



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS

For Lease



Vented Retail Space

730 SF

32 Court Street • Brooklyn • NY • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Avi Akiva
☎ 718.437.6100 x110
Avi.A@TriStateCR.com



Location Overview

Located in the Brooklyn Heights neighborhood of Brooklyn between Remsen St & Joralemon St near the Borough Hall subway station.

Nearest Transit: 2, 3, 5, & 5 trains at Borough Hall, R train at Court St, and the B26, B38, B25, B52, B45, & B41 bus lines.

Nearby tenants include Daune Reade, TD Bank, Equinox, Dunkin', Shake Shack, Trader Joe's, Orangetheory Fitness, Bank of America, Panera, Planet Fitness, Paris Baguette, Starbucks, Blink Fitness, and more!

Main Highlights

- ▶ 630 SF basement for storage
- ▶ Vented
- ▶ Great location with tons of car and foot traffic
- ▶ Landmarked facade



110,000 SF

Total Building Size



5,800 SF

Lot Size

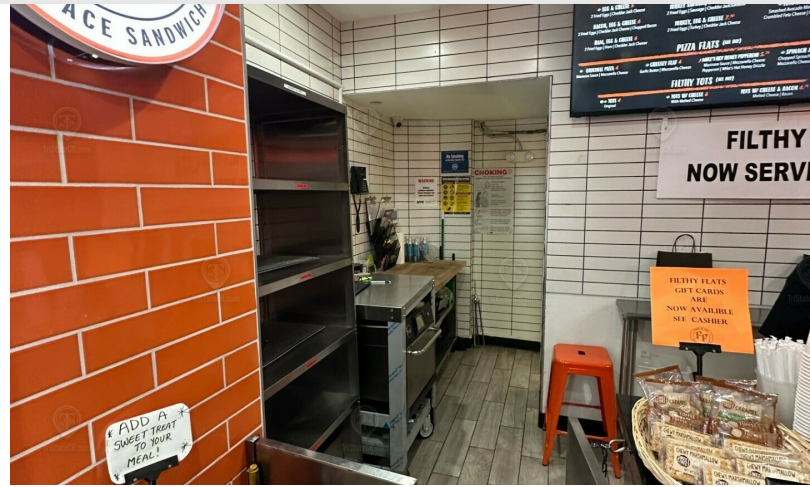
FOR LEASE • 730 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
 ☎ 718.437.6100
 sb@tristatecr.com

Avi Akiva
 ☎ 718.437.6100 x110
 Avi.A@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 • 730 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
 ☎ 718.437.6100
 sb@tristatecr.com

Avi Akiva
 ☎ 718.437.6100 x110
 Avi.A@TriStateCR.com

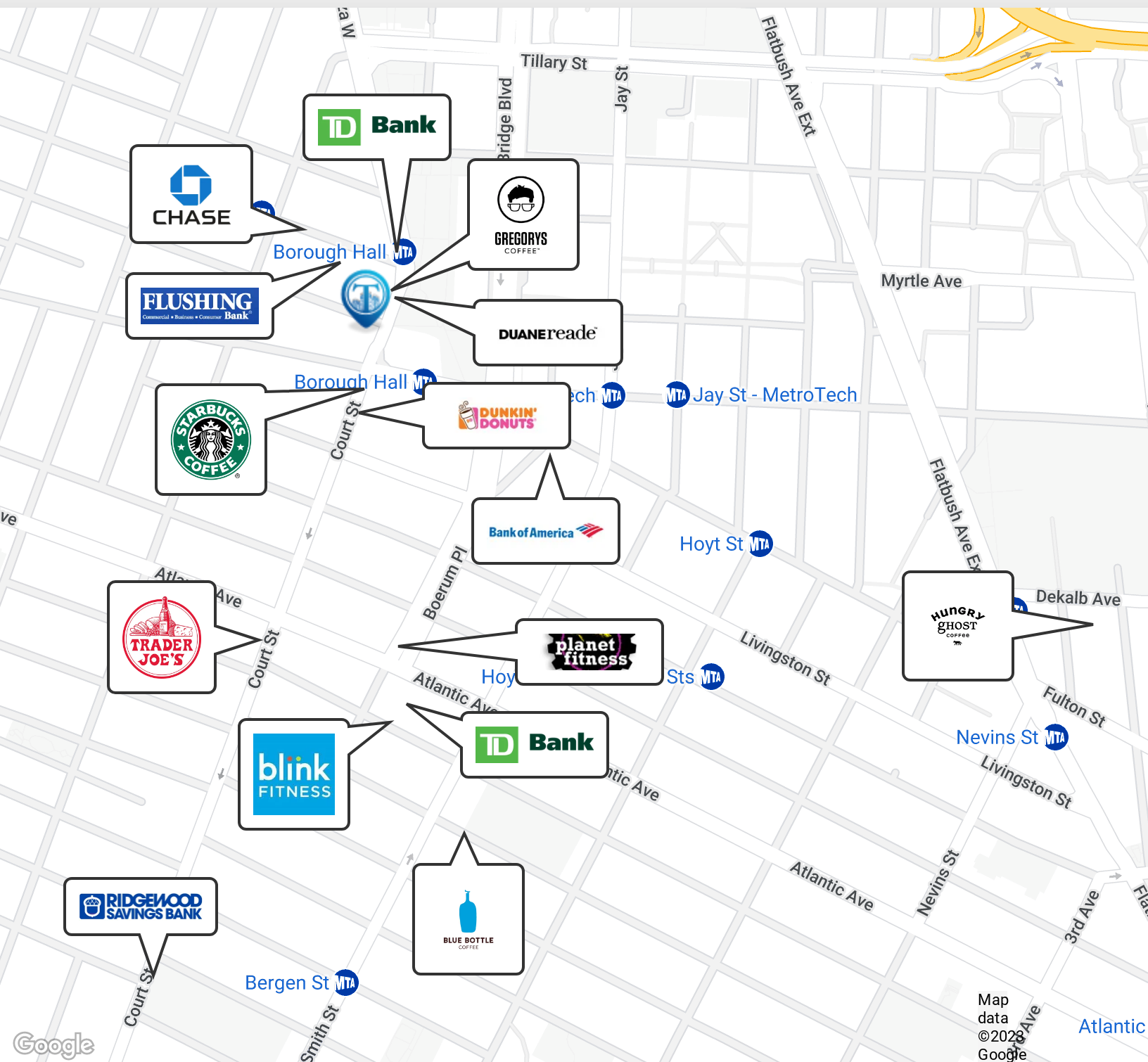
Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.



TriStateCR.com

Retailer Map

32 Court Street, Brooklyn, NY 11201



FOR LEASE • 730 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
 ☎ 718.437.6100
 sb@tristatecr.com

Avi Akiva
 ☎ 718.437.6100 x110
 Avi.A@TriStateCR.com

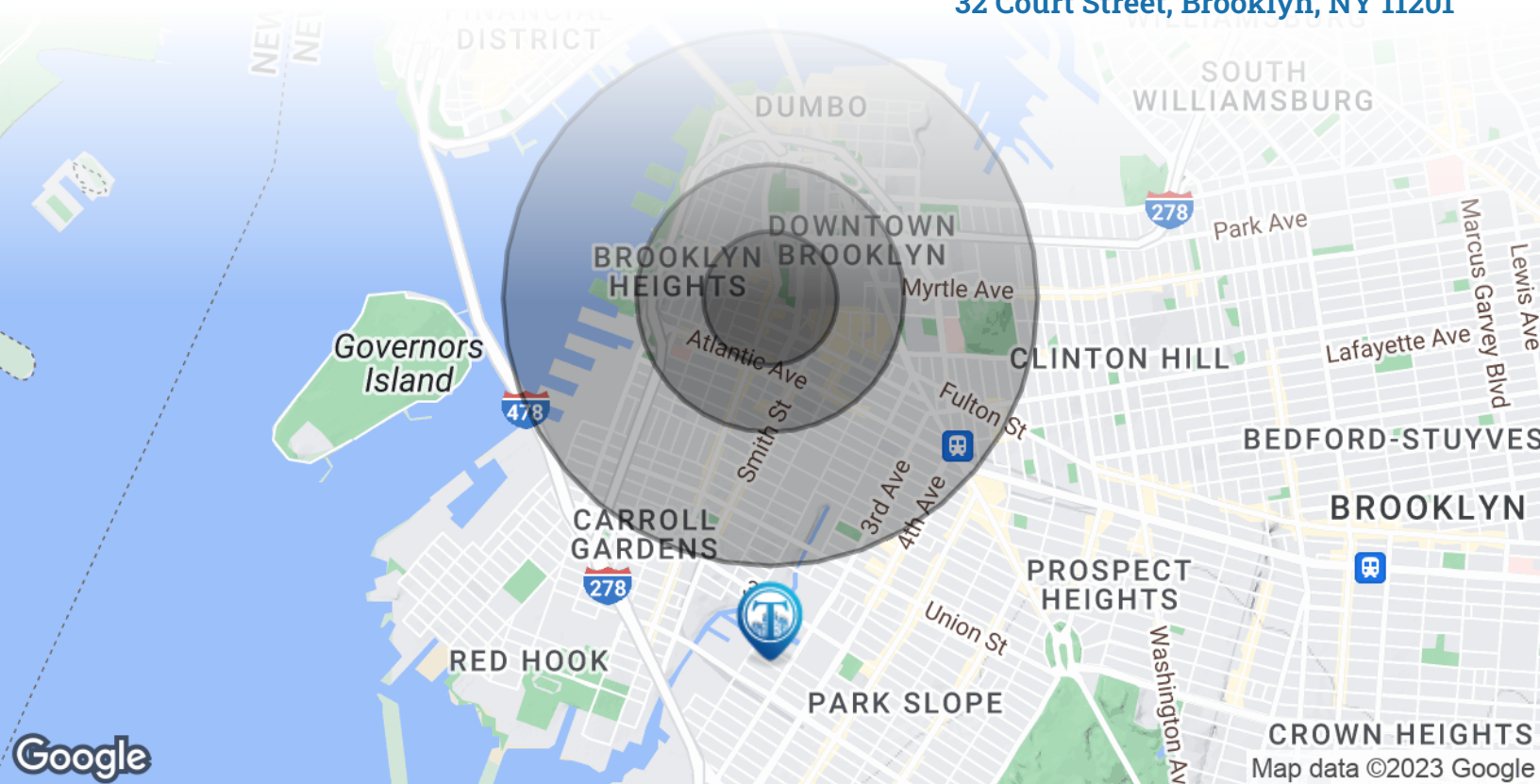
Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.



TriStateCR.com

Area Demographics

32 Court Street, Brooklyn, NY 11201



POPULATION

0.25 MILES

0.5 MILES

1 MILE

Total Population	10,675	44,569	118,084
Average Age	36.4	36.2	35.5
Average Age (Male)	36.3	35.8	34.5
Average Age (Female)	35.9	36.5	36.7



118,084

People within 1 Mile

HOUSEHOLDS & INCOME

0.25 MILES

0.5 MILES

1 MILE

Total Households	5,908	23,173	56,728
# of Persons per HH	1.8	1.9	2.1
Average HH Income	\$199,094	\$180,996	\$168,141
Average House Value	\$933,342	\$1,107,231	\$1,058,775



\$168,141

Avg Household Income

FOR LEASE • 730 SF • For Pricing

Call: 718-437-6100

Shlomi Bagdadi
 📞 718.437.6100
 sb@tristatecr.com

Avi Akiva
 📞 718.437.6100 x110
 Avi.A@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

730 SF | 32 Court St | Vented Retail Space for Lease

730 SF • For Pricing **Call: 718-437-6100**

32 Court Street • Brooklyn • NY

Shlomi Bagdadi

☎ 718.437.6100

sb@tristatecr.com

Avi Akiva

☎ 718.437.6100 x110

Avi.A@TriStateCR.com