



**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  
 **2,400 -  
25,000<sup>RSF</sup>**  
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

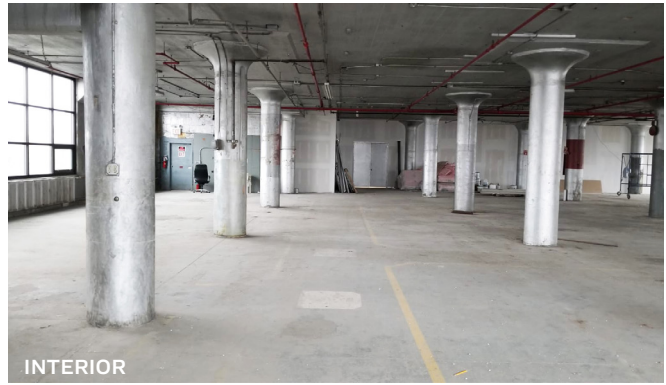
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# Property Overview

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 2,400 Sq. Ft.
  - 4th Floor 3,600 Sq. Ft.
  - 6th Floor 25,000 Sq. Ft.
    - 5,000
    - 7,500
    - 12,000
- 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

**TRANSPORTATION**

**F G** SMITH 9TH ST  
CARROLL ST

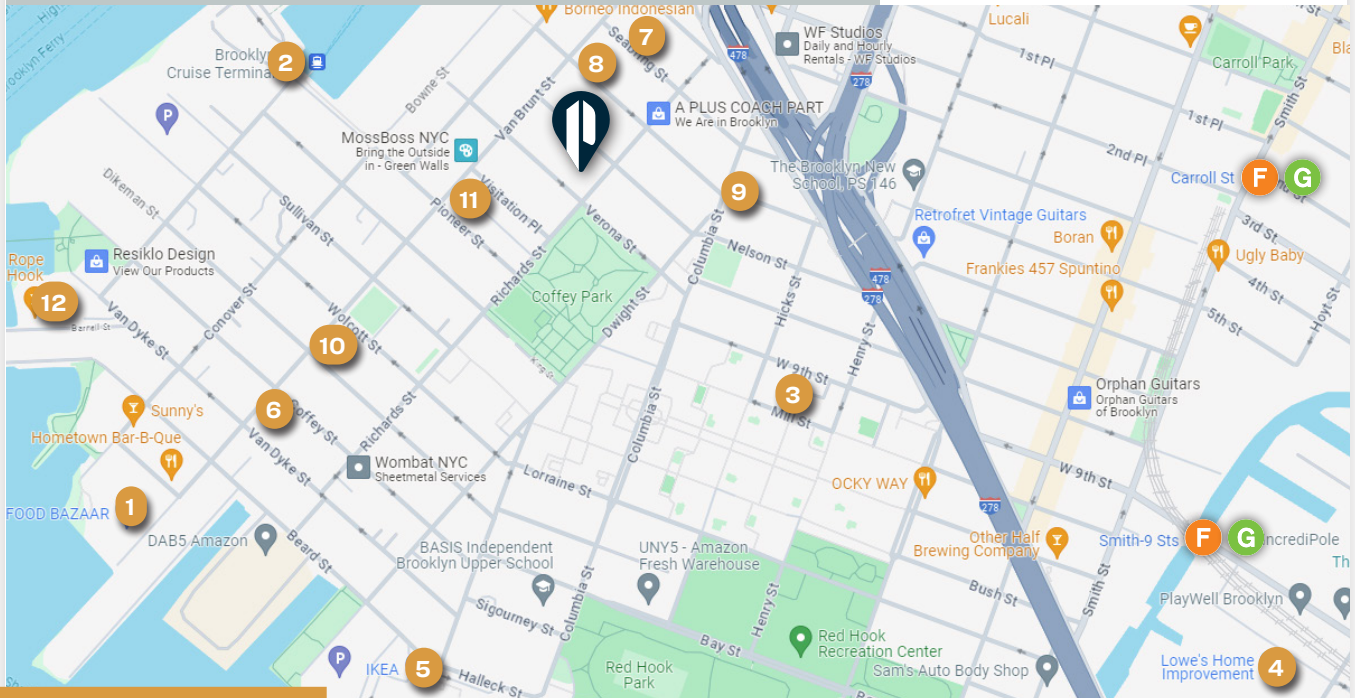
 GOWANUS EXPY  
BROOKLYN  
QUEENS EXPY

 B61: VAN BRUNT  
ST / VERONA ST



80 RICHARDS ST.

BROOKLYN, NY 11231



**NEIGHBORHOOD**

**NOTABLE RESTAURANTS, COFFEE SHOPS & POINTS OF INTEREST.**

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



34-07 Steinway Street, Suite 202  
Long Island City, NY 11101  
718-784-8282  
[pinnaclereny.com](http://pinnaclereny.com)

FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



**LEVI JUNIK**  
Salesperson  
ljunik@pinnaclereny.com  
718-371-6401



**NOAH TANENBAUM**  
Associate Broker  
ntanenbaum@pinnaclereny.com  
718-371-6372