



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 & 86 Fleet Place **28,035 sq ft**
Leasing Now

NEW CONSTRUCTION

Retail space can be subdivided, with up to 16 separate spaces available ranging from 780 to 2,542 sq ft.

Winick Realty, Thomas Caliendo
(212) 792-2617, tcaliendo@winick.com

2 218 Myrtle Avenue **11,340 sq ft**

Winick Realty, Thomas Caliendo **1,340 sf ground floor**
(212) 792-2617, tcaliendo@winick.com **+ 10,000 sf in basement**

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.

3 322 Myrtle Avenue **1,200 sq ft**

Heller Organization, Joshua Singer
(917) 332-7530

Available Now

4 336 Myrtle Avenue **800 sq ft**

Contact the BID for more information **Full basement + backyard**
(718) 230-1689 ext 1# **Available Jan 1, 2018**

5 345 Myrtle Avenue **2,200 sq ft**

Ben Landy, Urban Property Group
(917) 513-0798

Available Now

6 349 Myrtle Avenue **1,100 sq ft**

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

FORT GREENE between Ashland Place & Vanderbilt Avenue (con't)

7 352 Myrtle Avenue **900 sq ft**

G-way Property Management
(718) 399-9300

Available Now

8 353 Myrtle Avenue **800 sq ft**

Ideal Properties Group, Curtis Fuller
(347) 227-8998

Asking Rent: \$5,500

9 440 Myrtle Avenue **1,100 sq ft**

Eastern Consolidated, Joe Robinson
(646) 780-4905

Asking Rent: \$90/sf

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.

10 491 Myrtle Avenue **1,190 sq ft**

NEW CONSTRUCTION
Winick, Yoel Gorjian
(212) 792-2646

+769 sq ft basement
Available Now

11 504 Myrtle Avenue **3,028-7,966 sq ft**

NEW CONSTRUCTION
Winick, Dan DePasquale
(212) 792-2652

Divisible
Available Q3 2017

12 505 Myrtle Avenue **1,000 sq ft**

Property owner, Andra Vebell
(203) 722-5062

+1,000 sq ft basement
Available Now

13 525 Myrtle Avenue **1,700 sq ft**

NEW CONSTRUCTION
Winick, Yoel Gorjian, (212) 792-2646

Available Now

14 527 Myrtle Avenue **2,300 sq ft**

Cushman Wakefield, Mitzi Flexer
(718) 307-6504

Asking Rent: \$75/sf
Full kitchen included