



Myrtle Avenue's Median Asking Rent is **\$70/sf**, and Median Actual Retail Rent is **\$60/sq ft**, based on lease data collected from 50% of current leaseholders.

DOWNTOWN between Flatbush Ave Ext. & Ashland Pl

A recent market analysis of this section of Myrtle Avenue found that storefronts within new buildings here are best suited for low-cost and casual dining, national convenience retailers, and a blend of independently-owned and regional chain businesses that serve the needs of residents in the immediate area.

1 180 Myrtle Avenue, 81 Fleet Pl, & 86 Fleet Pl **23,927 sq ft**
Divisible
Leasing Now

NEW CONSTRUCTION
Retail space can be subdivided, with up to 17 separate spaces available. Recent signings in the development include Gold Coast Bank, Wine Legend, SL Tax Centers, and Gourmet Market.

NEW LEASING TEAM! CPEX, Ryan Condren (718) 687-4212 CPEX, George Danut (718) 687-4220

FORT GREENE between Ashland Place & Vanderbilt Avenue

Recent market analysis and surveys of local residents found the most in-demand business categories on this stretch of Myrtle Avenue include healthy fast food, specialty grocery, and both low-to-moderate and higher priced retail shops that cater to local residents. Retail here relies on local residents, while restaurants rely on both local residents and daytime workers from nearby, like the Brooklyn Navy Yard.

2 322 Myrtle Avenue **1,200 sq ft**
Available Now
Heller Organization, Joshua Singer (917) 332-7530

3 336 Myrtle Avenue **800 sq ft**
Full basement + backyard
Available Jan 1, 2018
Contact the BID for more information (718) 230-1689 ext 1#

4 349 Myrtle Avenue **1,100 sq ft**
+1,100 sq ft basement & 200 sq ft yard
Asking Rent: \$6,500
Cushman & Wakefield Mitzi Flexer, (718) 307-6504

5 352 Myrtle Avenue **900 sq ft**
Available Now
G-way Property Management (718) 399-9300

6 353 Myrtle Avenue **800 sq ft**
Asking Rent: \$5,500
Compass, Curtis Fuller (347) 227-8998

CLINTON HILL between Vanderbilt Ave & Classon Ave

Independent clothing boutiques, home furnishings, and both upscale and fast casual dining businesses are most in demand on this portion of Myrtle Avenue. Retailers and restaurants here serve local residents, students from Pratt Institute, neighborhood visitors and daytime workers. In addition to meeting needs of locals, retailers and restaurants that attract out-of-neighborhood visitors can also perform well here.

7 491 Myrtle Avenue NEW CONSTRUCTION **1,190 sq ft**
+769 sq ft basement
Available Now
Winick, Yoel Gorjian (212) 792-2646

8 504 Myrtle Avenue NEW CONSTRUCTION **3,028-7,966 sq ft**
Divisible
Available Now
Winick, Dan DePasquale (212) 792-2652

9 519 Myrtle Avenue RELET **1,300 sq ft**
Asking \$5,150/month
Available Now
Bledar Asllani (848) 565-8189

10 525 Myrtle Avenue NEW CONSTRUCTION **1,700 sq ft**
Available Now
Winick, Yoel Gorjian, (212) 792-2646

11 527 Myrtle Avenue **2,300 sq ft**
Asking Rent: \$75/sf
Full kitchen included
Cushman Wakefield, Mitzi Flexer (718) 307-6504

12 533 Myrtle Avenue **1,950 sq ft**
Available Now
RKF, Eddie Mamiye (212) 916-3386

13 560-562 Myrtle Avenue **1,200 sq ft**
Available Now
Contact the BID for more information (718) 230-1689 ext 1#

14 578 Myrtle Avenue **1,200 sq ft**
Available Now
Corcoran, Behzad Amiri (718) 810-4012

For more information on the local market, please contact Chad Purkey at (718) 230-1689 or chad@myrtleavenue.org.