



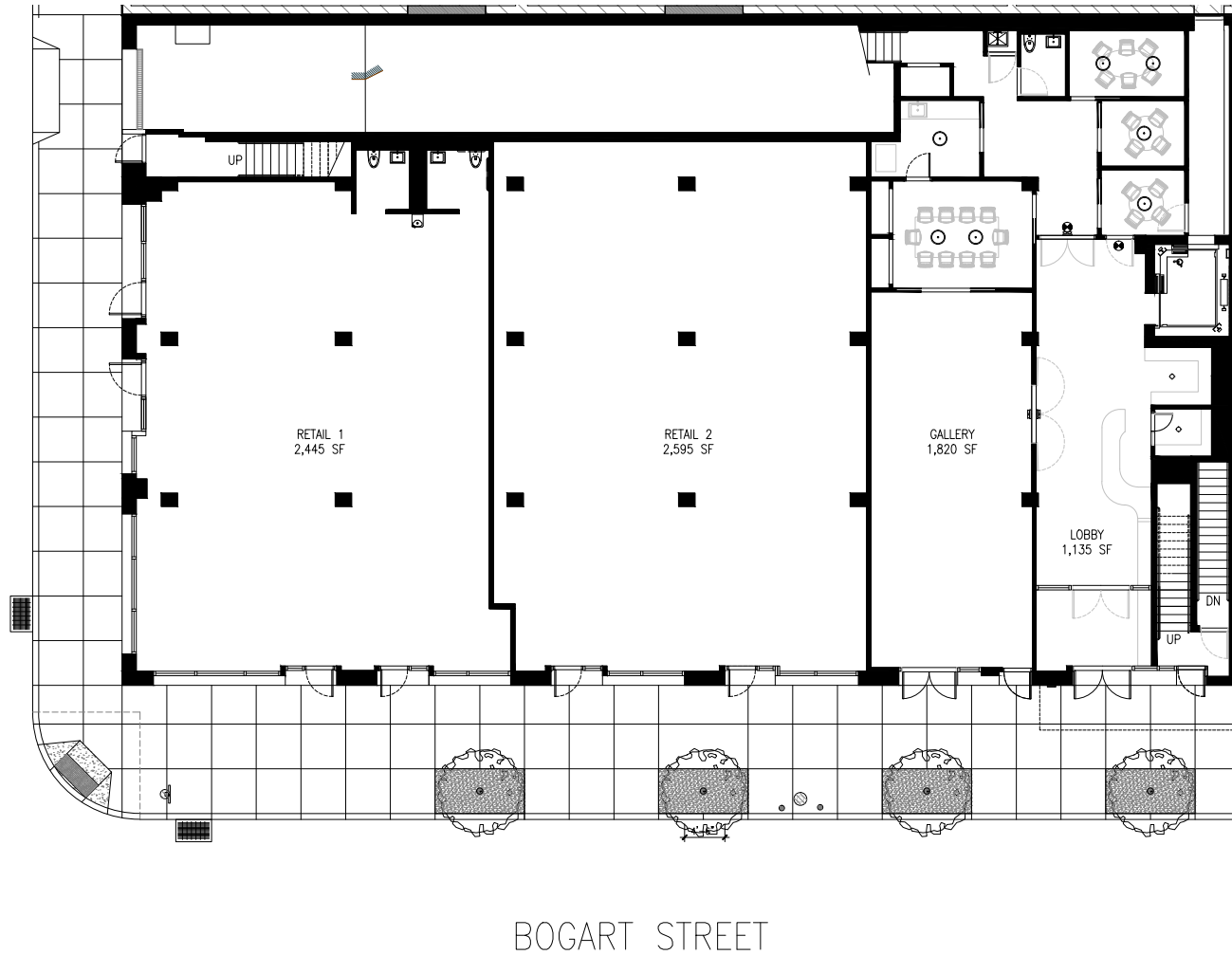
LICENSED REAL ESTATE AGENT

Samuel Foley / W:718.497.1800 / C:347.450.0419
sam@realworksny.com

CEO/BROKER

Nick Tukmanian / W:718.497.1800 / C:646.233.9277
nick@realworksny.com

100bogart.com

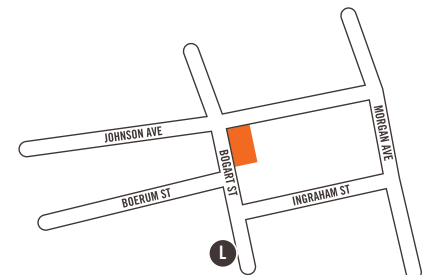


BUILDING SPECIFICATIONS

Ground Level: 5,040 SF
Mezzanine: 1,200 SF
Frontage: 200 FT Corner Wraparound
Ceiling Height: 20 FT

Min. Divisible: 800 SF
Max. Contiguous: 6,240 SF
Parking: 100+ spaces
Total Building Size: 50,000 SF

STREET VIEW



THE KEY

-  RETAIL, RESTAURANTS, BARS
-  DAYTIME RETAIL
-  GALLERIES
-  HOTELS
-  SUBWAY STATION
-  100 BOGART



- | | | | | | |
|--------------------|--------------------------------|--------------------------------|-----------------------|-----------------------|--------------------|
| 1. MADEWELL | 7. CLEARING | 13. ALASKA | 19. BOGART | 31. SHOPS AT THE LOOM | 37. KING NOODLE |
| 2. THE ANCHORED IN | 8. AMANCY'S | 14. NUT ROASTER STAGE | 20. INTERSTATE | 32. BUNNA CAFE | 38. TUTU'S |
| 3. THE WICK | 9. BROOKLYN FIREPROOF STAGES | 15. EL CORTEZ | 21. BROOKLYN NATURALS | 33. HOTEL | 39. GREEN GYM |
| 4. THE SWEATSHOP | 10. OCA ART GALLERY | 16. FALANSAL | 22. SWALLOW CAFE | 34. NY MOORE HOSTEL | 40. HOPS AND HOCKS |
| 5. FEDEX | 11. LUHRING AUGUSTINES GALLERY | 17. TARTINE BAKERY BLUE BOTTLE | 23. PINE BOX | 35. NY LOFT HOSTEL | 41. THE NARROWS |
| 6. KING'S COUNTY | 12. ICHIRAN RAMEN | 18. MOMENTA ART | 24. MOMO SUSHI SHACK | 36. BOAR'S HEAD | 42. FORREST POINT |



NEIGHBORHOOD STATS

- Avg. Age: 29.4 years old
- Avg. Income: \$42,369
- General Population: 163,397 people
(East Williamsburg/Bushwick)
- Morgan L Ridership: 2,513,823 riders/yr
(+5.9% growth)
- Jefferson L Ridership: 2,425,983 riders/yr
(+13.5% growth)
- M Zone Commercial Development: 1 Mill. SF

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