



**COLDWELL
BANKER
COMMERCIAL**

RELIABLE REAL ESTATE

7712 BAY PKWY
Brooklyn, NY 11214

AVAILABLE SPACE
750 SF

LEASE RATE
\$2,950 Per Month

AREA

Bensonhurst is a residential neighborhood in the southwestern section of the New York City borough of Brooklyn. The neighborhood is bordered on the northwest by 14th Avenue, on the northeast by 65th Street, on the southeast by Avenue P and 22nd Avenue, and on the southwest by 86th Street. It is adjacent to the neighborhoods of Dyker Heights to the northwest, Borough Park and Mapleton to the northeast, Bath Beach to the southwest, and Gravesend to the southeast



FOR LEASE

CBCWORLDWIDE.COM

DENTIST OFFICE

Joseph Giordano
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joseph.giordano@coldwellbanker.com

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7428 5th Avenue, Brooklyn, NY 11209
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OFFERING SUMMARY

Available SF: 750 SF

Lease Rate: \$2,950 PerMonth

Lot Size: 0 Acres

Building Size: 2,480 SF

PROPERTY OVERVIEW

Coldwell Banker Reliable Commercial Division is pleased to offer for lease a ground floor professional space, approximately 750 Sq. Ft., in Bensonhurst, Brooklyn, NY. This turnkey dental office is fully equipped with furniture and equipment, as well as a lab and receptionist area. A multifunctional space, the office is perfect for a sole practitioner or can serve as a satellite office. Property is close to public transportation, as well as the Belt Parkway and Brooklyn Queens Expressway. For more information please contact Coldwell Banker Commercial Real Estate.

PROPERTY HIGHLIGHTS

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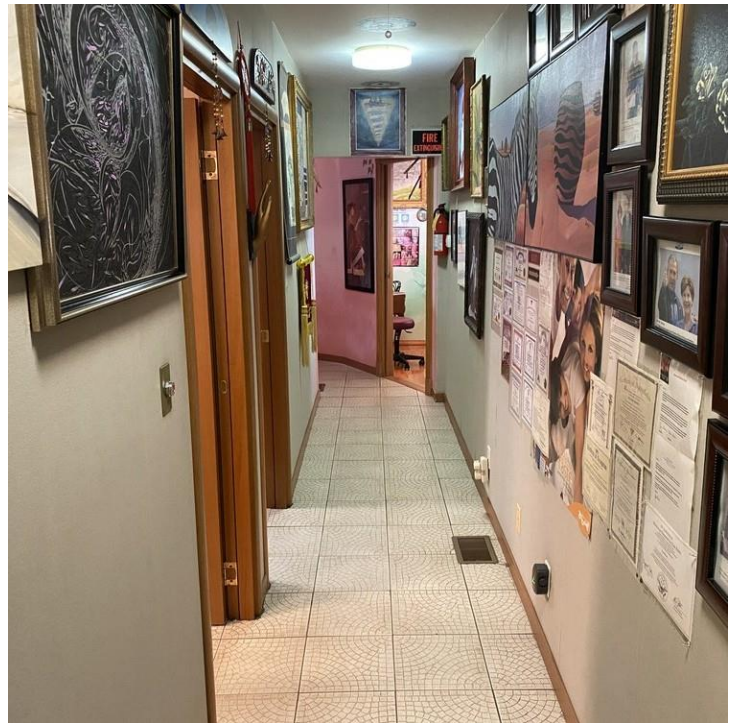


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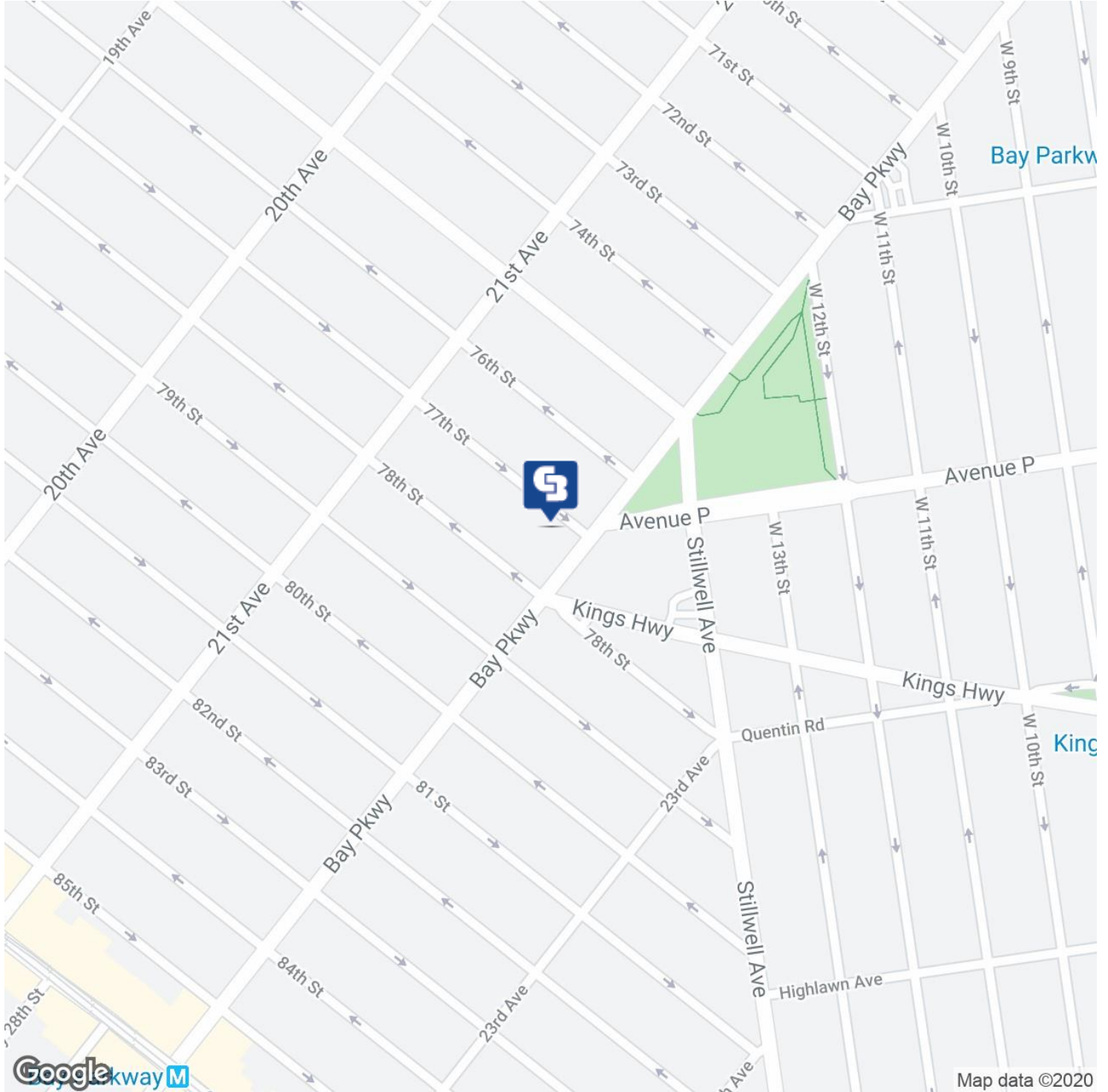


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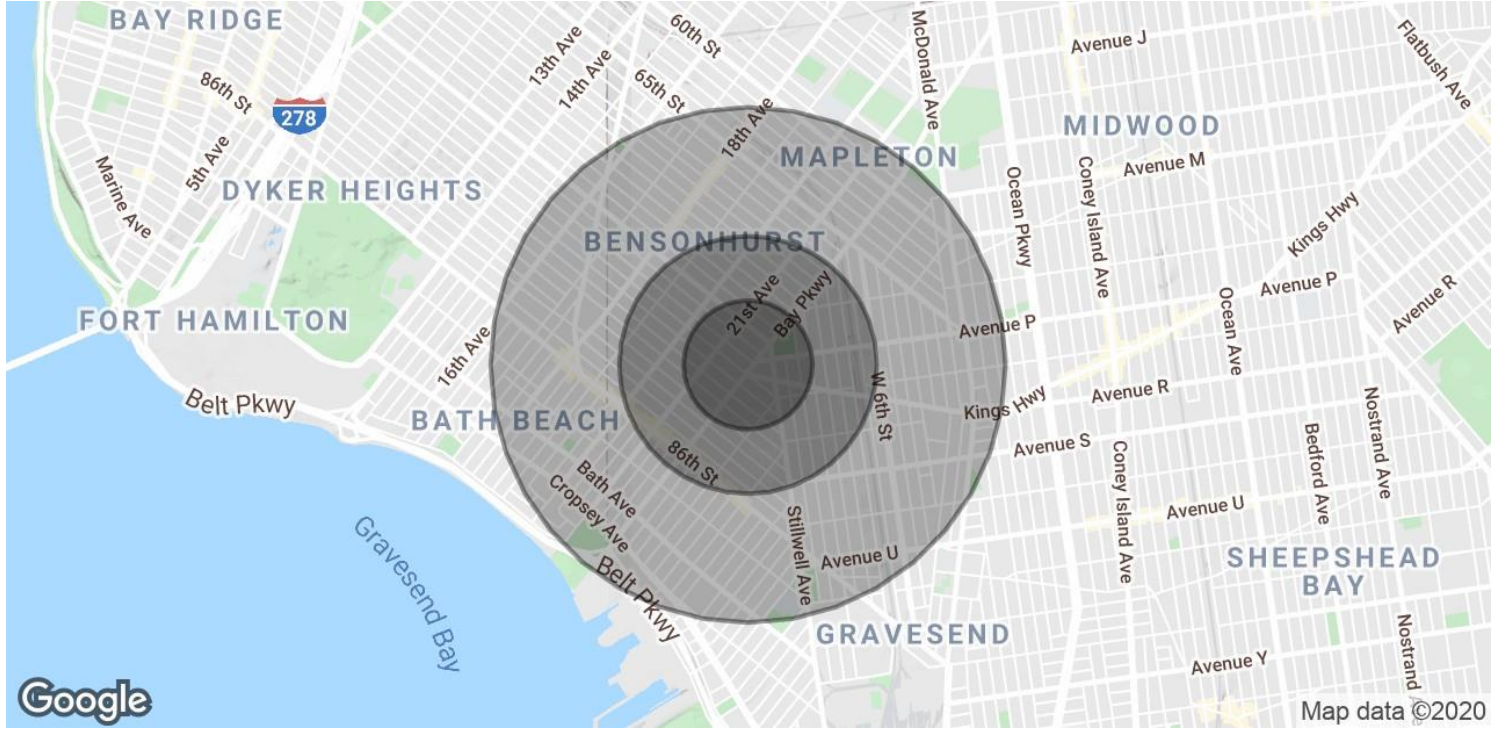


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POPULATION	0.25 MILES	0.5 MILES	1 MILE
Total Population	9,454	41,110	157,241
Median age	40.5	39.8	39.0
Median age (Male)	38.3	38.1	37.7
Median age (Female)	42.2	41.4	40.4
HOUSEHOLDS & INCOME	0.25 MILES	0.5 MILES	1 MILE
Total households	3,566	15,016	56,458
# of persons per HH	2.7	2.7	2.8
Average HH income	\$56,872	\$57,765	\$55,429
Average house value	\$647,245	\$649,206	\$620,729

* Demographic data derived from 2010 US Census

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JOSEPH GIORDANO

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PROFESSIONAL BACKGROUND

Joseph Giordano began his highly-successful real estate career in 1986 and joined Coldwell Banker Reliable Residential & Commercial in 2012. Thereafter, in five short years, Joseph managed to become one of the top agents at his firm. With more than three decades of experience as a professional in the real estate industry, Joseph offers his clients a wealth of unparalleled knowledge and strategies to successfully execute a broad range of residential, investment and commercial real estate sales. Joseph specializes in residential & commercial real estate deals including the sale and lease of multi-family properties, vacant land, development sites, investment properties, luxury properties, single family, and condos. He has repeatedly raised the bar in providing exemplary customer service to his clients by making himself readily available at all times to resolve any and all of his client needs related to the real estate process. As a confident entrepreneur and businessman for more than 30 years, Joseph Giordano has acquired the necessary skills to negotiate and close the most complex and difficult deals. Understanding the importance of showcasing properties, Joseph offers his clients the full advantage of benefits and resources Coldwell Banker Reliable has to offer. In particular, he uses Coldwell Banker's huge national network and advanced marketing strategies and tools to further the interests of his clients by exposing his clients' properties to a wide range of potential buyers that the property would not otherwise be exposed to. Ultimately, Joseph knows how to get things done. He represents his clients with honesty, integrity and with the utmost diligence. Buying and selling your property is a complex process. Meet with Joseph today to learn more on how to professionally market your property to get the best deal possible. Joseph will readily organize a team of professionals that will get you to the closing table immediately. In the meantime, Joseph's services will include detailed progress reports on the status of the sale of your property. He is motivated in gaining a friend with every real estate transaction and be your personal agent for life! Give him a call to get a proper evaluation of your property.

Top Producer 2016 - 2019 International President's Elite.

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