

# 1218 SURF AVENUE BROOKLYN, NY

## CONEY ISLAND

- Surf Ave. between Stillwell Ave. and W. 12th Street
- Ground level
- Total sf: 10,000 sf
- Frontage: 50 ft on Surf Ave. 50 ft on Bowery St.

## WHY THIS LOCATION?

### UNPARALLELED LOCATION

Coney Island amusement is always an exciting venture for any retailer. Located just steps away from the boardwalk, this Property, also called The Eldorado Building, offers convenience, while putting your brand in the spotlight with unparalleled presence.

### PEDESTRIANS GALORE

The numbers speak for themselves – 4.7 million subway riders visit Coney Island every year, 13 million people visit the beach every season and over 100,000 people visit Coney Island's Luna Park on the 4th of July.

## HIGHLIGHTS

### DYNAMIC LAYOUT

1218 Surf Avenue offers an unbeatable opportunity, 10,000 sf of retail space and 50 ft of frontage on both Surf Avenue and the Bowery. With entrances on two of the best and busiest streets in Coney Island, your brand will be exposed to millions of Coney Island visitors every year.

### DENSELY POPULATED

Over 7 million people live in New York City and 2.7 million live in Brooklyn. Coney Island's infamous legacy continues to attract and entice millions of visitors each year.

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Surf Avenue Entrance



Bowery Entrance



**1218**  
SURF AVENUE  
BROOKLYN, NY

