

3041 AVENUE U, BROOKLYN, NY 11229

FOR LEASE

3,000 SF BUILT OUT MEDICAL OFFICE

Between Coyle Street & Ford Street



\$8,500
Price/Month

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TRI STATE COMMERCIAL®

PROPERTY SUMMARY

LOCATION

Located in the Sheepshead Bay neighborhood of Brooklyn.

SPACE DETAILS

- Price: \$8,500.00
- Second Floor
- Elevator in the Building

TRANSPORTATION

Q Train at Avenue U

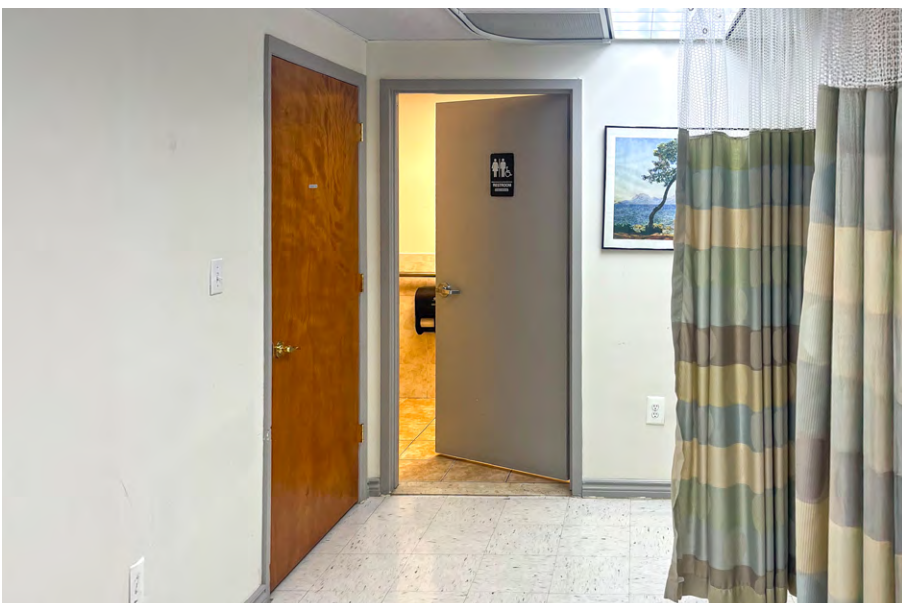
B3 **BM4** **B31** **B44-SBS** **B44** **B36** Bus Lines

NEIGHBORS

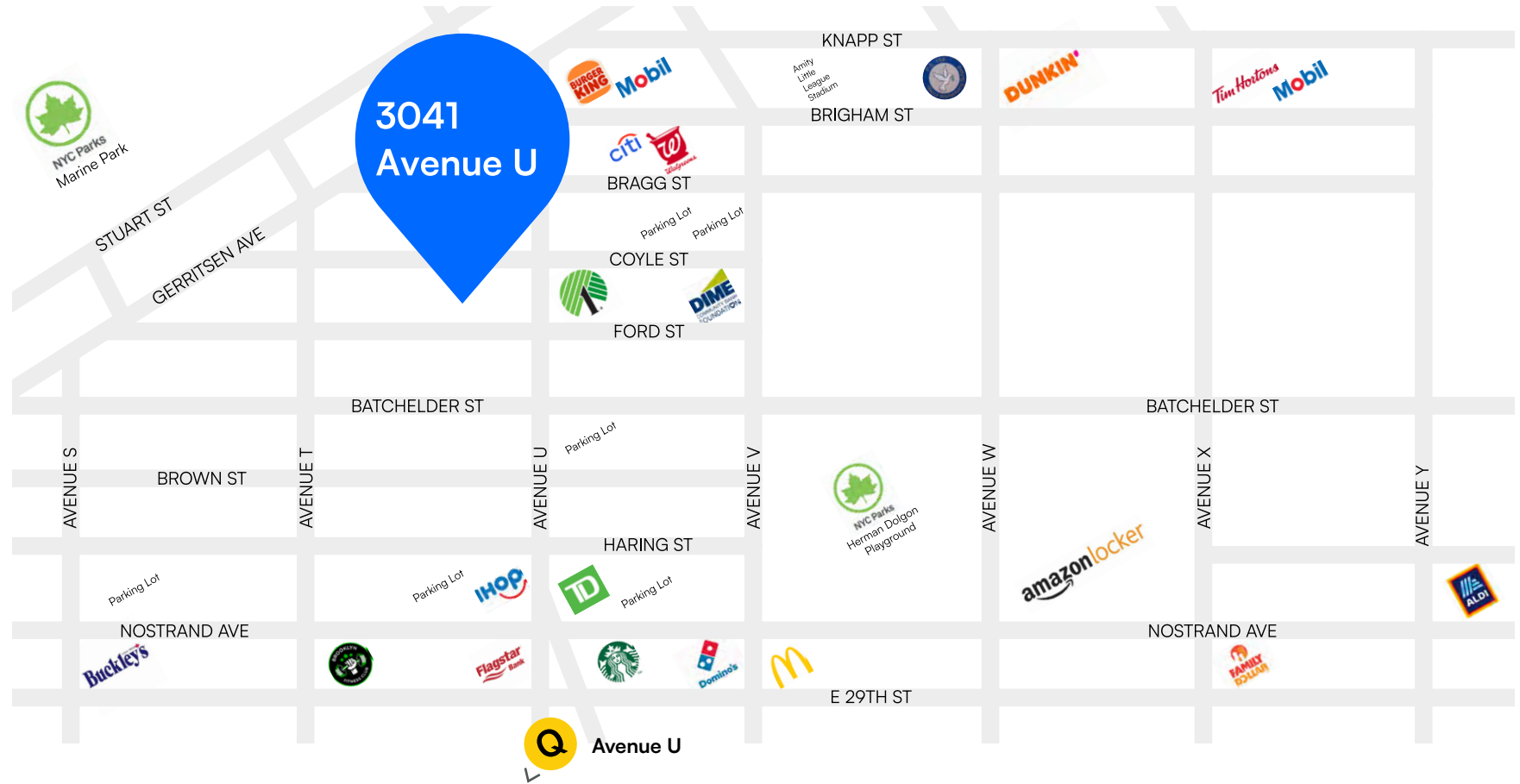
Walgreens Pharmacy, Burger King, Subway, Dollar Tree, Knapp Street Pizza, Knapp Street Bagel Cafe, Zimco Optics Incorporated, Zar Flooring Supplies, Thrifty Beverage Center, M G Medical Supply Inc, and more!



PROPERTY PHOTOS



RETAIL MAP





**PLACE
YOURSELF
ON THE
SHEEPSHEAD
BAY MAP**

LOCATION OVERVIEW

SHEEPSHEAD BAY

At the intersection of Sheepshead Bay and Marine Park, this stretch of Avenue U offers a unique blend of neighborhood charm and commercial vibrancy in South Brooklyn. The area sees steady foot traffic and strong local engagement, with a mix of long-standing businesses, cultural institutions, and diverse eateries. Well-served by nearby subway lines and bus routes, it provides a seamless connection between coastal calm and urban convenience.

POINTS OF INTEREST

- Marine Park
- Gerritsen Beach
- UA Sheepshead Bay 14 Cinemas
- Salt Marsh Nature Center
- Holocaust Memorial Park
- Kelly Park

DEMOGRAPHICS

Within a one-mile radius of the property

30,620

Total Households

82,578

People

\$113,611

Avg Household Income

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