

East Williamsburg Warehouse Space



Existing Conditions

538 Johnson Avenue, Brooklyn - Southwest Corner of Stewart Avenue

APPROXIMATE SIZE

Entire 3rd Floor - 940 - 11,000 sf

Entire 2nd Floor - 20,000 sf
(Divisible to 10,000 sf)

Entire 1st Floor - 20,000 sf
(Divisible to 10,000 sf)



CEILING HT.

15'

15'

15'

COMMENTS

- ♦ Windows on all 4-sides, allowing for abundant natural light
- ♦ Landlord to provide buildout
- ♦ Elevator access
- ♦ All uses considered
- ♦ Accessible via the Jefferson St  subway station and  Bus along Flushing Avenue

POSSESSION

Immediate

RENT

Upon Request

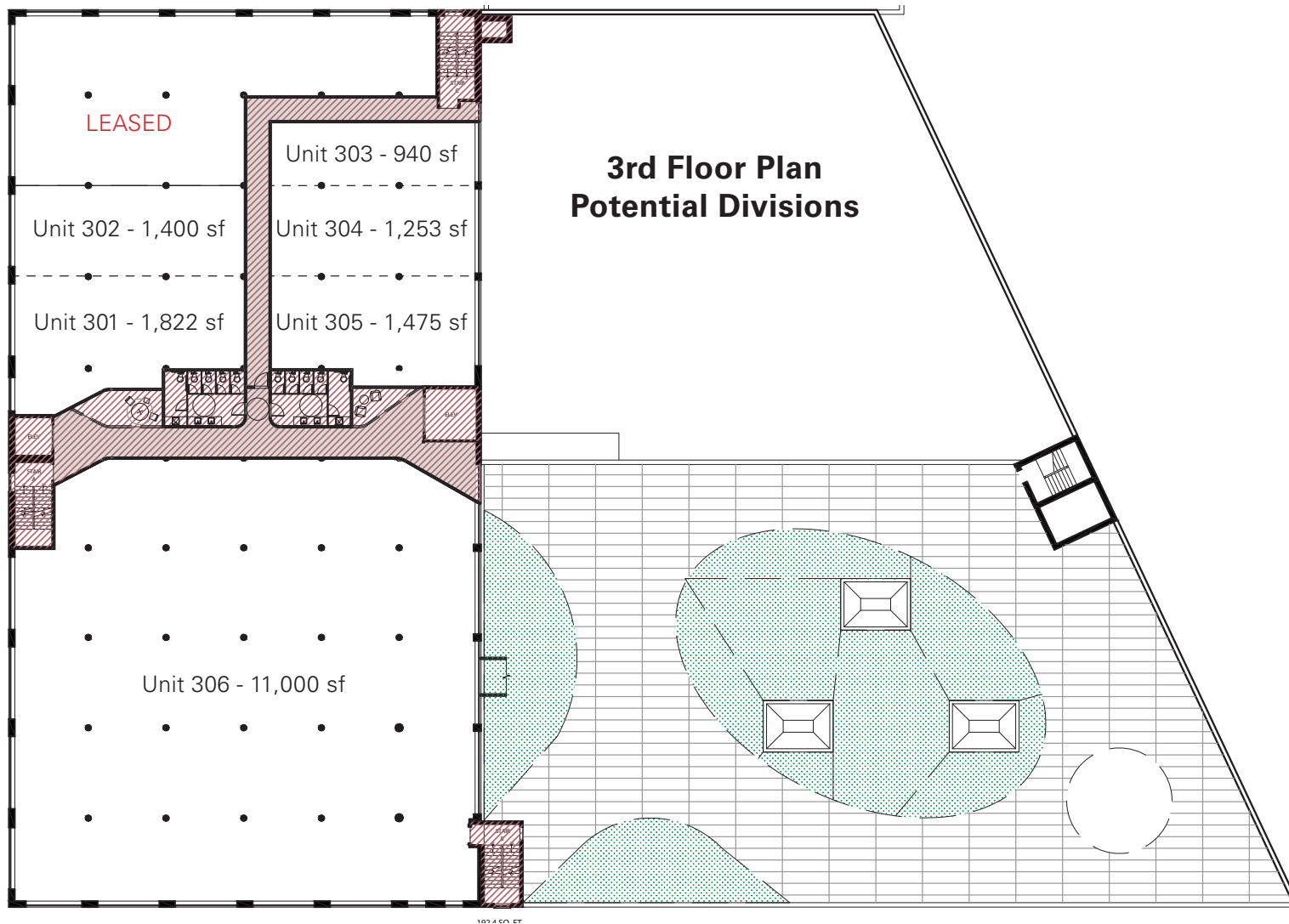
FOR INFORMATION CONTACT:

BEN WALLER | Licensed Associate Real Estate Broker
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SCOTT MCANNEY | Licensed Real Estate Salesperson
646-839-5745 | smcanney@absre.com



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538 Johnson Avenue, Brooklyn



Brooklyn Mirage
5,000 person
entertainment venue
(Avant Gardner complex)
140 Stewart Avenue



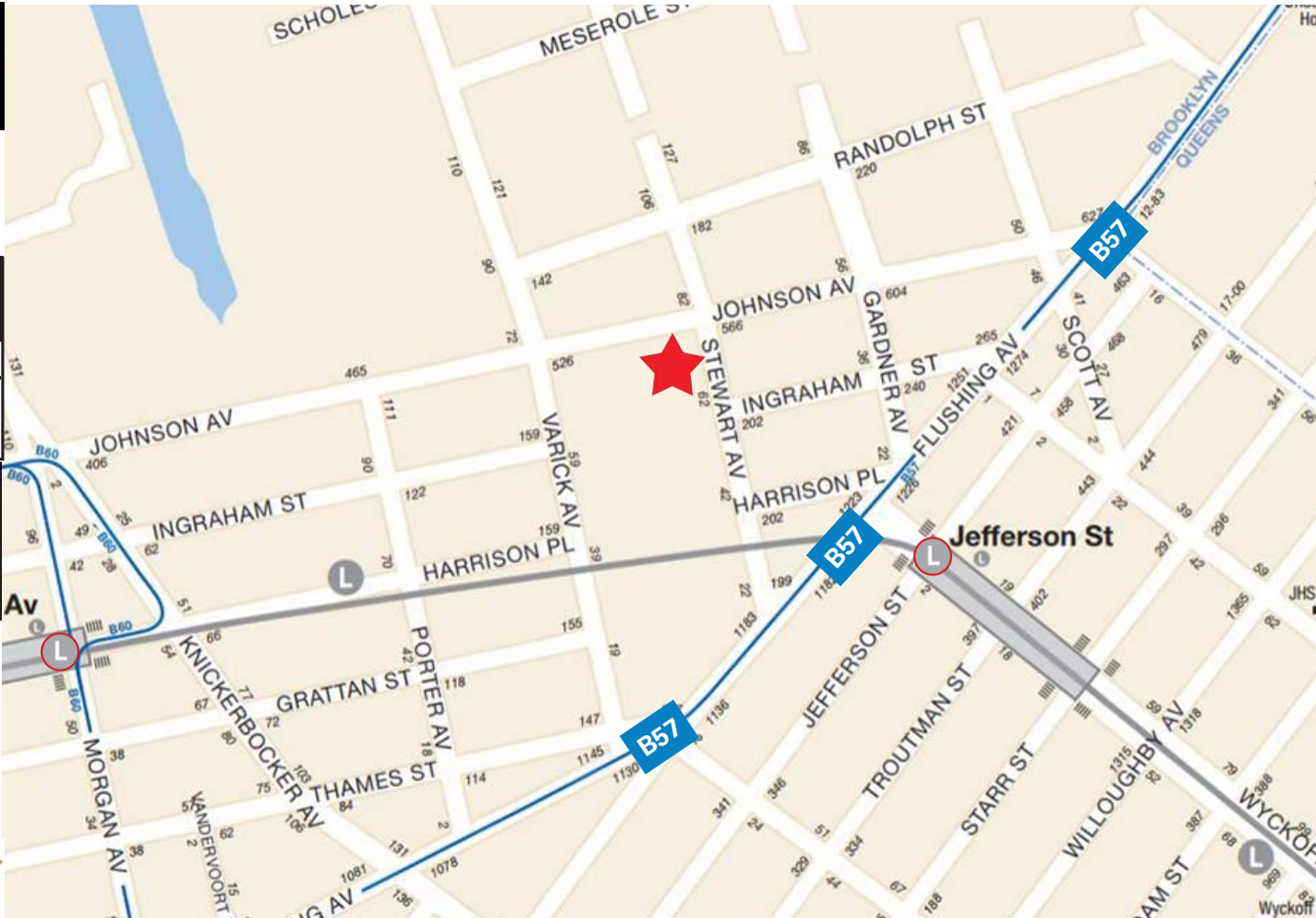
99 Scott Avenue



411 Troutman Street



2 Wyckoff Avenue



elsewhere
1,200 person
music venue

599 Johnson Avenue



101 Bogart Street
(aka 360 Johnson Ave)
42-key Boutique Hotel

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