

871 MIDWOOD STREET, BROOKLYN, NY 11203 AKA 482 UTICA AVENUE, BROOKLYN, NY 11203

FOR LEASE

4,200 SF BUILT OUT RETAIL SPACE

On the Corner of Utica Avenue & Midwood Street



SHLOMI BAGDADI
212.433.3355 x101
sb@tristatecr.com

JOEY SAKKAL
212.433.3355 x208
joey.s@tristatecr.com

AVI SAADIA
212.433.3355 x1011
avi.s@tristatecr.com

TRI STATE COMMERCIAL®

PROPERTY SUMMARY

LOCATION

Located in the East Flatbush neighborhood of Brooklyn.

SPACE DETAILS

- Former Juice Bar
- Full Bar in Place
- Multiple Windows Providing Abundant Natural Light
- Corner Location
- 4 Private Parking Spaces
- Glass Storefront
- Vanilla Box
- Excellent Street Frontage and Visibility
- Heavy Vehicle Traffic Area
- Perfect for a Restaurant Event Space, Salon, or Office
- Can be Vented

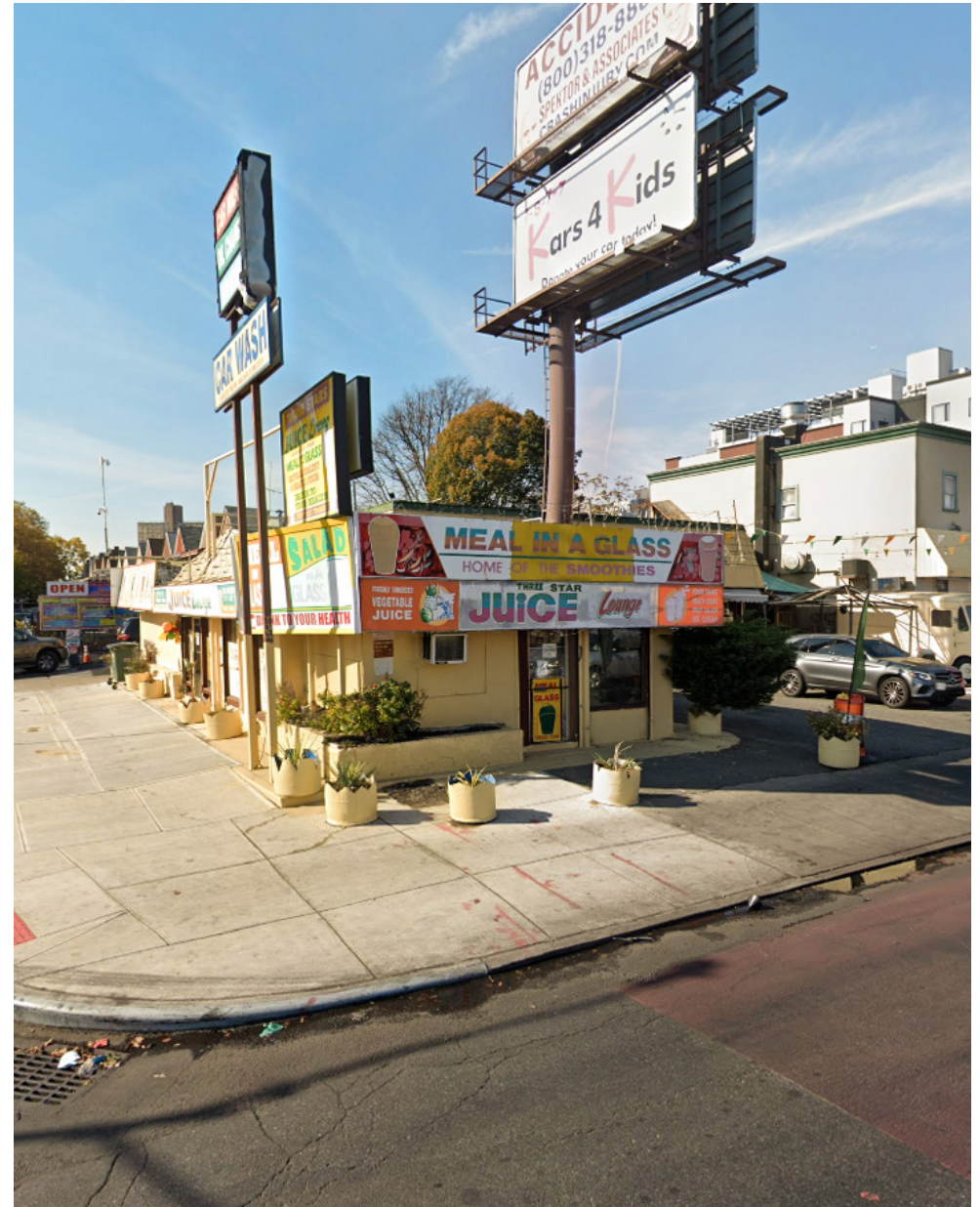
TRANSPORTATION

2 **3** **4** **5** Trains at Crown Heights – Utica Avenue

B46 **B17** **B12** **B46-SBS** Bus Lines

NEIGHBORS

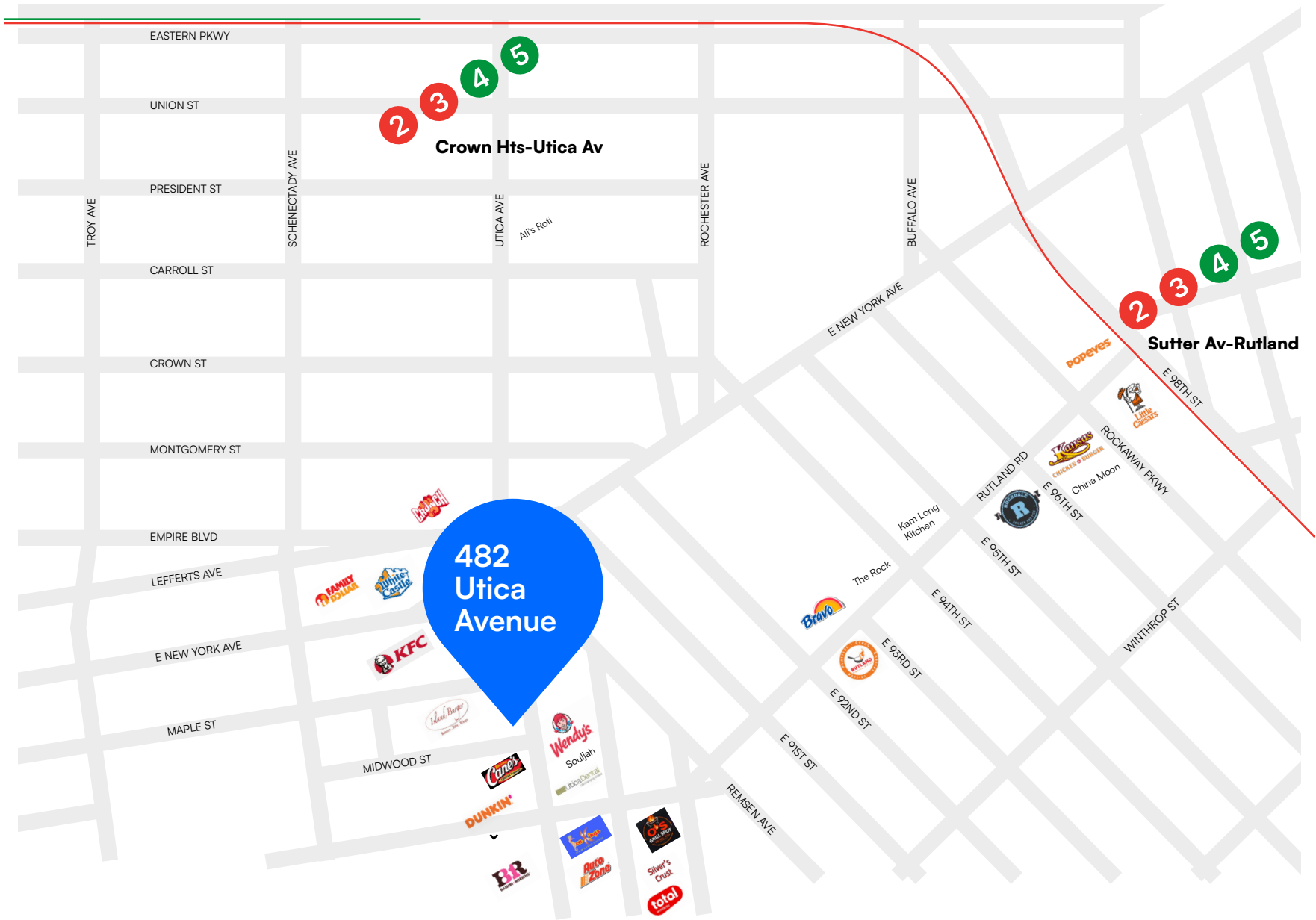
Dunkin', KFC, Wendy's, Sea Kings Steam and Fry Seafood Inc, Raising Cane's Chicken Fingers, Island Burger, White Castle, Family Dollar, Utica Family Dentistry, O's Grill Spot, AutoZone Auto Parts, Jack Bailys, Silver Krust, Utica Family Dentistry, Total Wireless, Crunch Fitness, and more!



PROPERTY PHOTOS



RETAIL MAP



871 MIDWOOD STREET, BROOKLYN, NY 11203 AKA 482 UTICA AVENUE, BROOKLYN, NY 11203

4,200 SF BUILT OUT RETAIL SPACE

On the Corner of Utica Avenue & Midwood Street

For Pricing Call: **212.433.3355**

SHLOMI BAGDADI
212.433.3355 x101
sb@tristatecr.com

JOEY SAKKAL
212.433.3355 x208
joey.s@tristatecr.com

AVI SAADIA
212.433.3355 x1011
avi.s@tristatecr.com

TSC.