

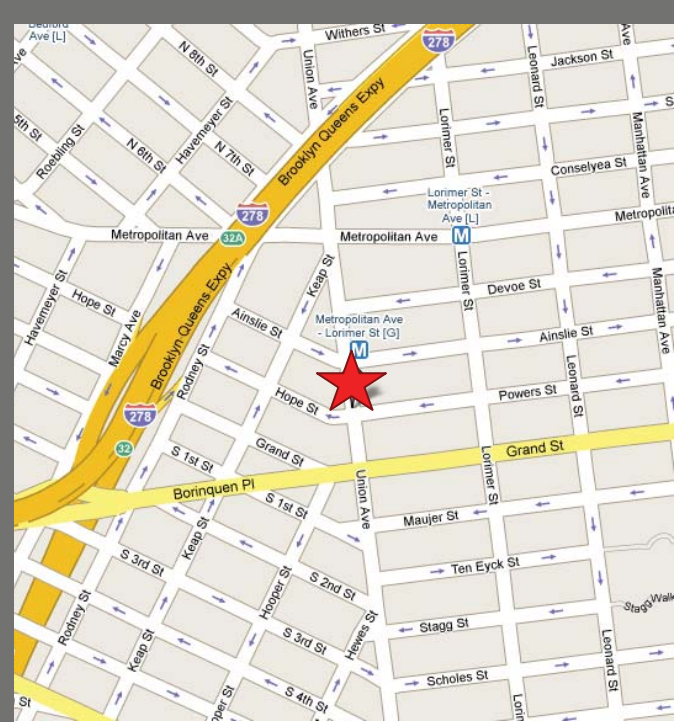
378-384 Union Avenue

Williamsburg, Brooklyn NY 11211

Retail Space For Lease



Retail Leasing



Location: NE corner of Union Ave & Powers St

Dimensions: 58' x 60' (approx.)

Retail Space: 4,200 SF (approx.)

Total Residential Units: 31



Ceiling Height: 14' slab to slab (approx.)

RE Taxes: Pro Rata

Available: July 2009

Asking Rent: Upon Request

TRANSPORTATION

  -train 2 blocks away at Metropolitan Avenue
Over 3.6 million subway transfers annually

NEIGHBORHOOD TENANTS

Barcade, Kellogg Diner, Sunac Natural Food, DuMont, Elote, Falafel Chula, Le Barricou

FEATURES

- Corner exposure offers approximately 120' of frontage
- New construction to be delivered with full sprinkler system, 400 amps, HVAC, ADA bathrooms, two separate entrances on Union Avenue
- All permitted uses will be considered
- Hundreds of new residential units will be completed in 2009 within 1 block of the site

For Further Information, Please Contact Exclusive Leasing Team:

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CPEX Real Estate | 350 Livingston Street, 1st Fl, Brooklyn NY 11217 | Tel: (718) 935-1800 | Fax: (718) 935-1822

WWW.CPEXRE.COM

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.

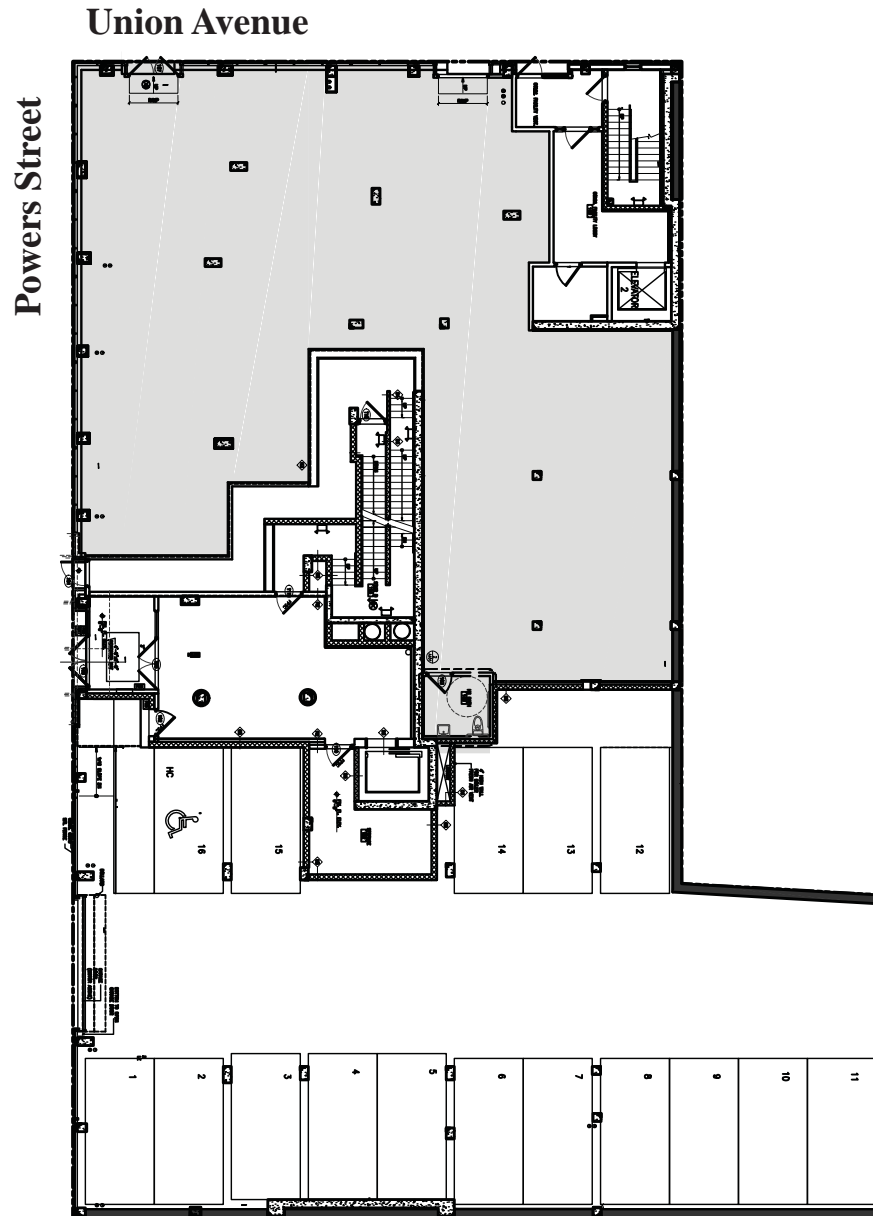
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