



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



80 RICHARDS STREET

BROOKLYN, NY 11231

Beautiful Sunlit Loft Space in the Heart of Red Hook

World-Class Views and Great Neighborhood Amenities.

Type


Industrial / Office / Loft / Flex

SQUARE FOOT
 **3,000 - 25,000^{RSF}**
DIVISIONS AVAILABLE

CLEAR HEIGHT
 **13'**

LOADING
 **2 FREIGHT ELEVATORS**

ZONING
 **M1-1**

PARCEL ID
 **522**
BLOCK

 **22**
LOT

PRICE

Upon Request

718-784-8282 / PINNACLERENY.COM

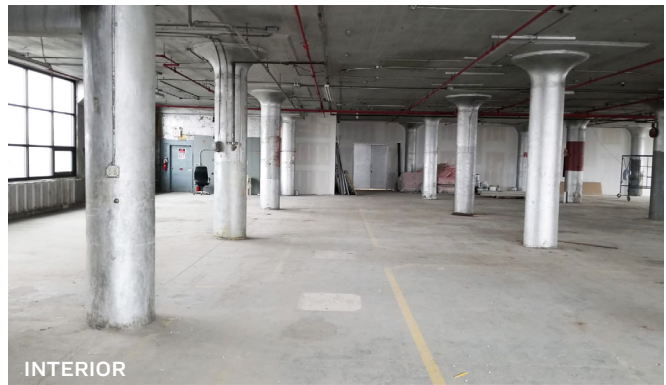
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Property Overview

An expansive floor space of 25,000 Square Feet is currently available for occupancy in the heart of Redhook. Served by multiple loading docks and 2 freight elevators, the space is characterized by an abundance of natural light courtesy of windows on all four sides and an open floor plan. This presents a great opportunity for tenants seeking a bright and airy workspace conducive to productivity.

Features

- Divisions Available:
 - Ground Floor 3,000 Sq. Ft.
 - 4th Floor 3,600 Sq. Ft.
 - 6th Floor Divisions of:
 - 5,000 Sq. Ft.
 - 7,500 Sq. Ft.
 - 12,000 Sq. Ft.
 - 25,000 Sq. Ft.
- Natural Light
- 200' x 100' Floor Plate
- 1 Passenger Elevator
- 2 Freight Elevators
- 400 APMS 3-Phase Electricity
- 13 Ft. Ceiling Height
- World Class Views of Manhattan & NY Harbor



INTERIOR



SKYLINE VIEW



WHITE BOX





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TRANSPORTATION

F G SMITH 9TH ST
CARROLL ST

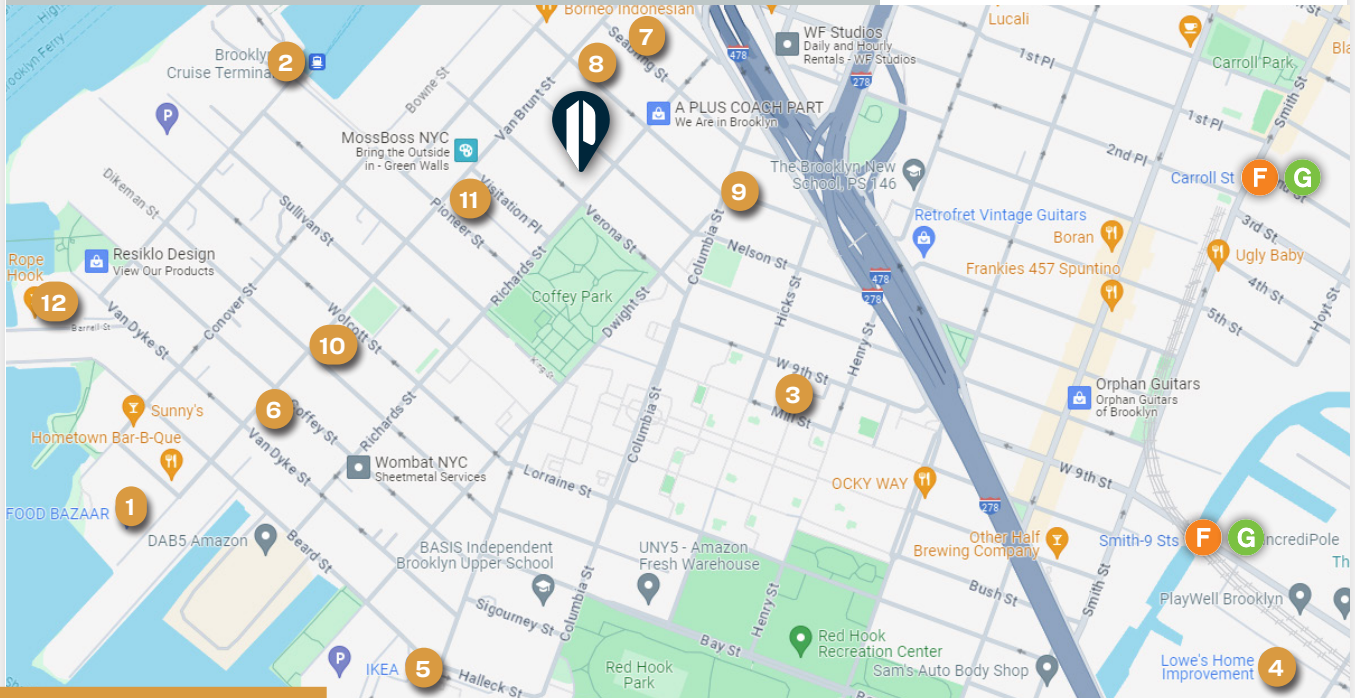
 GOWANUS EXPY
BROOKLYN
QUEENS EXPY

 B61: VAN BRUNT
ST / VERONA ST



80 RICHARDS ST.

BROOKLYN, NY 11231



NEIGHBORHOOD

NOTABLE RESTAURANTS, COFFEE SHOPS & POINTS OF INTEREST.

1	FOOD BAZAAR SUPERMARKET	1.0 MI	5	IKEA	0.9 MI	9	DEFONTE'S SANDWICH SHOP	0.4 MI
2	BROOKLYN CRUISE TERMINAL	0.3 MI	6	THE GOOD FORK PUB	0.6 MI	10	BAKED	0.6 MI
3	CTOWN SUPERMARKET	0.4 MI	7	RAAKA CHOCOLATE	0.3 MI	11	THE BLACK FLAMINGO	0.4 MI
4	LOWE'S HOME IMPROVEMENT	1.3 MI	8	PEARL STREET CAVIAR	0.2 MI	12	STRONG ROPE BREWERY	0.9 MI



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FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



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