



TRI STATE  
COMMERCIAL®  
REAL ESTATE EXPERTS



FOR LEASE | RETAIL SPACE

1,500 SF | 379 Knickerbocker Ave | Retail Space for Lease

379 Knickerbocker Ave, Brooklyn, NY 11237

Shlomi Bagdadi  
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## Executive Summary



### OFFERING SUMMARY

Available SF:	1,500 SF
Lot Size:	7,500 SF
Building Size:	15,547 SF
Number of Units:	1
Zoning:	C4-3

### PROPERTY OVERVIEW

Prime Bushwick  
Perfect for a discount store, medical user, organic market, and more!

### LOCATION OVERVIEW

Located in the Bushwick neighborhood between Stockholm St & Stanhope St near the Knickerbocker Ave train station.

Nearest transit: M train at Knickerbocker Ave and the B38, B60, and B54 bus lines.

Nearby tenants include Blink Fitness, Walgreens, ModernMD Urgent Care, Foot Locker, McDonald's, T-Mobile, Bank of America, Jimmy Jazz, CityMD Urgent Care, SNIPES, Portabella, AT&T, GameStop, Rent-A-Center, and more!

Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.

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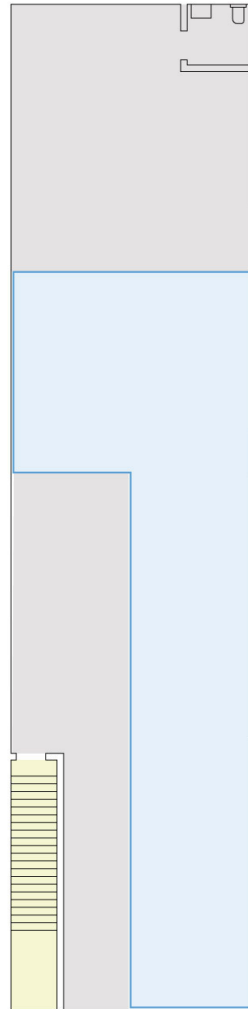


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## Floor Plan



KNICKERBOCKER AVE

379 KNICKERBOCKER AVE  
1,500 SF

All square footage are approximate.

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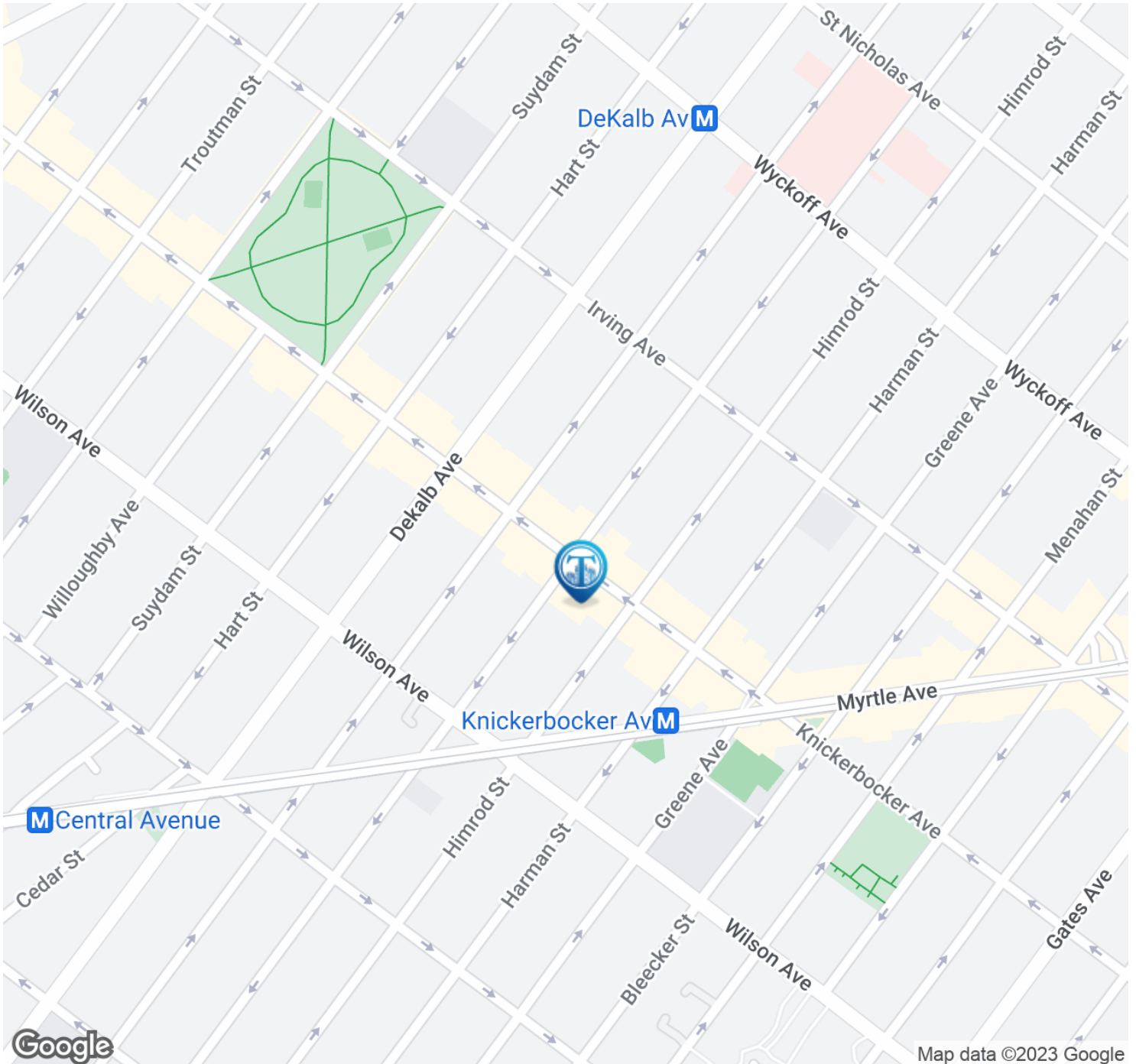
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## Location Map



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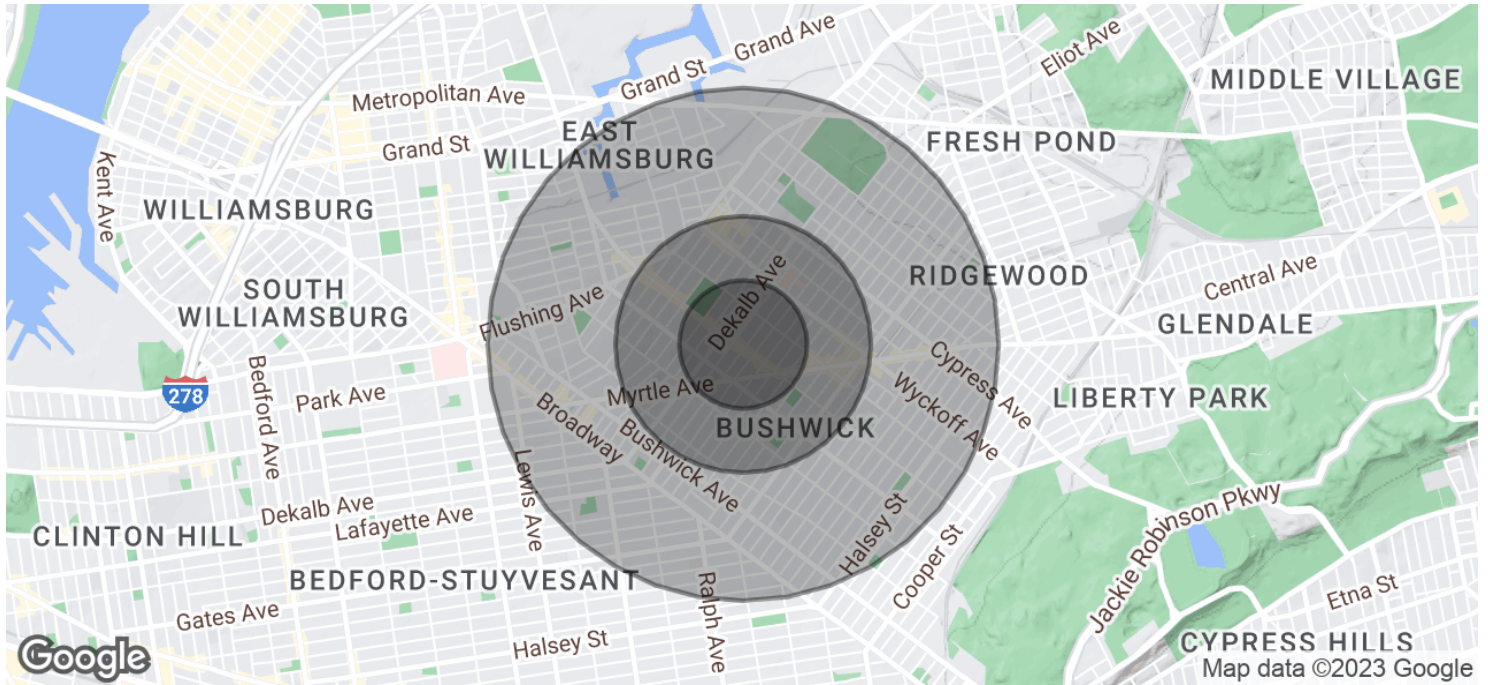
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Demographics Map & Report



**POPULATION**

	<b>0.25 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Population	14,789	51,917	164,935
Average Age	30.0	31.3	32.6
Average Age (Male)	29.7	30.6	32.0
Average Age (Female)	30.0	32.3	33.4

**HOUSEHOLDS & INCOME**

	<b>0.25 MILES</b>	<b>0.5 MILES</b>	<b>1 MILE</b>
Total Households	5,981	21,189	65,308
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$76,062	\$73,127	\$78,404
Average House Value	\$190,705	\$391,179	\$510,971

\* Demographic data derived from 2020 ACS - US Census

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## Retailer Map



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