

EXCLUSIVE

12,000 SF 2nd Fl Warehouse Space + Ground Floor Loading **633 Court Street**

BROOKLYN, NY 11231



APPROXIMATE SIZE

± 3,000 SF GROUND FLOOR
± 9,000 SF 2ND FLOOR

CEILING HEIGHT

14 FT

COLUMN SPACING

20 FT X 30 FT

LOADING

±3,000 SF OF COMMON LOADING
AREA, OF WHICH ±1,100 SF CAN
BE ENCLOSED FOR PRIVATE USE
MAX TRUCK LOADING - 53
FOOTER

ZONING

M3-1

POSSESSION

FEBRUARY 1, 2020

ASKING RENT

PLEASE INQUIRE


IDEAL USES

MANUFACTURING
FURNITURE STORAGE
ECOMMERCE WAREHOUSE
FOOD WHOLESALER
DRY STORAGE

FEATURES

- 24 HOUR ACCESS
- PRIVATE ENTRANCES
- HEAVY FLOOR LOADING
- 10 TON FREIGHT ELEVATOR
(8 FT X 10 FT)
- NEW BATHROOMS
- NEW OFFICES
- 2 FULL SIDES OF WINDOWS
- ADDITIONAL OFFICE SPACE
AVAILABLE NEXT DOOR

ACCESS

F **G** AT SMITH - 9TH ST
 / GOWANUS EXPY

BROOKLYN-BATTERY TUNNEL

EXCLUSIVE AGENTS

EITAN AGBASHOFF

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LEIBEL GORDON

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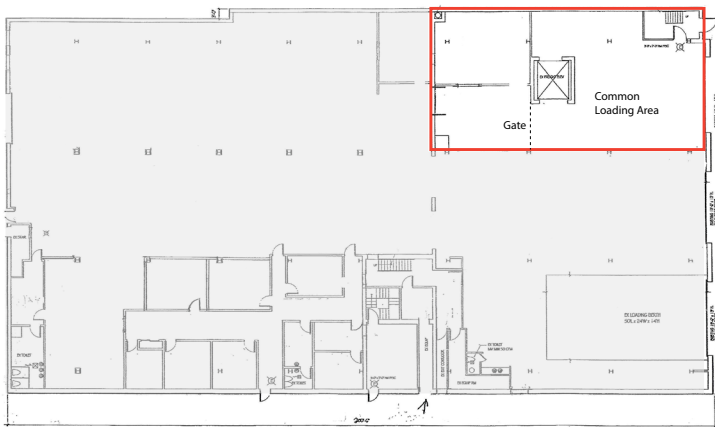
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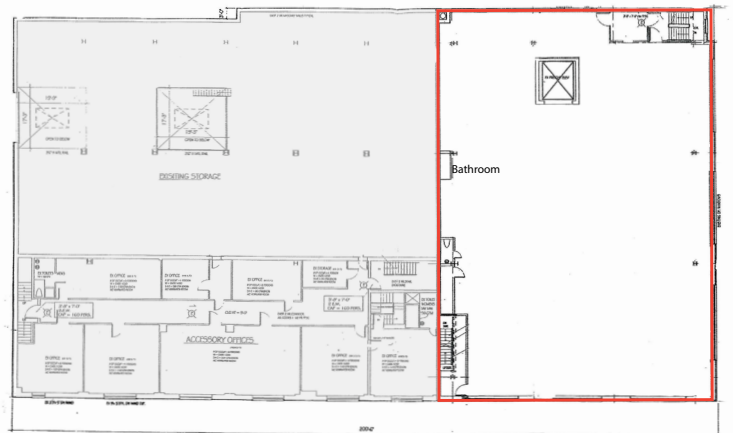
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FIRST FLOOR



SECOND FLOOR



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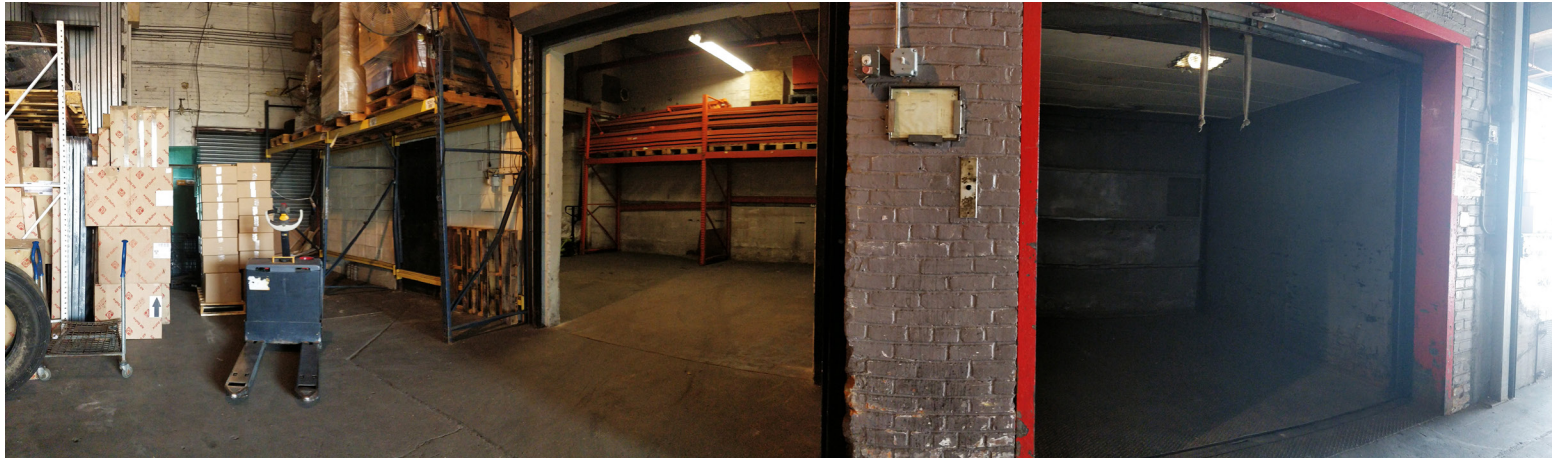
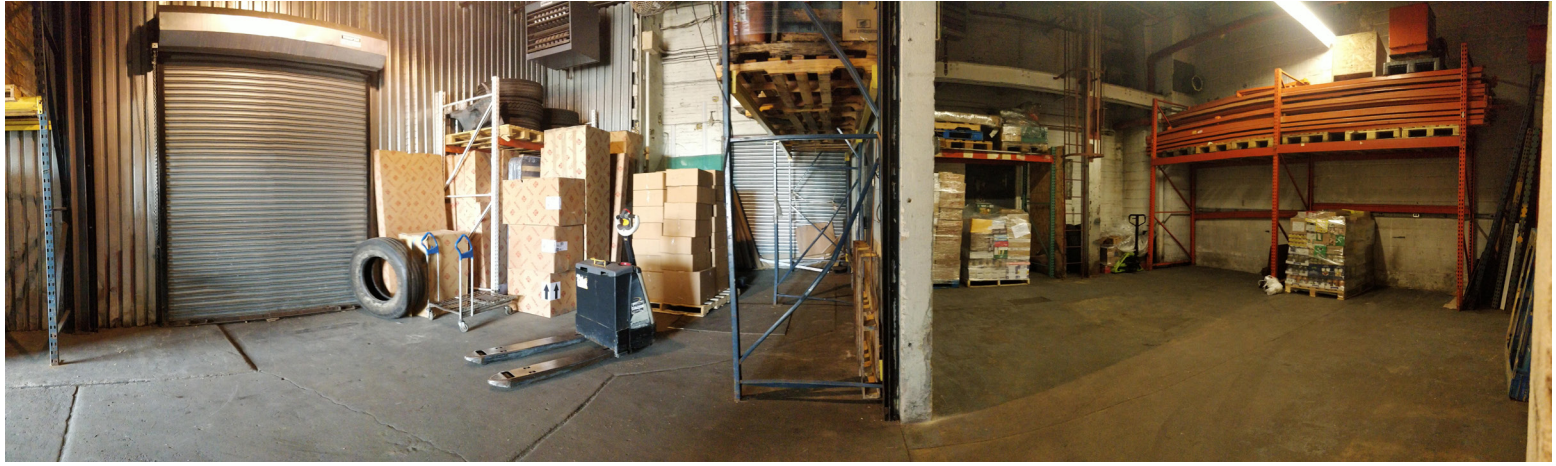
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