



TRI STATE
COMMERCIAL®
REAL ESTATE EXPERTS

For Lease



Prime Retail Space

14,919 SF

295 Front St • Brooklyn • NY

For Pricing Call: 718-437-6100

Shlomi Bagdadi
☎ 718.437.6100
sb@tristatecr.com

Eddie Keda
☎ 718.437.6100 x117
Eddie.K@TriStateCR.com



Location Overview

Located in the Vinegar Hill neighborhood of Brooklyn between Gold St & Hudson Ave near the Brooklyn Bridge, Manhattan Bridge, & the York St subway station.

Nearby transit: F train at York St and the B62 & B67 bus lines.

Nearby tenants include Lifetime Fitness, Vinegar Hill House, Cafe Gitane, Evil Twin Brewing, Westville, Bread and Spread, Timeout Market, Wegmans, Bank of America, Equinox, Chase Bank, West Elm, and more!

Main Highlights

- ▶ Vanilla box
- ▶ 13 ft ceilings
- ▶ Tons of sunlight
- ▶ Great branding opportunity



75,500 SF

Total Building Size



13,000 SF

Lot Size

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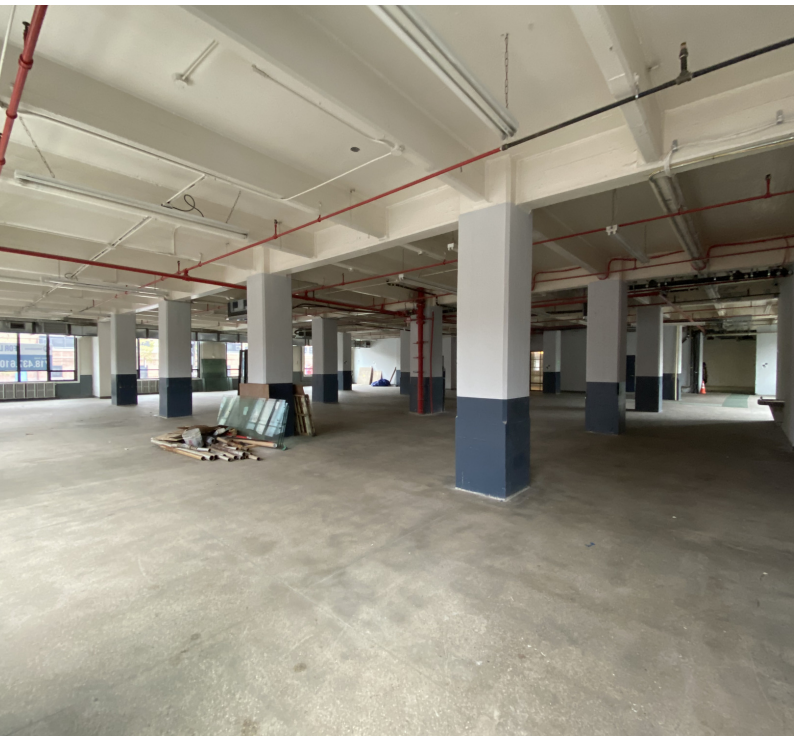
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Additional Photos

295 Front St, Brooklyn, NY 11201



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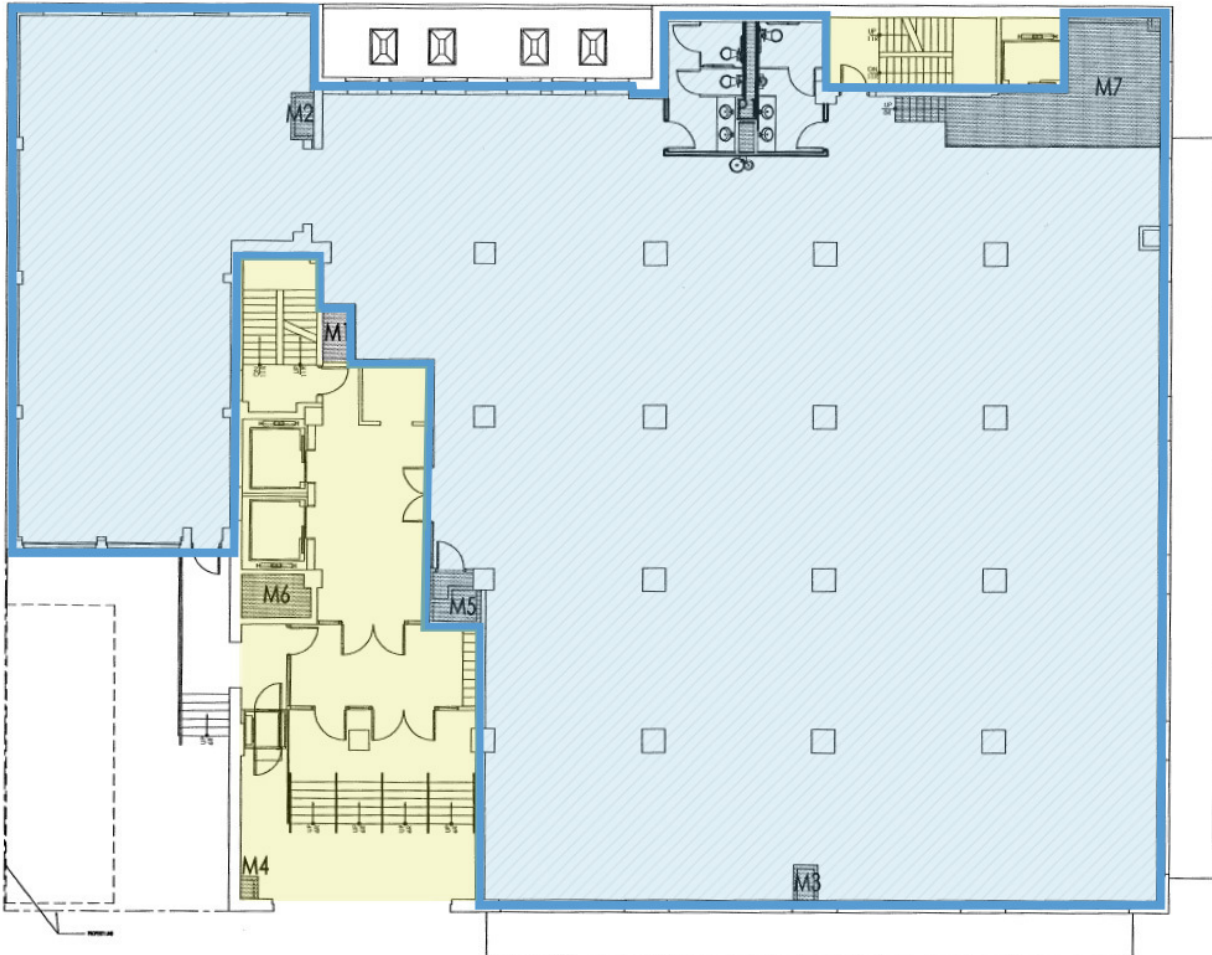
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Floor Plan

295 Front St, Brooklyn, NY 11201



295 FRONT STREET GROUND FLOOR + OUTDOOR SPACE: 14,919 SF

ALL SQUARE FOOTAGES
ARE APPROXIMATE

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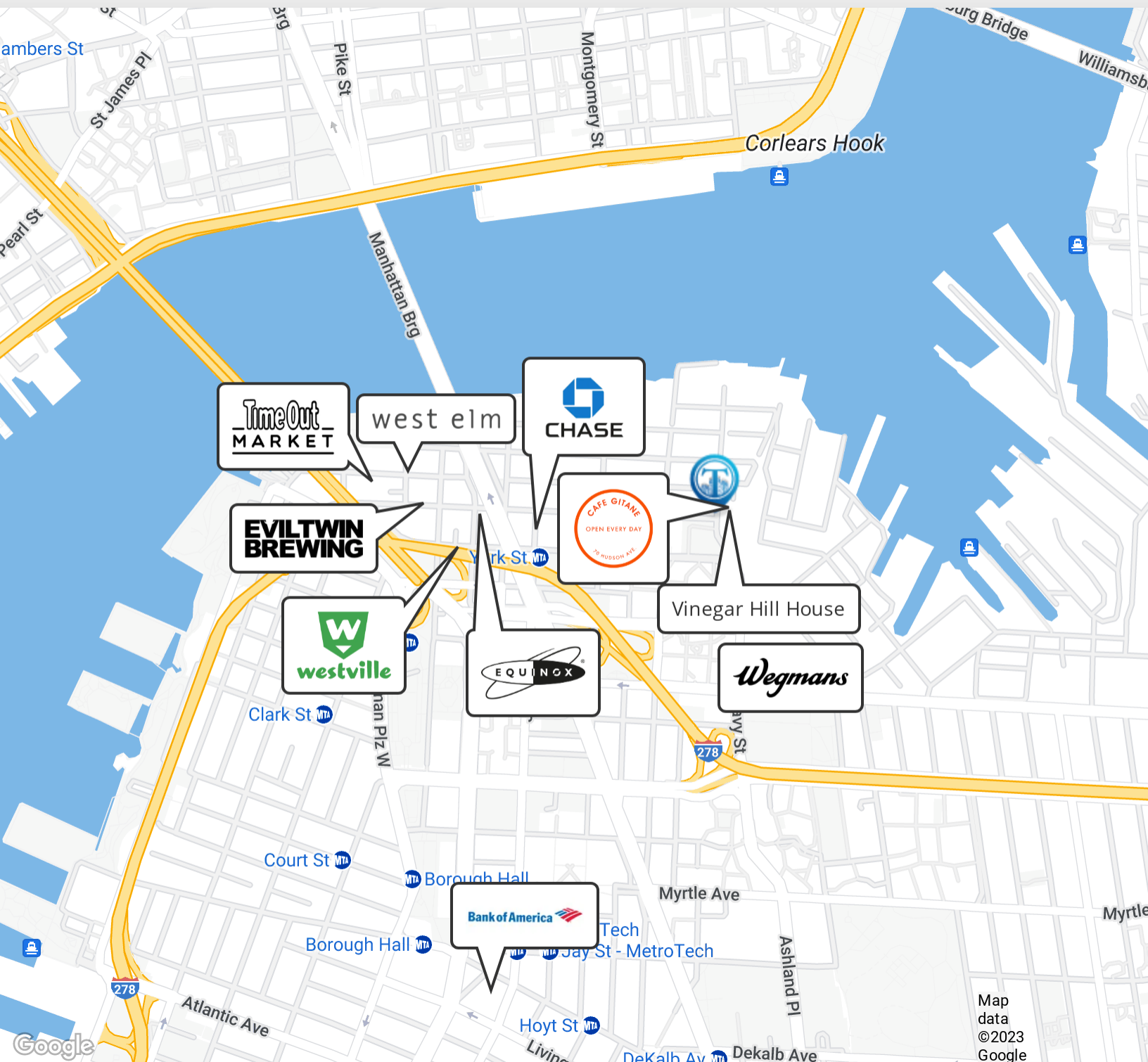
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Retailer Map

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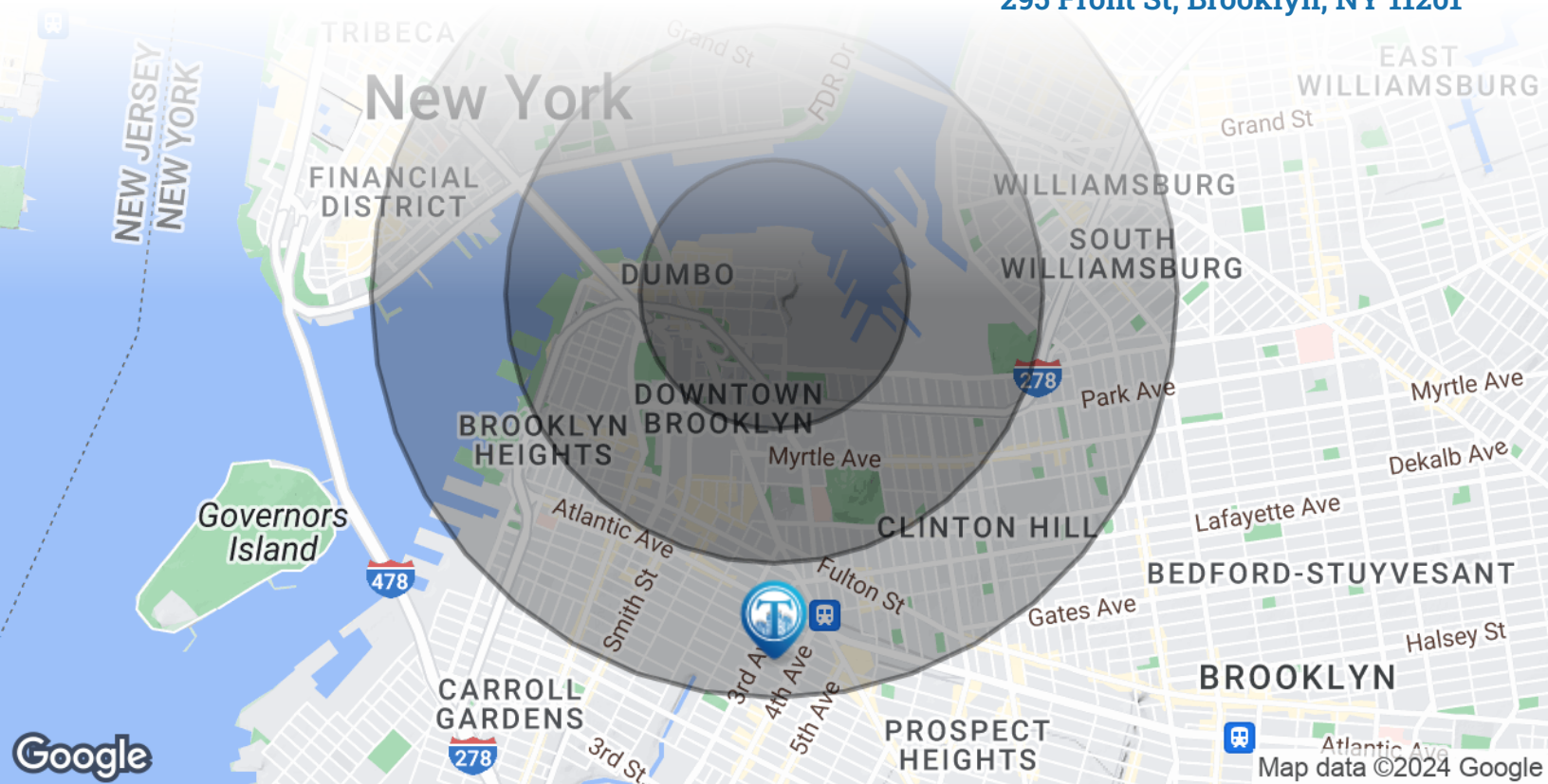
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Area Demographics

295 Front St, Brooklyn, NY 11201



POPULATION

0.5 MILES

1 MILE

1.5 MILES

Total Population	16,754	94,312	318,784
Average Age	34.4	36.7	35.2
Average Age (Male)	30.7	34.8	33.9
Average Age (Female)	37.1	38.4	36.2



318,784

People within 1.5 Miles

HOUSEHOLDS & INCOME

0.5 MILES

1 MILE

1.5 MILES

Total Households	6,683	37,866	128,430
# of Persons per HH	2.5	2.5	2.5
Average HH Income	\$68,180	\$75,875	\$84,890
Average House Value	\$521,431	\$534,714	\$683,551



\$84,890

Avg Household Income

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