

CORNER RETAIL SPACE IN PRIME CROWN HEIGHTS• GUARANTEED FOOT TRAFFIC



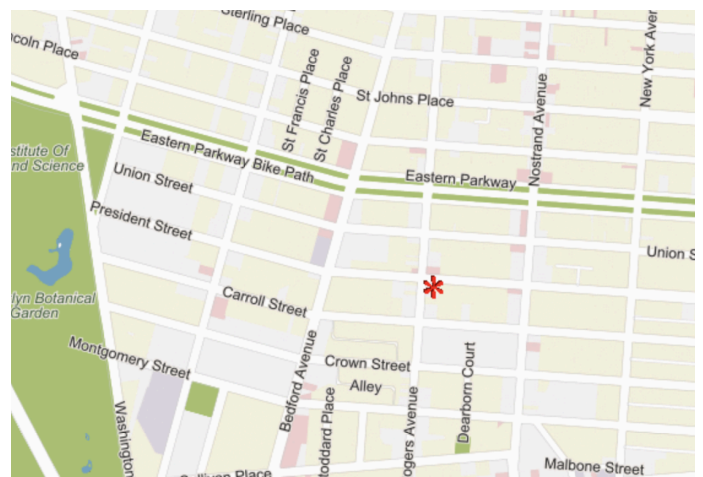
1130 PRESIDENT STREET

LOCATED BETWEEN ROGERS AVENUE AND NOSTRAND AVENUE

- Retail space perfect for a café, flower shop, juice, or dry goods (all uses considered).
- 520 square feet corner space (approx), high visibility.
- Large windows bring abundant natural light and visibility.
- Private bathroom.
- White box condition.
- New HVAC unit in place.
- Automated roll-gate.
- Walking distance from Medgars Evers College, the Brooklyn Museum, Botanic Garden, and Prospect Park.
- Easy access to the 2,3,4,5,6 and Shuttle Trains at Nostrand Ave and President St.
- Can be combined with the unit next-door space (241 Rogers Ave) for a total of 1,120 SF.

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\$3,695/MONTH



FLOORPLAN:

