

OFFICE SPACE FOR LEASE

2761 BATH AVENUE

BROOKLYN, NY 11214



COMMERCIAL
ACQUISITIONS
REALTY SERVICES



SCAN OR CLICK FOR A
3-D VIRTUAL TOUR



COMMERCIAL
ACQUISITIONS
REALTY SERVICES

FOR MORE INFORMATION ON THIS PROPERTY PLEASE CALL OUR OFFICE: 718.517.8700

PROPERTY DETAILS

LOCATION INFO

BATH AVE & 28TH AVE

AVAILABLE SIZE

UNIT B1: 1,159 SF

BLOCK & LOT

UNIT B1: 06887-1001

BASE RENT

MODIFIED GROSS

UNIT B1: \$3,000/MONTH

NEIGHBORHOOD

GRAVESEND

ZONING

R5

COMMENTS

- LOWER LEVEL OFFICE
- LOTS OF NATURAL LIGHT
- CENTRAL HVAC
- SHARED KITCHENETTE AREA

TRANSPORTATION

B1

B4

B64

B82

D

F

N

Q

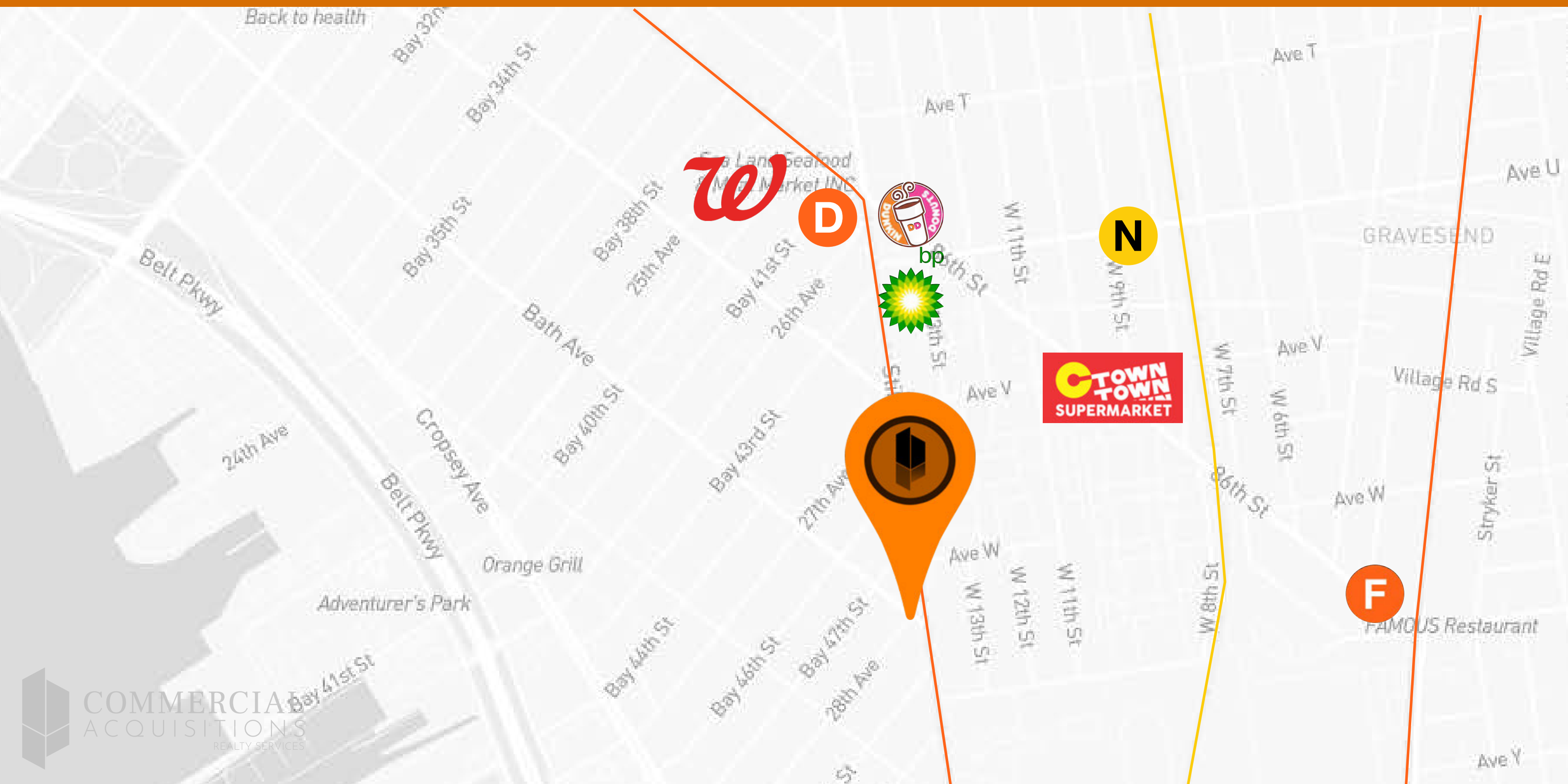
Walk Score
87

Transit Score
100

Bike Score
68

NEIGHBORHOOD TENANTS

- WALGREENS
- DUNKIN'
- C-TOWN
- BP
- PARKS
- SCHOOLS



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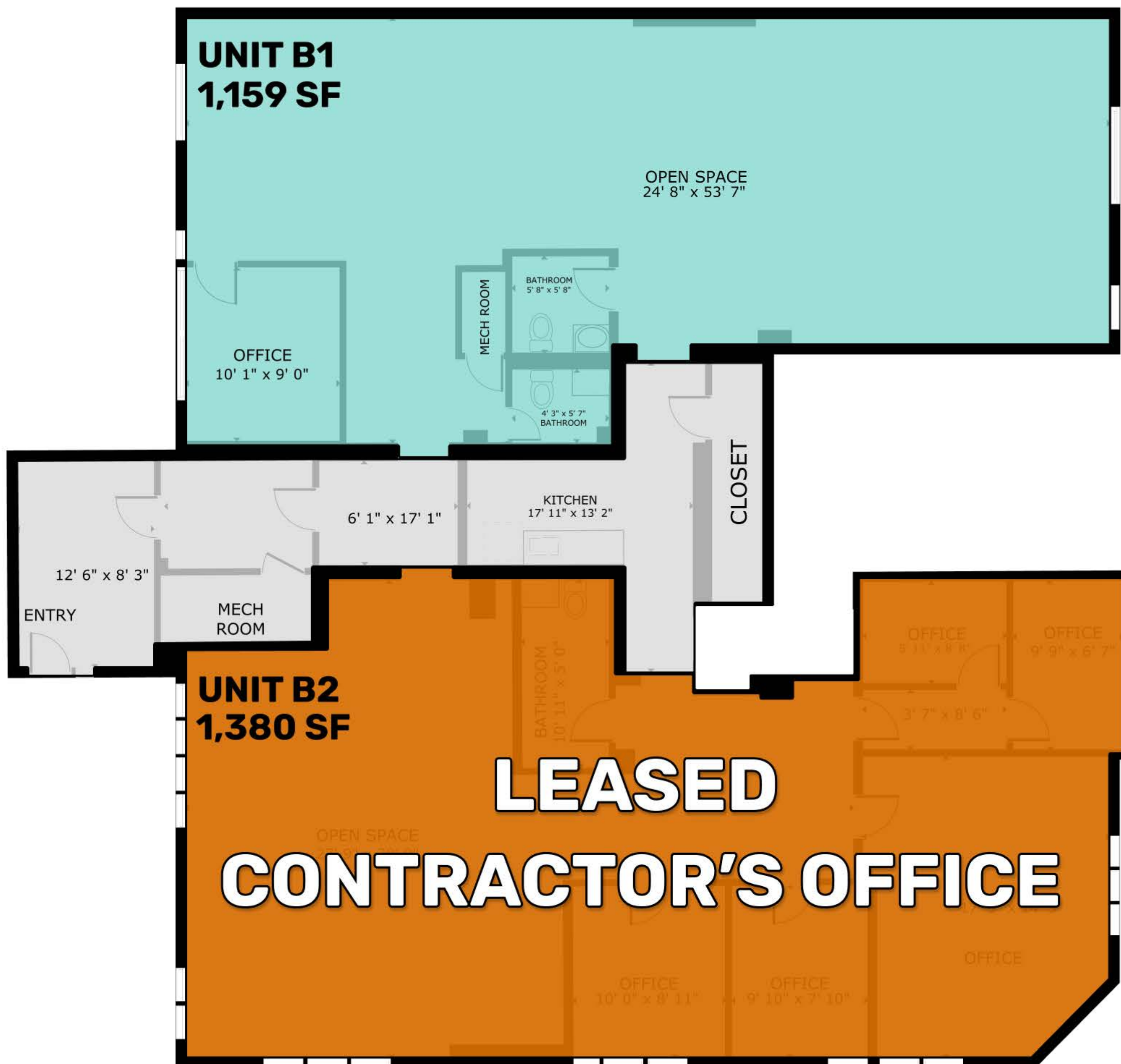


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2761 BATH AVENUE

BATH AVENUE

STILLWELL AVENUE



28TH AVENUE

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2761 BATH AVENUE

B Form 54 (Rev. 8/85)

THE CITY OF NEW YORK



DEPARTMENT OF BUILDINGS CERTIFICATE OF OCCUPANCY

BOROUGH Brooklyn

DATE: JUN 4 1990 No. 233850

This certificate supersedes C.O. No.

ZONING DISTRICT R-5

THIS CERTIFIES that the new—altered—existing—building—premises located at
2761 Bath Avenue

Block 6887 Lot 1

CONFORMS SUBSTANTIALLY TO THE APPROVED PLANS AND SPECIFICATIONS AND TO THE REQUIREMENTS OF ALL APPLICABLE LAWS, RULES, AND REGULATIONS FOR THE USES AND OCCUPANCIES SPECIFIED HEREIN

PERMISSIBLE USE AND OCCUPANCY

STORY	LIVE LOAD LBS. PER SQ. FT.	MAXIMUM NO. OF PERSONS PERMITTED	ZONING Dwelling OR ROOMING UNITS	BUILDING CODE HABITABLE ROOMS	ZONING USE GROUP	BUILDING CODE OCCUPANCY GROUP	DESCRIPTION OF USE
Cellar	On Ground						Boiler Room, Meter Room, Medical Offices
First	40		4	9	2	J-2	Four (4) Families
Second	40		4	10	2	J-2	Four (4) Families
Third	40		4	10	2	J-2	Four (4) Families
Attic	40			4			Bedrooms to be used in conjunction with apartments on the 3rd floor Accessory Off-Street Parking lot for Ten (10) Cars

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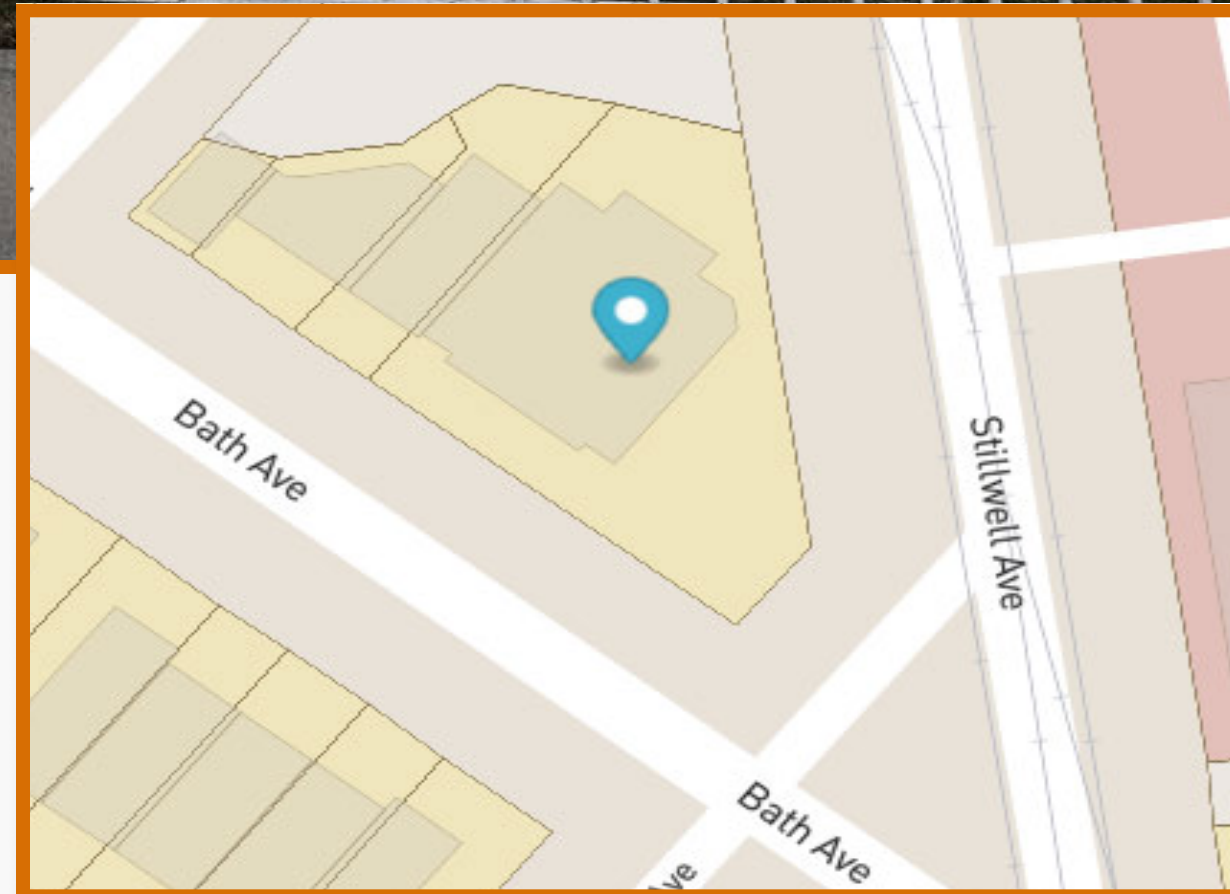
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CONTACT EXCLUSIVE BROKER



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© 2500 CONEY ISLAND AVENUE, 2ND FLOOR, BROOKLYN, NY 11223 ☎ 917.939.3760 ✉ ARSEN@COMMERCIALACQ.COM 🌐 COMMERCIALACQ.COM

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