

535 ATLANTIC AVENUE

BOERUM HILL, BROOKLYN



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FEATURES

TOTAL SF	3,600 SF
535 ATLANTIC AVE	
GROUND FLOOR:	1,800 SF
LOWER LEVEL:	1,800 SF

FRONTAGE	
ATLANTIC AVE	22'

HIGHLIGHTS

- TYPE: RETAIL
- TOTAL SF: 3,600 SF
- MARKET: BOERUM HILL

ABOUT THIS PROPERTY

UNPARALLELED LOCATION: Along Atlantic Avenue's busy retail corridor, 535 Atlantic Ave. is anchored in the heart of Brooklyn's up-and-coming Boerum Hill neighborhood. Located mere steps from the Barclay's Center and adjacent to the Atlantic Yards Project, this property is a compelling choice for your next location.

HEAVILY TRAFFICKED SHOPPING DISTRICT: Atlantic Avenue already boasts some of Boerum Hill's trendiest tenants. This popular shopping district also contains many hip retailers including Brooklyn Industries, Trader Joe's, Barney's CO-OP, and more. 535 Atlantic Ave. is conveniently located one block from the bustling Atlantic Terminal with 12 subway lines, and mere steps from the Long Island Rail Road, making the property visible to potentially 123,000 commuters daily.

EXCELLENT RETAIL OPPORTUNITY: 535 Atlantic Ave. offers 1,800 SF and 22' of frontage. The recently renovated 19th century brick building features exposed brick interiors, 15-foot ceilings, and a landscaped garden.

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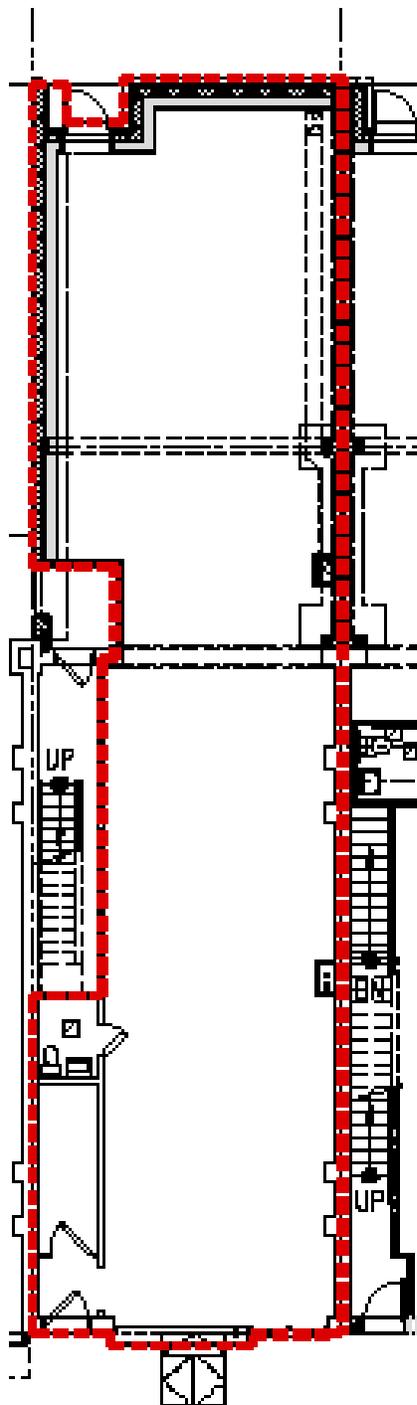
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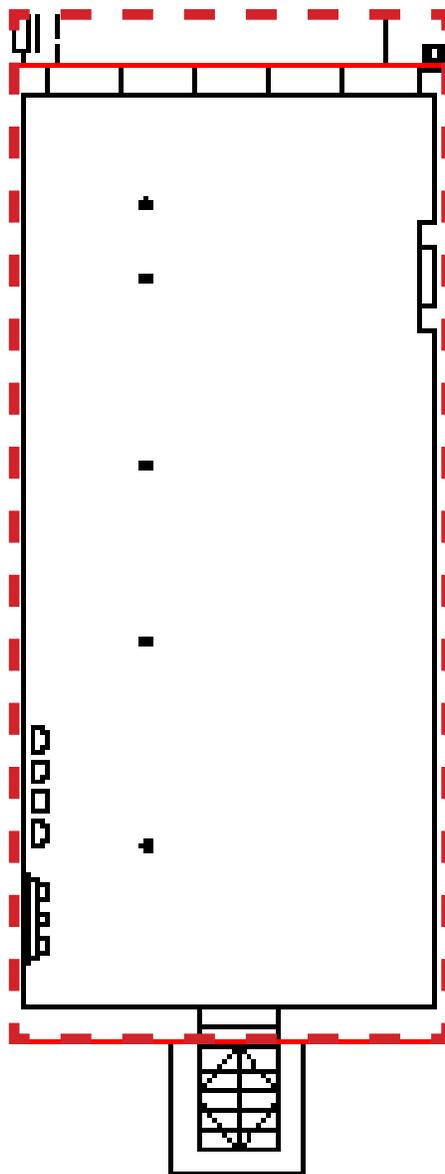
**535 ATLANTIC AVENUE
GROUND FLOOR**

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**535 ATLANTIC AVENUE
LOWER LEVEL**

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