

# 363 BOND STREET

LOCATED ON CARROLL STREET



## APPROXIMATE SIZE:

2,200 sq. ft. - Ground Floor  
Large private outdoor patio

## APPROXIMATE FRONTAGE:

30'

## ASKING RENT:

Upon request

## NEIGHBORING TENANTS:

Lavender Lake Bar  
Ample Hills Creamery  
Pig Beach  
Littleneck  
Baba's Pierogies  
Whole Foods  
Dinosaur BBQ  
Runner & Stone  
Everybody Eats

## COMMENTS:

- Located at the base of a 12-story apartment complex with over 700 rented units
- Available for immediate possession
- Space includes private rear outdoor patio
- New construction
- All uses considered
- Located near Carroll Street Station (F & G lines)

1/4 mile radius



4,747

Population



\$162,880

Avg. Household Income



2,347

Businesses

## MASS TRANSPORTATION:

**CARROLL STREET (F,G)**  
3,537,661 annual riders





**GOWANUS RETAIL OPPORTUNITY**

**363 BOND STREET**

*Located on Carroll Street*



## **CONTACT EXCLUSIVE AGENTS**

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