



**470 VANDERBILT**

**14,795 SF TURNKEY MARKET SPACE AVAILABLE**

**470 VANDERBILT AVE, BROOKLYN, NY 11238**



RETAIL OPPORTUNITY

# BIGGER. BETTER. BROOKLYN.



470 VANDERBILT

Steps away from Barclays Center and Brooklyn's shopping mecca sits 14,795 square feet of prime retail space on the ground floor of 470 Vanderbilt. Claim your presence at the intersection of Fort Greene, Clinton Hill and Prospect Heights.

**14,795 SF TURNKEY  
MARKET SPACE AVAILABLE**





FLOORPLAN + SPACE

# 14,795 SF FLOOR SPACE

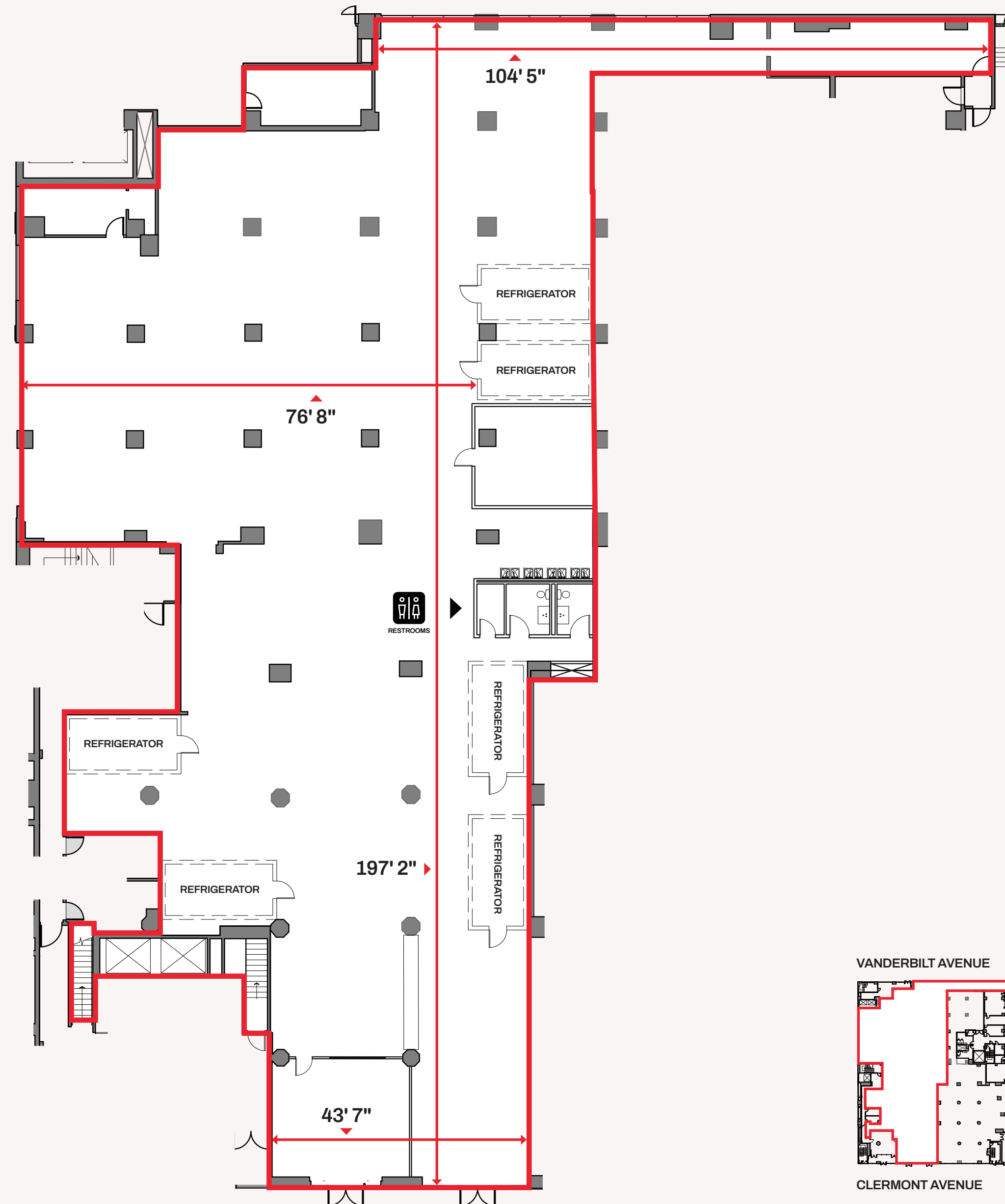
14' 2" Slab to Slab Ceiling Heights

Possession Date: Immediate

Delivery Conditions

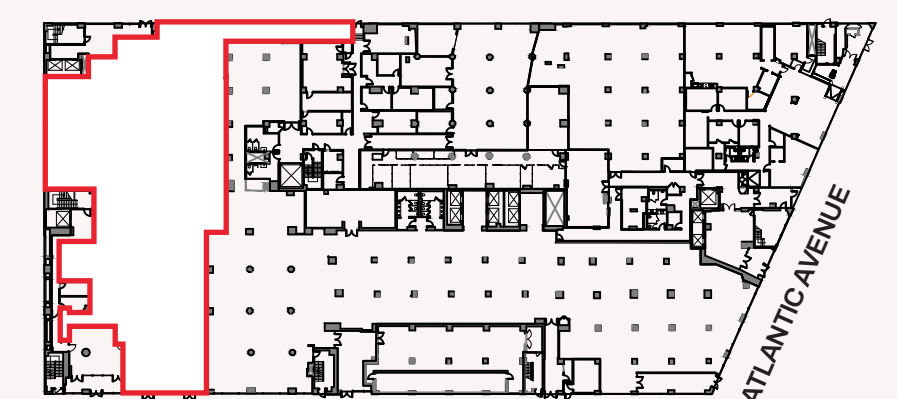
- Turnkey Market with 6 Walk-in Cold Boxes
- 2 Restrooms
- HVAC: 6 Units at Ceiling throughout Space
- Electric: (2) 225a, 208/120v  
3 Phase Panels in the Space
- No Divisions

VANDERBILT AVENUE



CLERMONT AVENUE

VANDERBILT AVENUE



CLERMONT AVENUE

ATLANTIC AVENUE



HIGHLIGHTS

# NEIGHBORHOOD & DEMOGRAPHICS



Schools within 0.5 mile



Residential Units within 0.5 mile



# of Daytime Employees



Avg Household Income



Total Consumer spending based on 13 Consumer Categories within 0.5 mile



Entertainment & Recreation



Apparel & Services



Personal Care Products & Services



MAP

# VIBRANT NEIGHBORHOOD

Brooklyn’s Fastest-Growing Neighborhood  
is now one of New York City’s most Vibrant.

**CULTURAL & ENTERTAINMENT**

- 1 Brooklyn Botanical Garden
- 2 Brooklyn Museum
- 3 Brooklyn Children’s Museum

**FITNESS**

- 4 5th Ave Fitness
- 5 Greys Gym
- 6 Chelsea Piers Fitness

**RETAIL**

- 7 1 of a Find Vintage
- 8 Smokey Vale
- 9 Green in BKLYN
- 10 Kith
- 11 Jill Lindsey
- 12 Clic
- 13 Target

**HOTELS**

- 14 The Brooklyn Hotel
- 15 Ace Hotel Brooklyn
- 16 Sheraton Brooklyn New York Hotel

**BUSINESS DINING**

- 17 No. 7 Restaurant
- 18 LaLou
- 19 Olmsted
- 20 Locanda Vini & Olli

**CASUAL DINING**

- 21 Patti Ann’s
- 22 Milk Bar
- 23 Alta Calidad
- 24 Ciao, Gloria
- 25 Zaytoons
- 26 Amorina Cucina Rustica
- 27 White Tiger
- 28 Olde Brooklyn Bagel Shoppe

**FOOD MARKETS**

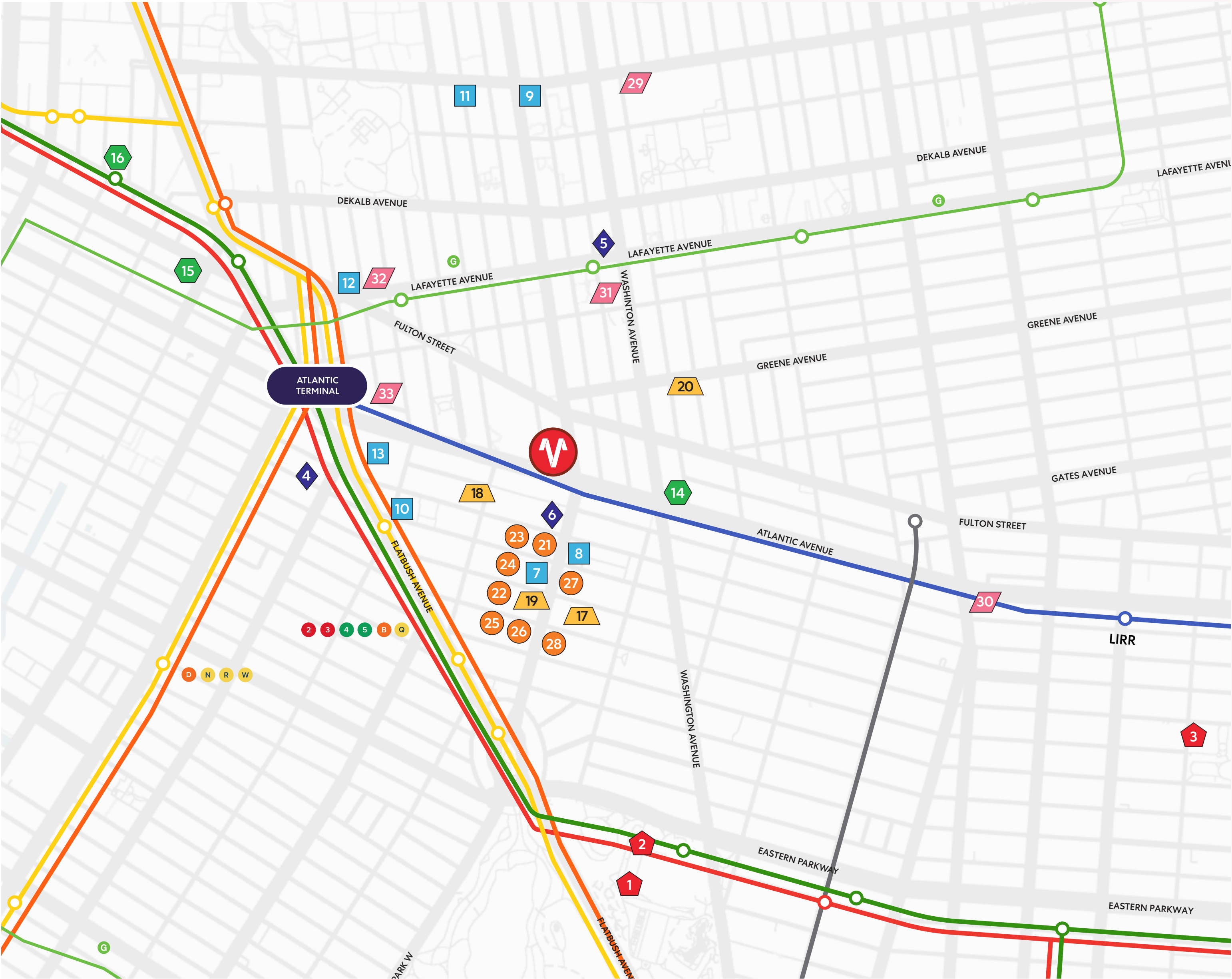
- 29 Key Food Supermarket
- 30 Wholesome Farms Market
- 31 Waverly Gourmet Market
- 32 Greene Grape Provisions
- 33 Stop & Shop

**TRANSPORT**

- B48
- B25 B26

**SUBWAY LINES**

- 2 3 4 5 C B D N Q R W





# CONTACT



470 VANDERBILT

**DANIEL BIRNEY**

[dbirney@rxr.com](mailto:dbirney@rxr.com)

212.715.6153

**ALEXANDRA BUDD**

[abudd@rxr.com](mailto:abudd@rxr.com)

212.715.6132

**RXR**

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