



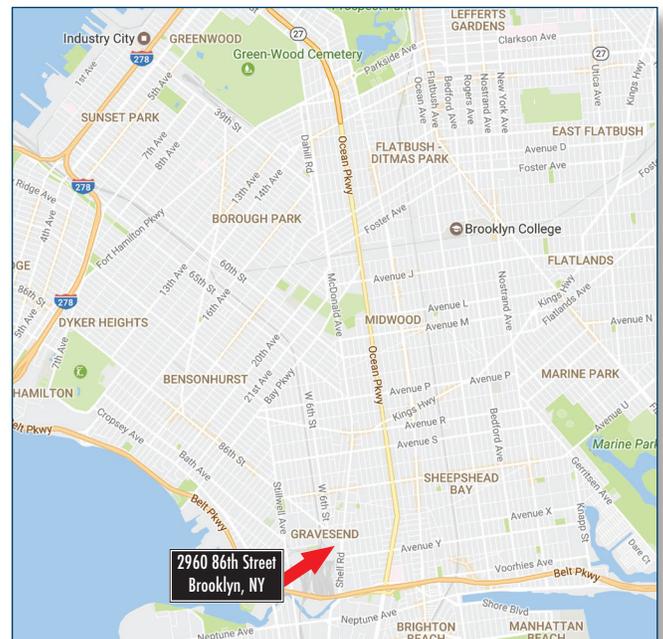
2960 86TH STREET

BROOKLYN, NEW YORK



PROPERTY OVERVIEW

- Located at the intersection of 86th Street and Avenue X and adjacent to McDonald Avenue in Brooklyn, New York
- ±11,000 sf parcel
- 10 parking spaces
- Prime corner offers outstanding visibility in 5 directions
- Next to the Avenue X station of the "F" Train
- High visibility, high trafficked, prime corner location in the Gravesend section of Brooklyn



DEMOGRAPHICS	1 MILE	3 MILES	5 MILES
Population	121,171	666,364	1,383,853
Average HH Income	\$65,007	\$71,340	\$72,050
Total HH	47,195	244,348	493,576
Median Age	39.2	36.9	35.8

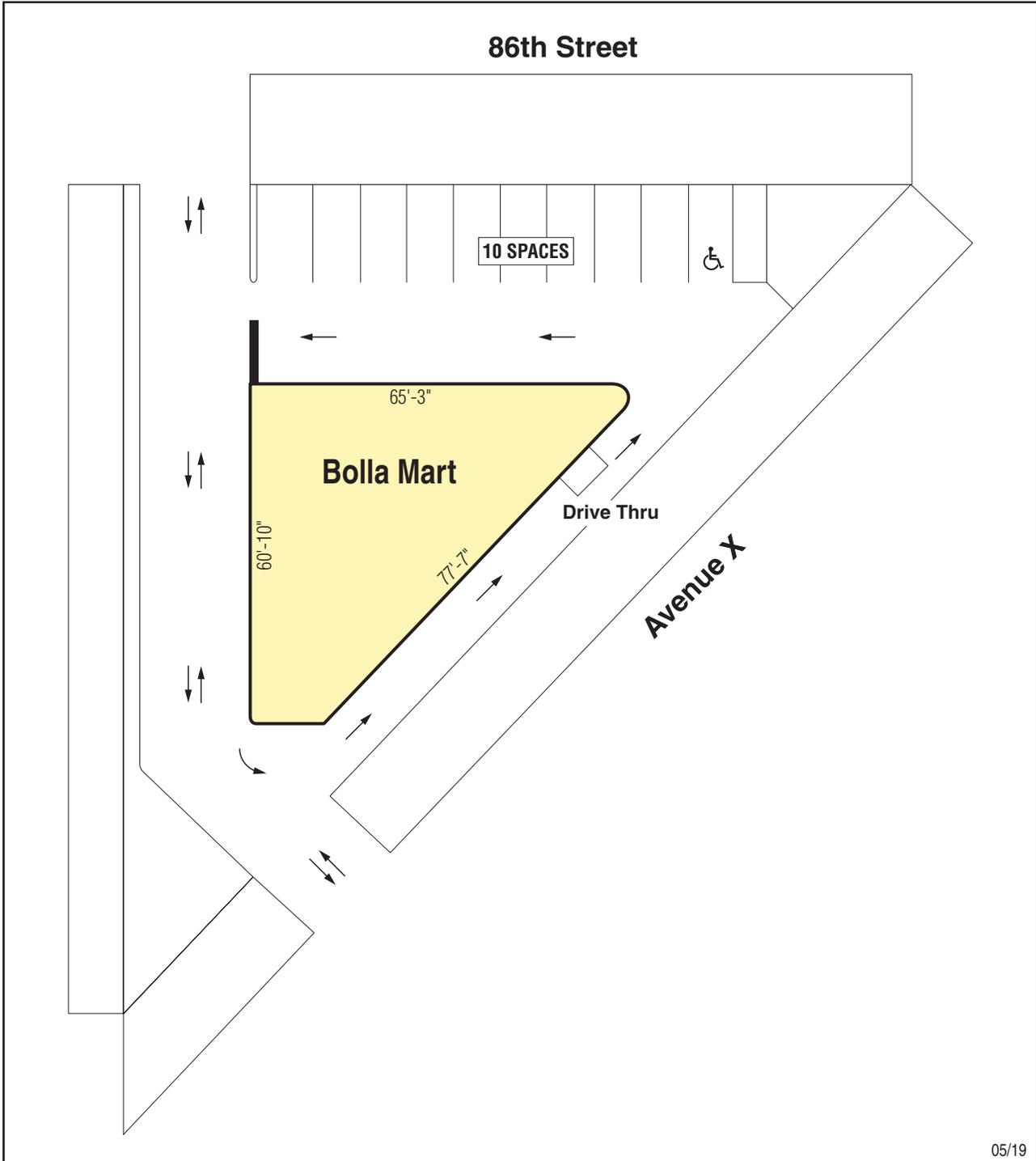
CONTACT: Andrew Aberham | T: 212-951-3833 | F: 212-545-1355 | aaberham@pihc.com
Michael Robbins | T: 212-951-3828 | F: 212-545-1355 | mrobbins@pihc.com





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All areas and dimensions are approximate. This plan is intended for identification purposes only and is not to be deemed a representation by Landlord as to the accuracy or square footage.

