



**PINNACLE
REALTY**
OF NEW YORK, LLC

EXCLUSIVE LISTING

FOR LEASE



80 RICHARDS STREET


BROOKLYN, NY 11231

Beautiful Sunlit Loft Space in the Heart of Redhook

World-Class Views and
Great Neighborhood Amenities.

Type


Industrial / Office / Loft / Flex

SQUARE FOOT
 **2,400 -
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

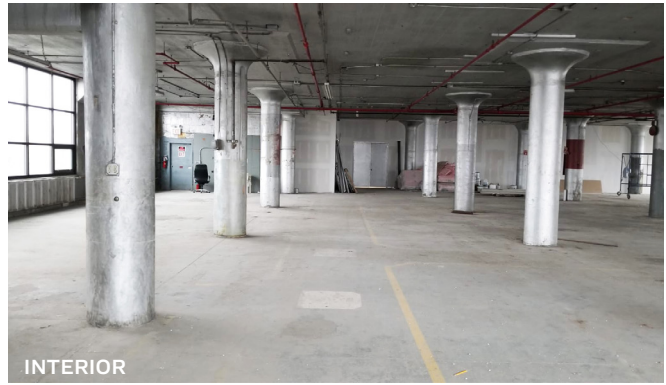
All information is from sources deemed reliable and is submitted subject to errors, omission, changes of price or other conditions, prior sale, rent and withdrawal without notice.

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:
 - 2nd Floor 2,400 Sq. Ft.
 - 4th Floor 5,500 Sq. Ft.
 - 6th Floor 25,000 Sq. Ft.
- 200'x100'
- 1 Passenger Elevator
- 2 Freight Elevators
- 13 Ft. Ceiling Height
- Natural Light
- World Class Views of Manhattan & NY Harbor



INTERIOR



SKYLINE VIEW



INTERIOR

TRANSPORTATION



SMITH 9TH ST
CARROLL ST



GOWANUS EXPY
BROOKLYN
QUEENS EXPY

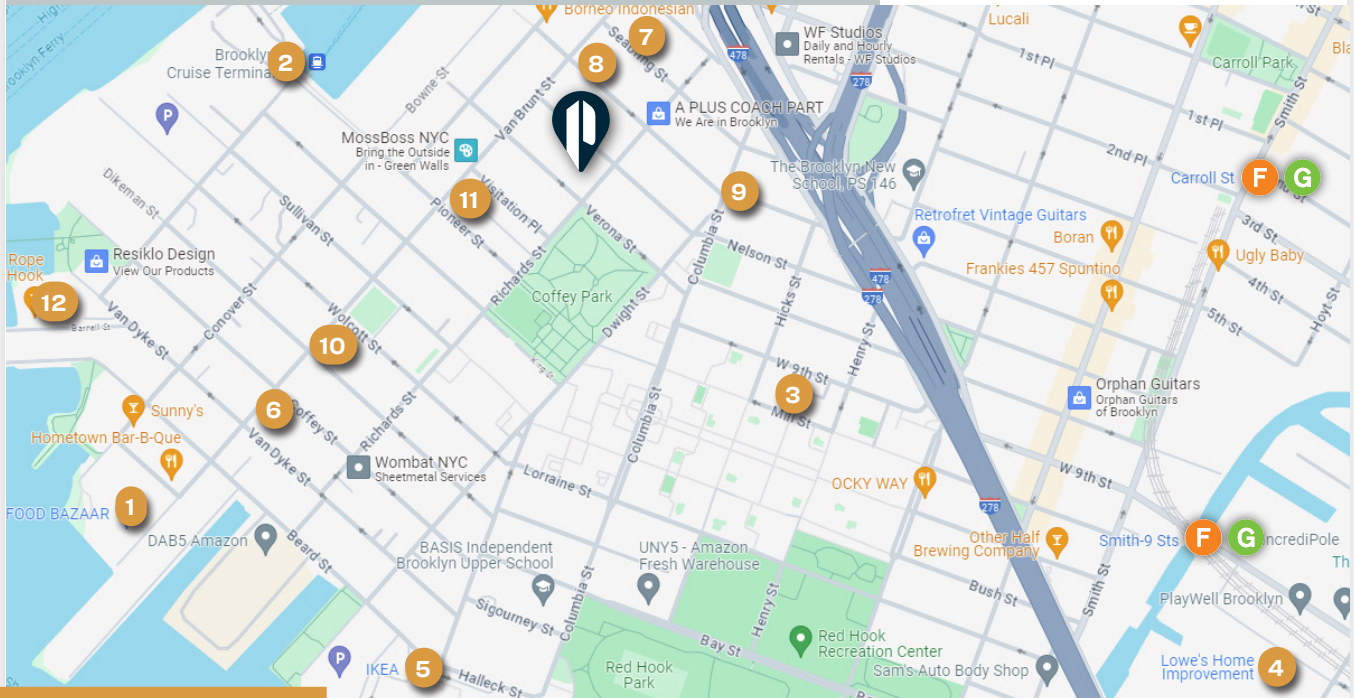


B61: VAN BRUNT
ST / VERONA ST



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



34-07 Steinway Street, Suite 202
Long Island City, NY 11101
718-784-8282
pinnaclereny.com

FOR MORE INFORMATION ABOUT THIS PROPERTY CONTACT EXCLUSIVE AGENTS:



LEVI JUNIK

Salesperson
ljunik@pinnaclereny.com
718-371-6401



STEVE NADEL

Partner
snadel@pinnaclereny.com
718-784-5907