



SUMMARY

Situated in the heart of Brooklyn Heights, the sixth floor at 142 Joralemon Street presents a rare opportunity to own a full-floor commercial office condominium in one of Brooklyn's most established professional districts. Located just steps from the Borough Hall and Court Street transit hubs, the property offers exceptional accessibility to Brooklyn and Manhattan. Ideal for owner-users or investors, the space combines a prestigious address, excellent transit connectivity, and long-term ownership in a premier office building.

EXCLUSIVE BROKER

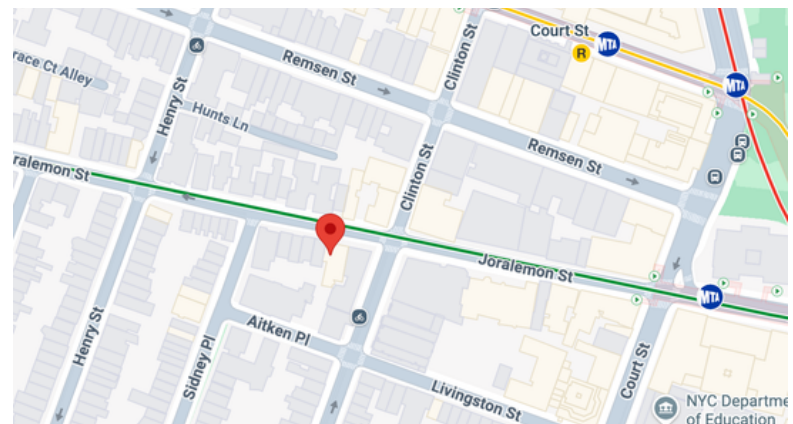
ROBERT HEBRON, SIOR
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 RFHebron@HebronRE.com

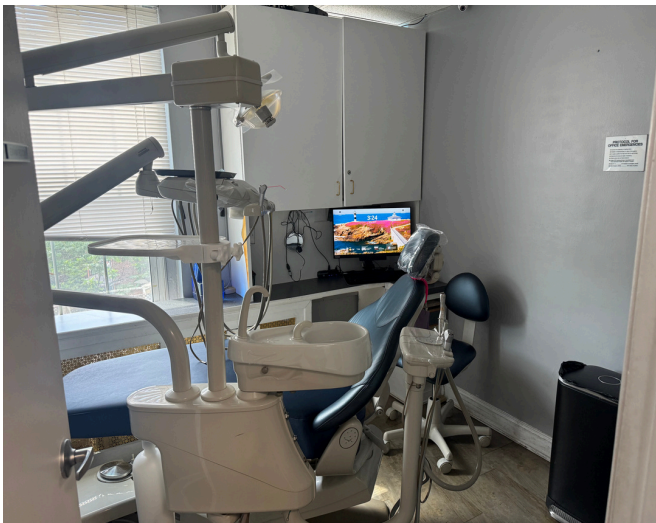
 **(347) 661-1230**



This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Prospective Tenants must verify the information and bears all risk for any inaccuracies.



- **Address:** 142 Joralemon Street, Brooklyn, NY 11201
- **Asking Price:** \$2,400,000
- **Size:** +/- 3,000 RSF
- **Floor:** Sixth
- **Zoning:** C5-2A
- **Electric:** Sub-metered at 100%
- **Heating/Cooling:** HVAC Air and heat, gas fired
- **Building Access:** 24/7
- **Other:** Whole building generator, sprinklered. Access to 2,3,4,5,A,C,F,R within a short walk.



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EMPLOYMENT

10 minutes



White Collar

86.1%



Blue Collar

4.5%



Services

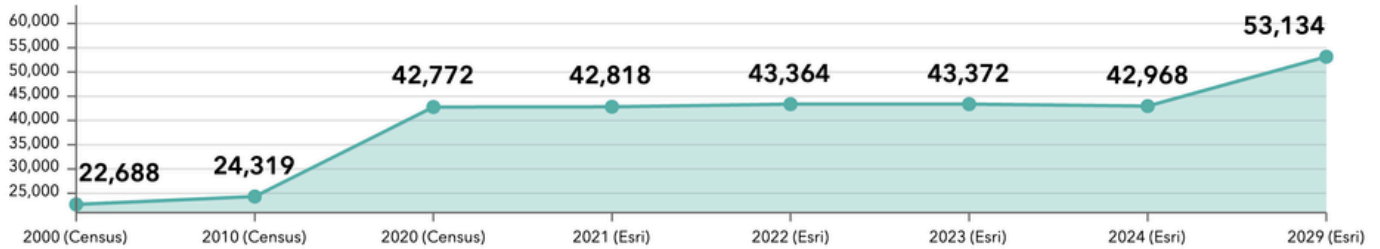
9.4%

4.5%

Unemployment Rate

Total Population

10 minutes



EDUCATION

10 minutes



No High School Diploma



9%

High School Graduate



10%

Some College



75%

Bachelor's/Grad/Prof Degree

BUSINESS

10 minutes



2,229

Total Businesses



37,370

Total Employees

Age Pyramid

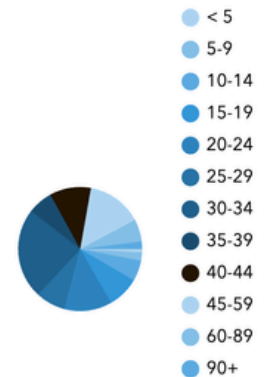
10 minutes



Commute

10 minutes

Minutes



ANNUAL HOUSEHOLD SPENDING

10 minutes



\$4,579

Apparel & Services



\$527

Computers & Hardware



\$7,327

Eating Out

\$13,030

Groceries

\$11,220

Health Care

The largest group:

2024
Females
Age 30-34

The smallest group:

2024 Males
Age 80-84

Variables	5 minutes	10 minutes	15 minutes
2023 Total Population	15,492	42,968	86,962
2023 Total Households	8,299	21,363	42,074
2023 Average Household Size	1.78	1.92	1.99
2023 Median Household Income	\$156,769	\$145,799	\$136,707
2023 Median Age	33.1	34.4	35.4



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