

534 SUTTER AVENUE, BROOKLYN, NY 11207

FOR LEASE

450 – 1,980 SF EAST NEW YORK VENTED RETAIL SPACES WITH GLASS FRONTAGE

Between Williams Avenue & Hinsdale Street



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TRI STATE COMMERCIAL®

PROPERTY SUMMARY

LOCATION

Located in the East New York neighborhood of Brooklyn.

LOCATION HIGHLIGHTS

- Excellent Street Frontage and Visibility
- Close Proximity to Public Transit / Subway
- Dense Residential Population Nearby

SPACE DETAILS

- Space A (Corner): 1,000 SF
- Space B (Inline): 480 SF
- Space C (Inline): 450 SF

Option to Combine

- Space A+B: 1,480 SF
- Space B+C: 930 SF
- Space A+B+C: 1,930 SF

PROPERTY HIGHLIGHTS

- Wrap Around Frontage – Space A
- Vented With Gas
- Glass Storefront
- Ground Floor Access
- Hood
- High Visibility Storefront
- 2nd Generation Restaurant
- Ideal for Cafe Users, QSR Users, Beauty Salon Users, or Medspa Users

TRANSPORTATION

 Train at Sutter Avenue

   Bus Lines

NEIGHBORS

Dunkin', Sutter Chicken Gyro, US Fried Chicken, Out in Style, Inc., DTM Signs and Truck Wraps, Yummy Lotus, Green Pharmacy, Caribbean Breeze Banquet Hall, BK Pizza, Vera's, Mucho Loco Deli, Condado, Georgia Deli Corp., Carranza Pizza, and more!



Exterior Space A



Exterior Space C

PROPERTY PHOTOS SPACE A



PROPERTY PHOTOS SPACE B



PROPERTY PHOTOS SPACE C



RETAIL MAP



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