

# 32 COURT STREET

Office Space Available in Full-service Building

Brooklyn Heights, Borough Hall, Downtown Brooklyn 11201



Office Leasing



## Building Description:

- 24 hour - 7 day access
- On-site management
- Cleaning service included
- Top-notch building security
- Recently renovated lobby
- Stunning views of Borough Hall, Waterfront, & Manhattan Skyline
- 3 passenger elevators, 1 freight elevator, and 1 sidewalk elevator
- Office spaces Hi-Speed Internet ready

## Area Description:

- Several attended Garages/Parking Lots nearby & street parking
- Trains within 3 blocks: 2 3 4 5 R M F A C
- Walking distance to Borough Hall, Municipal Building, 6 Court Houses, New York City Transit Authority Headquarters, Brooklyn Public Library, Internal Revenue Service, District Attorney's office, Post Office, Cadman Plaza, Marriott Hotel, & Fulton Street Mall
- Easily accessible by car from Brooklyn & Manhattan Bridges, BQE (I-278), and Battery Tunnel
- Major corporate tenants in vicinity including: KeySpan Energy, Bank of New York, Morgan Stanley, & JP Morgan Chase
- Several national companies relocated to Downtown Brooklyn in 2006 including Motorola, Northrop Grumman, & Countrywide Home Loans.

[WWW.CPEXRE.COM](http://WWW.CPEXRE.COM)

## For Further Information, Please Contact Exclusive Agents:

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**CPEX Real Estate | 32 Court Street, 22 Fl, Brooklyn NY 11201 | Tel: (718) 935-1800 | Fax: (718) 935-1822**

All information contained herein was provided by or obtained from the owner of the property or from sources that we deem reliable. Though we have no reason to doubt the validity of the information, we do not warrant any information disclosed. All measurements of area and dimensions, zoning and uses must be independently verified. IT IS STRONGLY URGED THAT THE PROSPECTIVE TENANT CAREFULLY VERIFY EACH ITEM OF SIZE, RE TAXES, PERMITTED LEGAL USE AND ALL OTHER INFORMATION HEREIN.

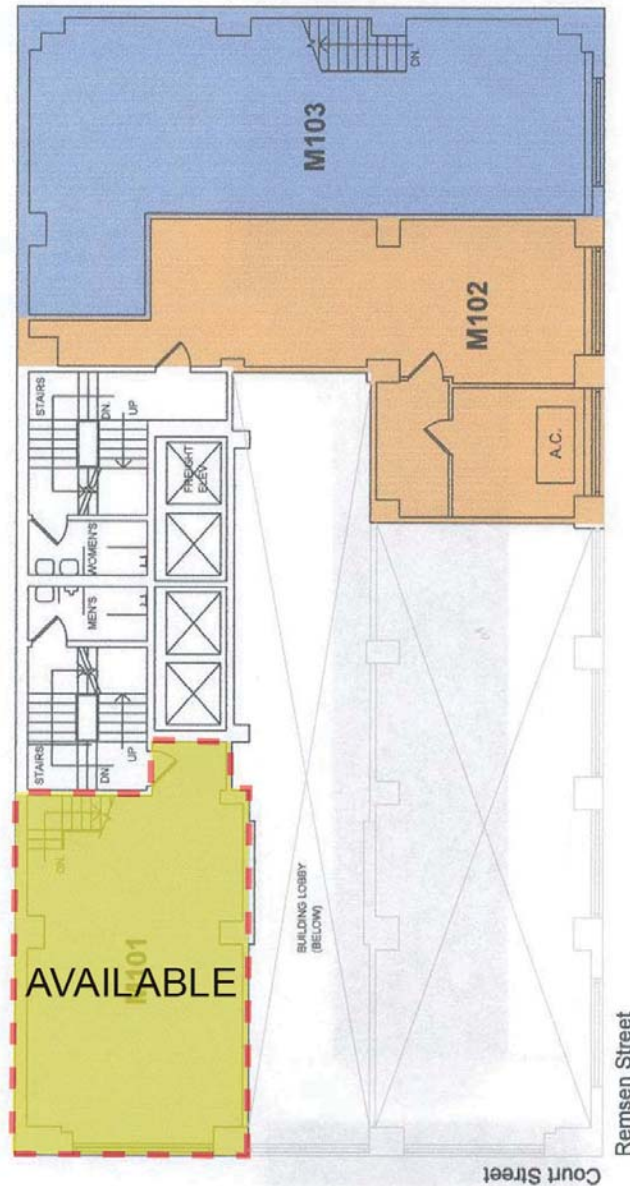
# 32 Court Street - Mezzanine

Office Space Available in Full-service Building

Brooklyn Heights, Borough Hall, Downtown Brooklyn 11201



Office Leasing



Size: 750 SF (approx.)

Rent: \$2,500/mo

Available: Oct. 1, 2009

Term: 5-7 years

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