

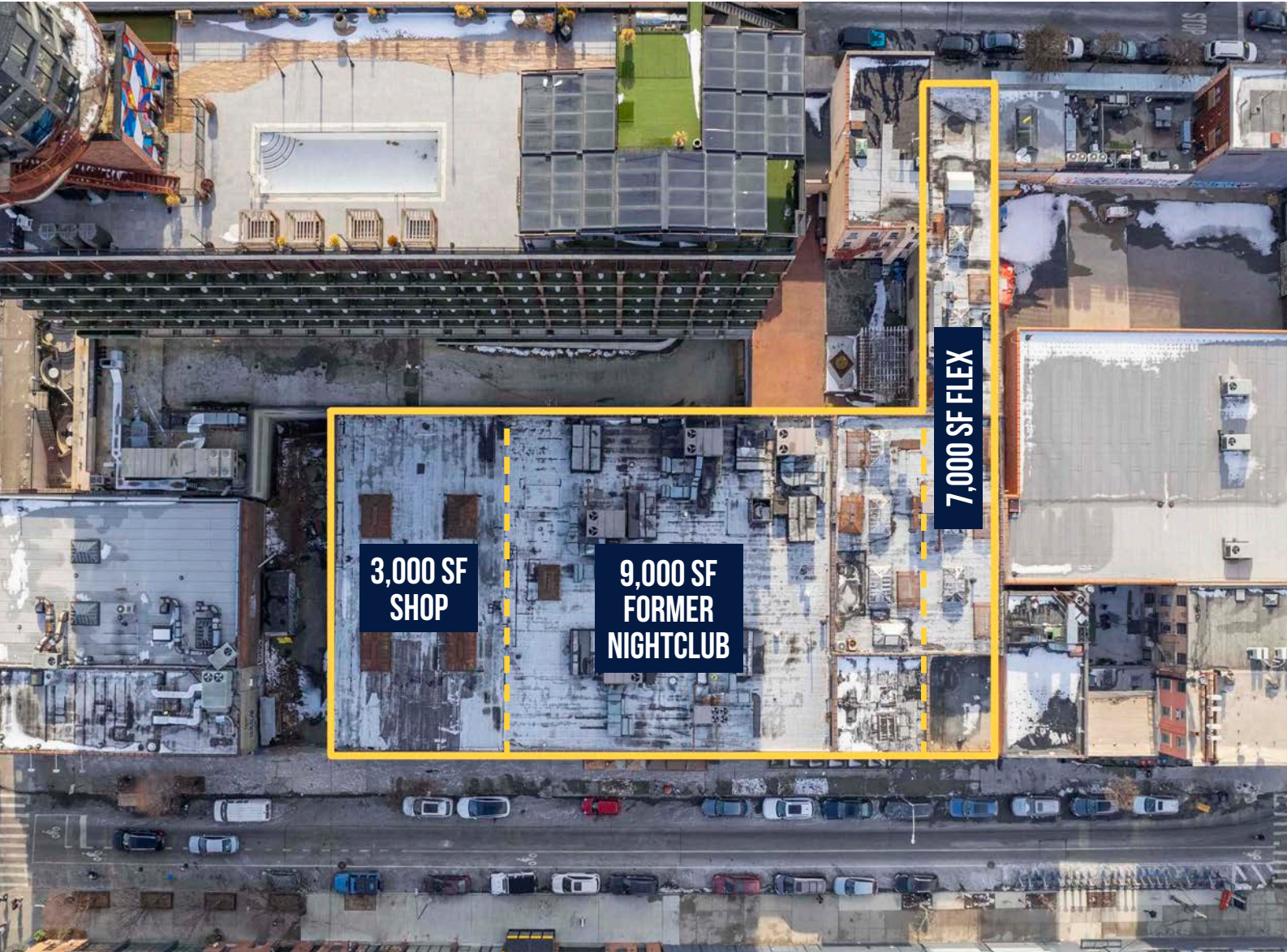
PRIME NORTH WILLIAMSBURG RETAIL / FLEX FOR LEASE

54 N. 11TH STREET, BROOKLYN



PROPERTY INFORMATION

54 N. 11TH STREET, N. WILLIAMSBURG
PRIME BROOKLYN FLEX / RETAIL FOR LEASE



54 N. 11th Street presents versatile options for entertainment, retail, flex, or light industrial uses in a highly sought-after Williamsburg location.

Approximately 9,000 sf of the property was formerly a popular nightclub venue and is equipped with relevant infrastructure, like central air, a stage, comprehensive front and back-of-house areas, coat check, high-capacity bathrooms, and a bar, making it uniquely positioned to support a variety of recreational, F&B or entertainment uses. The balance of the property is comprised of versatile flex space with potential for any permitted use including light industrial, storage, artist studios, gallery space and more.

Strategically situated on N. 11th Street near Kent Avenue, the property's location offers outstanding accessibility via the Bedford Avenue L, the East River Ferry, and multiple bike paths, as well as outstanding proximity to expansive green spaces including McCarren Park and Bushwick Inlet Park along the coveted Brooklyn waterfront.

Block / Lot	2295 / 9
Total Building	19,000 sf
Shop Area	3,000 sf
Former Nightclub	9,000 sf
Flex Space	7,000 sf
Loading	Drive-in Doors
Power	800 Amps 3-Phase
Zoning	M1-2
Asking Price	Call or E-mail



For More Information or To Schedule
A Tour, Contact Exclusive Agents:

Ranee Jaber | 718-729-7474 x135 | 917-757-4729 Cell | RJaber@DYRealty.com
Michael Marra | 718-729-7474 x121 | 914-299-8781 Cell | MMarra@DYRealty.com
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PROPERTY PHOTOS

54 N. 11TH STREET, N. WILLIAMSBURG
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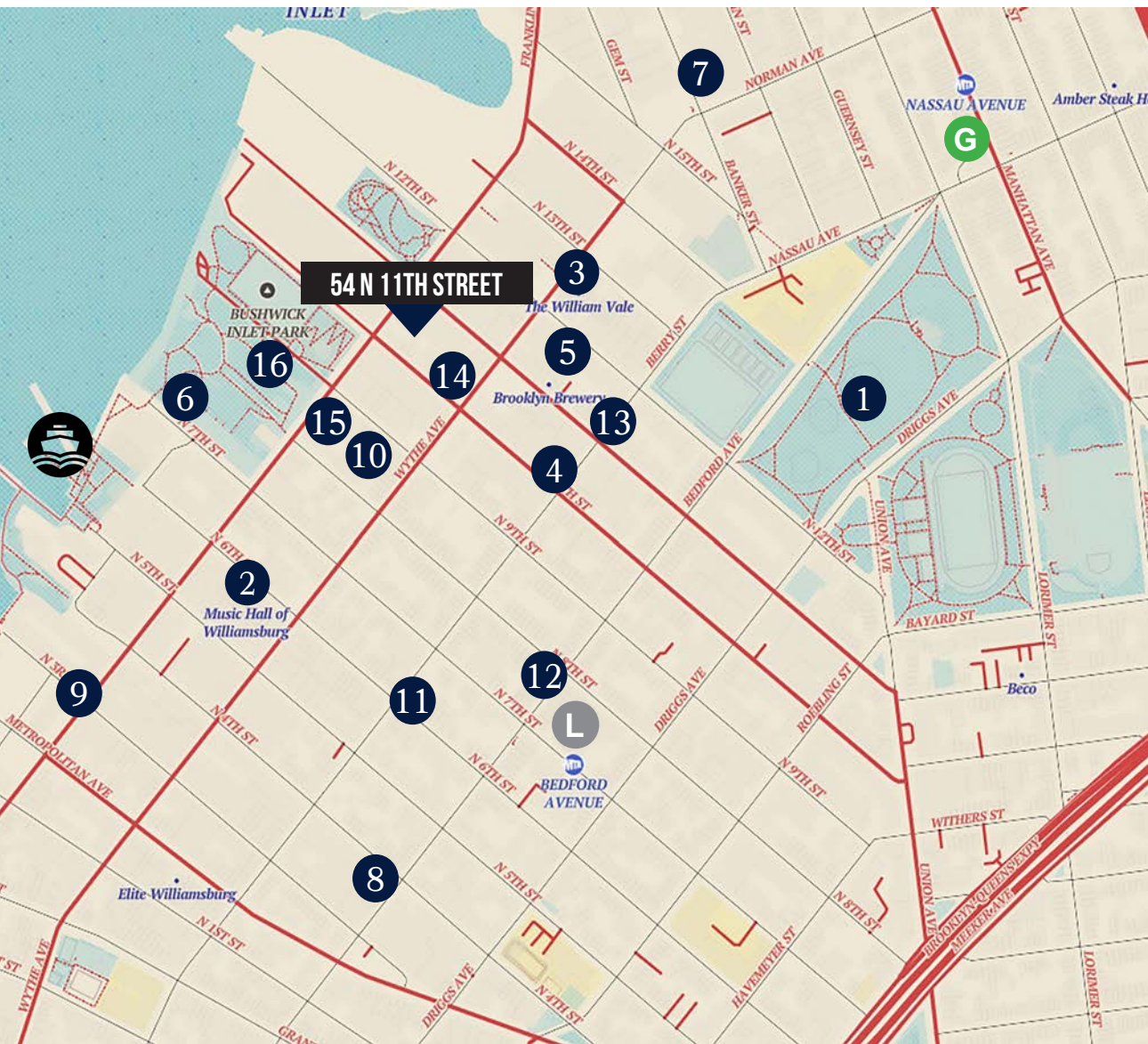


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NEIGHBORHOOD PROFILE

54 N. 11TH STREET, N. WILLIAMSBURG
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- 1 McCarren Park
- 2 Music Hall of Williamsburg
- 3 William Vale Hotel
- 4 Bath House Williamsburg
- 5 Brooklyn Bowl
- 6 Smorgasburg
- 7 Rule of Thirds
- 8 Whole Foods
- 9 Trader Joe's
- 10 The Second City
- 11 Partners Coffee
- 12 Sweet Chick
- 13 Mable's Smokehouse
- 14 Arlo Hotel
- 15 Macoletta
- 16 Bushwick Inlet Park



As a renowned culinary, art, and entertainment hub with a high-income local population, Williamsburg is home to a dynamic mix of popular destinations and upcoming developments, including the Wythe Hotel, Williamsburg Hotel, William Vale Hotel, Brooklyn Bowl, Beacon's Closet, Berry Park, & McCarren Park.



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