



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS

For Lease



Two 800 SF Retail Spaces for Lease

800 - 1,600 SF • 2 Units

214 Knickerbocker Ave • Brooklyn • NY

Offered at **Call: 718-437-6100**

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Fredy Halabi
☎ 718.437.6100 x114
Fredy.H@TriStateCR.com



Location Overview

Located in the rapidly growing Bushwick neighborhood of Brooklyn between Jefferson St and Troutman St near the Jefferson St subway station.

Nearest Transit: L train at Jefferson St and B60, B57, & B38 bus lines.

Nearby tenants include McDonald's, IHOP, Walgreens Pharmacy, Pizza Hut, The Rosemont, Ichiran, Dunkin, IC Brooklyn Cafe, Mad Tropical, Bank of America, Mominette Bistro, Bunna Cafe, Nook, Starr Bar, and more!

Main Highlights

- ▶ Glass frontage
- ▶ Backyard
- ▶ Basement
- ▶ Space A: 800 SF
- ▶ Space B: 800 SF



4,125 SF

Total Building Size



2,500 SF

Lot Size



2

Number of Units



R6, C1-3

Zoning

FOR LEASE • 2 Units • 800 - 1,600 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
 ☎ 718.437.6100
 sb@tristatecr.com

Fredy Halabi
 ☎ 718.437.6100 x114
 Fredy.H@TriStateCR.com

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.

Additional Photos

214 Knickerbocker Ave, Brooklyn, NY 11237



FOR LEASE • 2 Units • 800 - 1,600 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Fredy Halabi
☎ 718.437.6100 x114
Fredy.H@TriStateCR.com

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.



TriStateCR.com

Retailer Map

214 Knickerbocker Ave, Brooklyn, NY 11237



FOR LEASE • 2 Units • 800 - 1,600 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Fredy Halabi
☎ 718.437.6100 x114
Fredy.H@TriStateCR.com

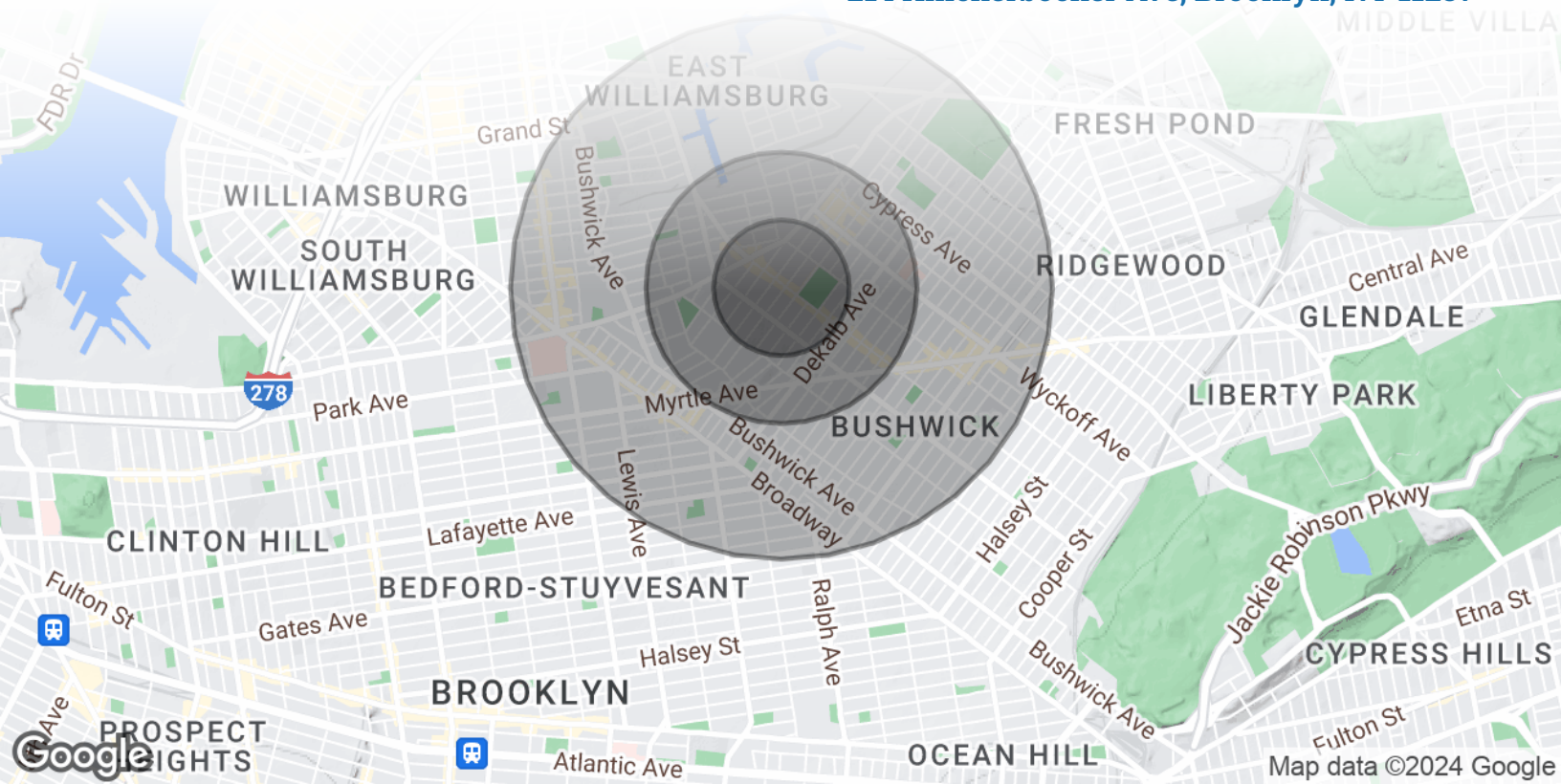
Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.



TriStateCR.com

Area Demographics

214 Knickerbocker Ave, Brooklyn, NY 11237



POPULATION

0.25 MILES

0.5 MILES

1 MILE

Total Population	12,328	38,964	144,134
Average Age	30.1	30.9	32.7
Average Age (Male)	30.5	30.9	31.1
Average Age (Female)	30.1	30.9	34.2



144,134

People within 1 Mile

HOUSEHOLDS & INCOME

0.25 MILES

0.5 MILES

1 MILE

Total Households	4,852	15,487	58,820
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$74,485	\$78,570	\$73,587
Average House Value	\$269,642	\$269,077	\$436,949



\$73,587

Avg Household Income

FOR LEASE • 2 Units • 800 - 1,600 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
📞 718.437.6100
sb@tristatecr.com

Fredy Halabi
📞 718.437.6100 x114
Fredy.H@TriStateCR.com

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.

For Lease



TriStateCR.com

800 - 1,600 SF |
214 Knickerbocker Ave |
Two 800 SF Retail Spaces for Lease

2 Units • 1,600 SF • For Pricing **Call: 718-437-6100**

214 Knickerbocker Ave • Brooklyn • NY

Shlomi Bagdadi

☎ 718.437.6100

sb@tristatecr.com

Fredy Halabi

☎ 718.437.6100 x114

Fredy.H@TriStateCR.com