

969 FLATBUSH AVENUE, BROOKLYN, NY 11226

FOR LEASE

# 2,000 SF VANILA BOX RETAIL SPACE WITH 22 FT FRONTAGE AND FULL BASEMENT

Between Albermarle Road & Snyder Avenue



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**TRI STATE COMMERCIAL®**

## PROPERTY SUMMARY

### LOCATION

Located in the Flatbush neighborhood of Brooklyn.

### HIGHLIGHTS

- High Pedestrian Traffic Area
- High Foot Traffic Location
- Surrounded by National Retailers
- Strong Co-Tenancy with National Retailers
- Dense Residential Population Nearby

### SPACE DETAILS

- First Floor Access
- 22 FT Frontage
- HVAC System
- Glass Storefront
- Sprinklers in Place
- Vanilla Box
- Basement

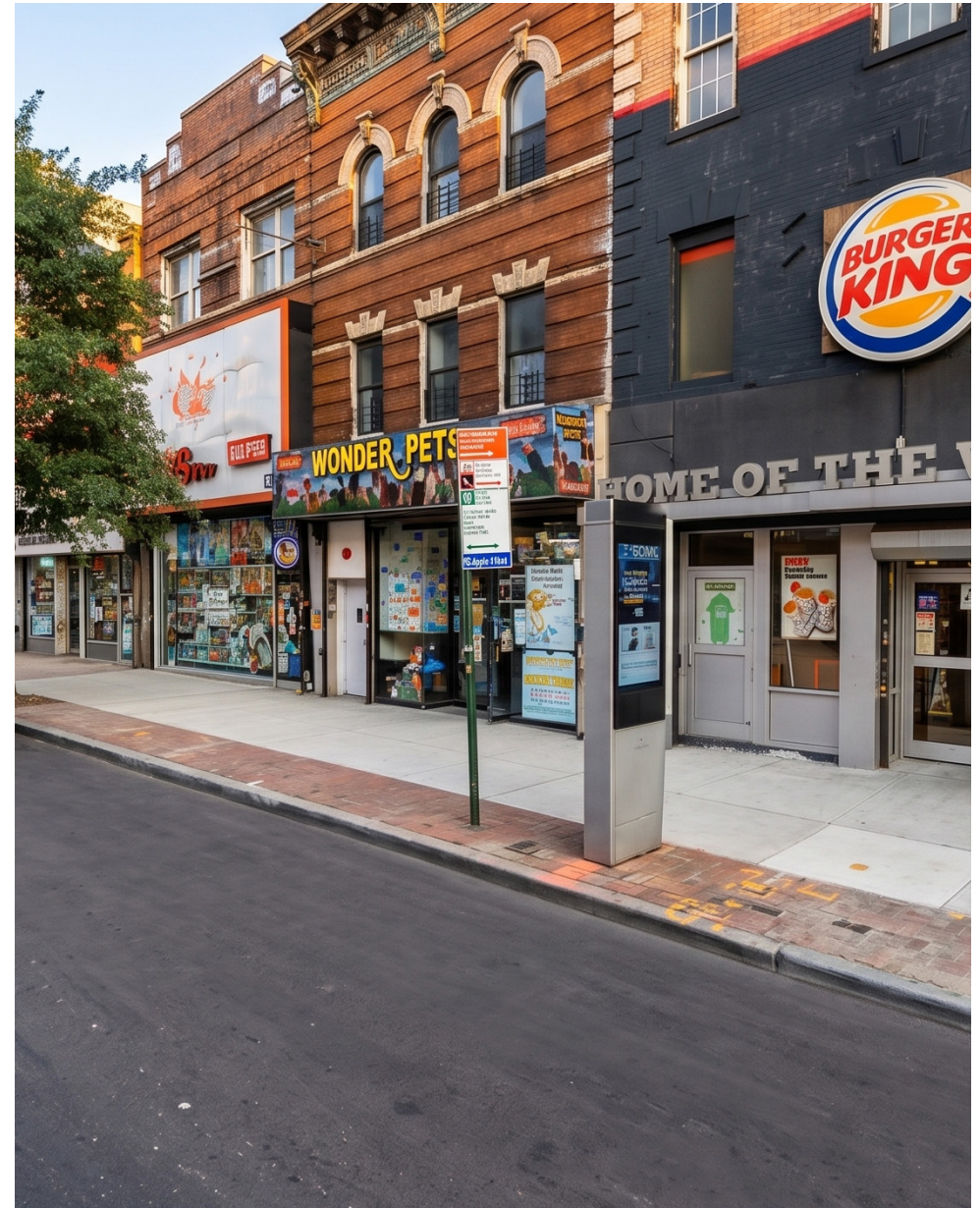
### TRANSPORTATION

**Q B 5 2** Trains at Church Avenue

**B41 B35 B49** Bus Lines

### NEIGHBORS

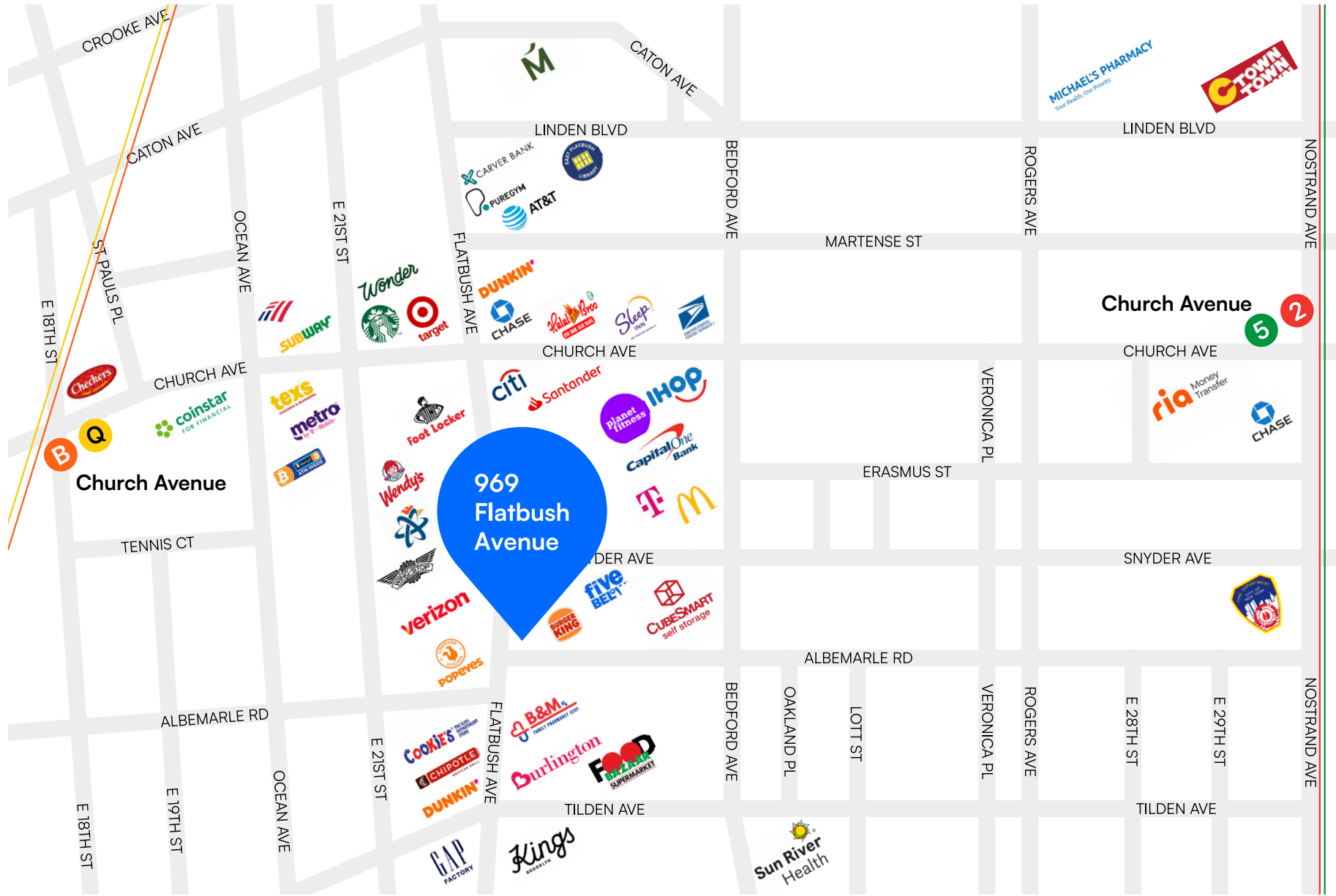
Target, Walgreens, TD Bank, Chase Bank, Starbucks, Chipotle, Subway, T-Mobile, CVS Pharmacy, Domino's, Blink Fitness, and more!



# PROPERTY PHOTOS



# RETAIL MAP



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**TSC.**