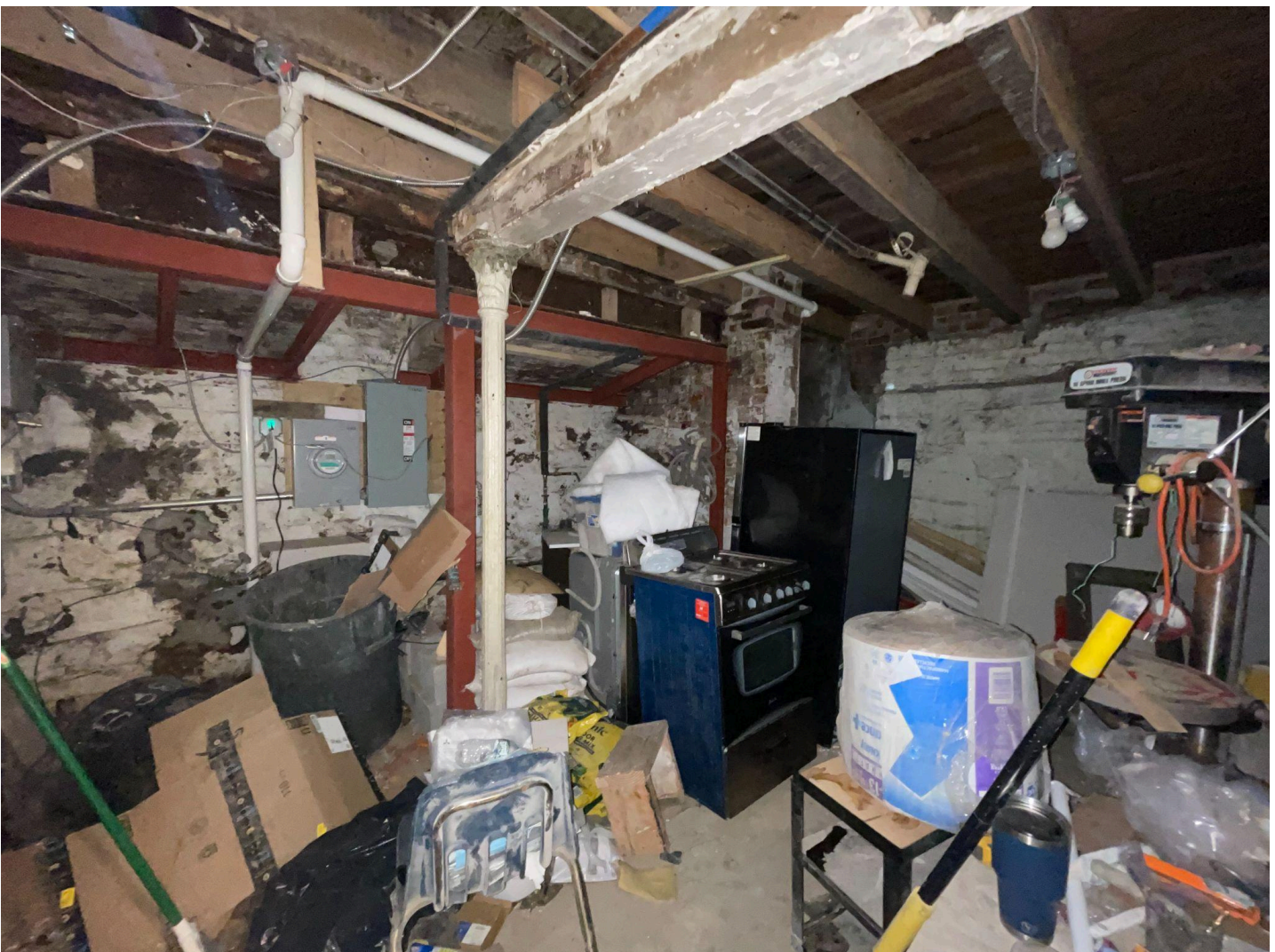
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Listing Photos



Ground Floor, Commercial Retail Space



Basement, Commercial Storage Space

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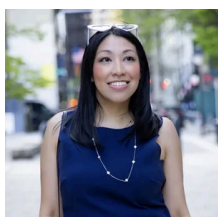
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Map



Highlights

- Steps from (R) Union Street Station
- Short walk from Whole Foods



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