

Sports - Retail - Entertainment

**220 Dupont Street
Greenpoint, Brooklyn, NY**

***32,759 sq.ft. Building
Divisions: 10,000 & 22,759 sq.ft.***



Features:

- ↑ 35'- 26'6" ceiling height
- 🏠 6 overhead doors
- 🔥 Infrared gas heat
- ⚡ 2000 Amps-3 phase
- 🚒 Dry sprinkler (partial)
- M3 industrial zone
public assembly OK

Transportation

- 7 Hunters Point or Vernon/Jackson
- G Greenpoint Avenue
- VTA Long Island Rail Road
Hunterspoint Avenue
- 🚗 B32, B62, B43, B24
- 🚲 Queensboro Bridge
- 🚗 LIE, BQE, Midtown Tunnel
- Williamsburg Bridge

Estimated Travel Time

- 🚶 12 minutes
- 🚶 13 minutes
- 🚶 17 minutes
- 🚶 3 minutes
- 20 minutes
- 8 minutes
- 12 minutes

For Further Information and Inspection, Call Exclusive Agents:

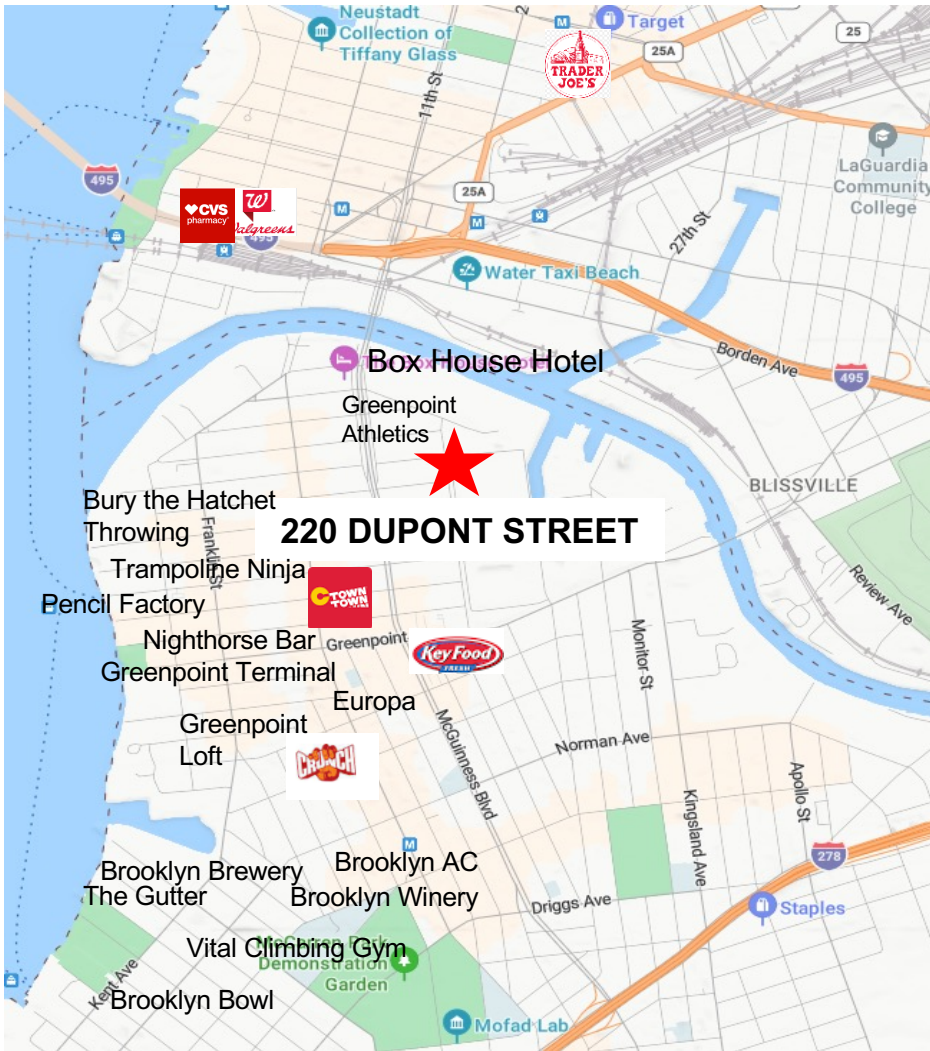
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 **Sholom &
Zuckerbrot** Realty LLC
Established 1962

3333 New Hyde Park Road, Suite 307
New Hyde Park, NY 11042

220 Dupont Street Greenpoint, Brooklyn, NY



- Over 20,000 new apartments
- Sports Facility
- Photo-shoots
- Nightclub
- Rehearsal space
- Event space

DEMOGRAPHIC INFORMATION	<u>1 mile</u>	<u>3 miles</u>	<u>5 miles</u>
Population	59,236	1,312,420	3,205,480
Median Age	36.2	39.1	38.4
Under Age 35	52.6%	48.1%	48.1%
Median Household Income	\$107,106	\$103,280	\$98,246

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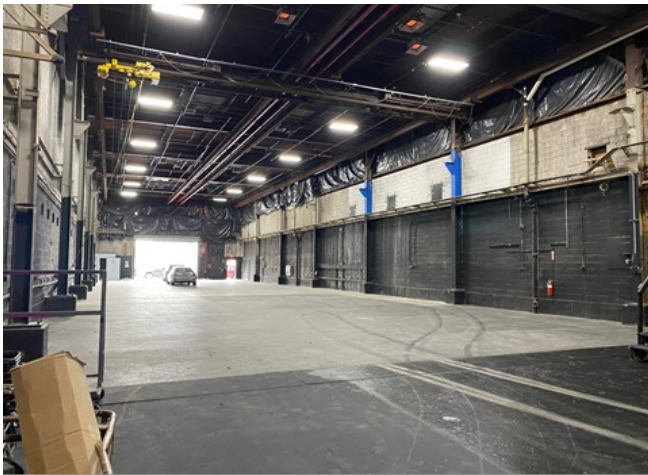
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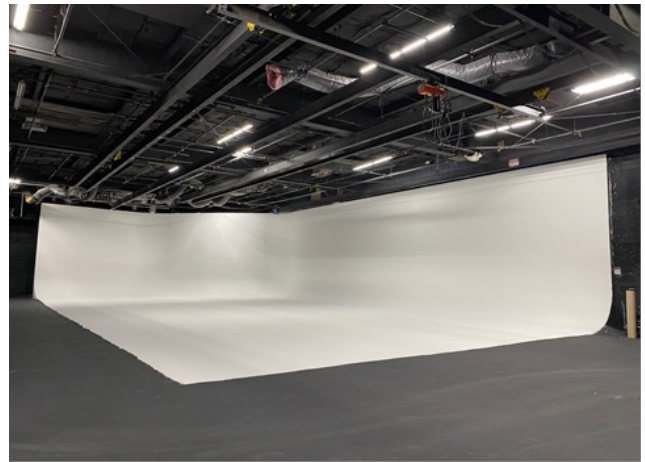


Greenpoint: Booming Residential Area
Over 20,000 new apartments
Highly Educated workforce
High per-capita income

220 Dupont Street Greenpoint, Brooklyn, NY



Unit B: 10,000 sf; 31' ceiling



Unit A: 10,275 sf; 21' 6" Ceiling



Unit A: 5,300 sf; 26' 6" ceiling



**Enclosed Parking: 5,400 sf.
Street-to-Street**

Specification:)

Seamless 100' x 18' Hard Cyc 50 Ton Air-conditioning Unit
Infrared (Dead Quiet) Heating System 2,000 Amps 3 Phase Power
Street-to-street Access

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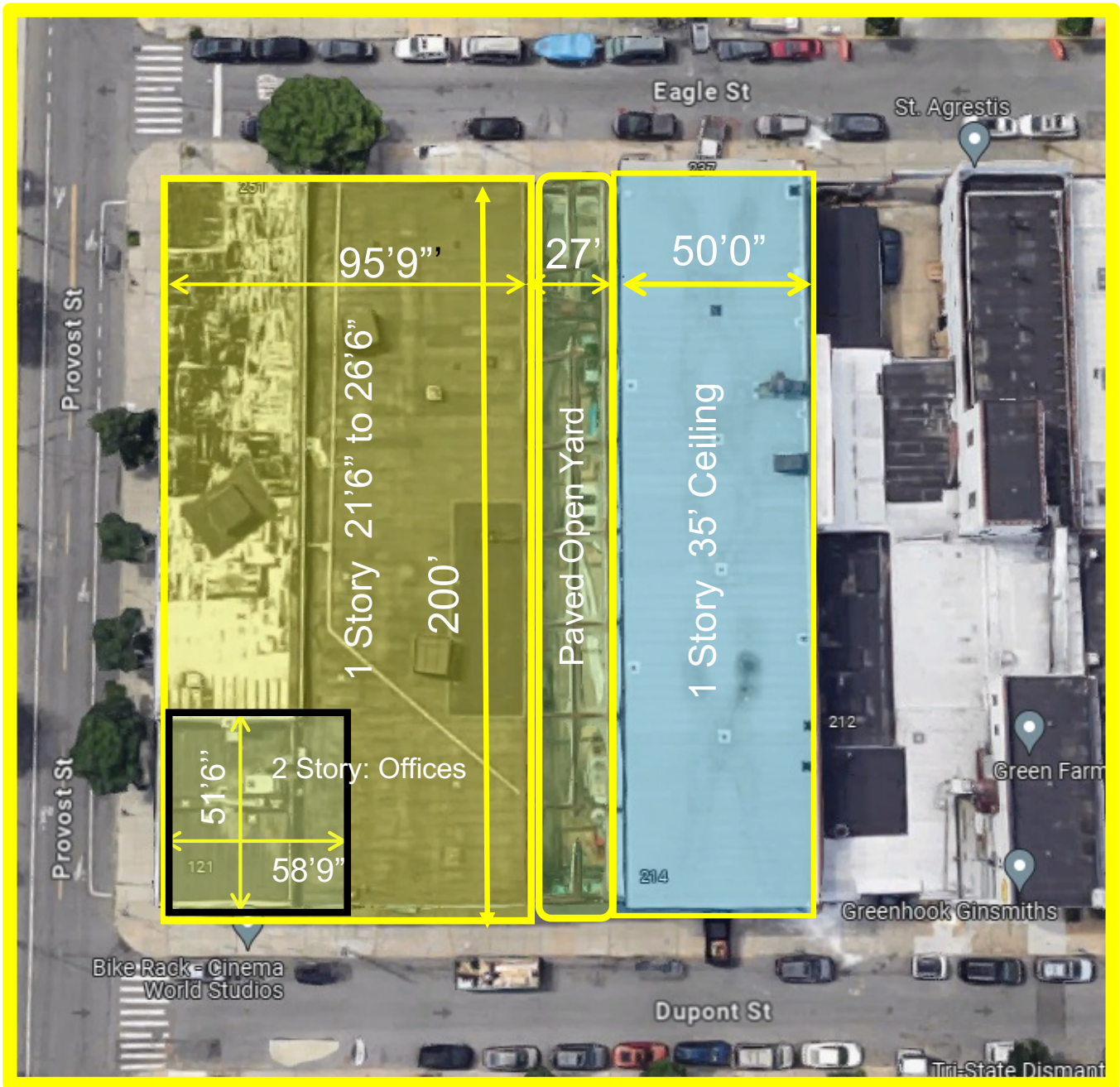
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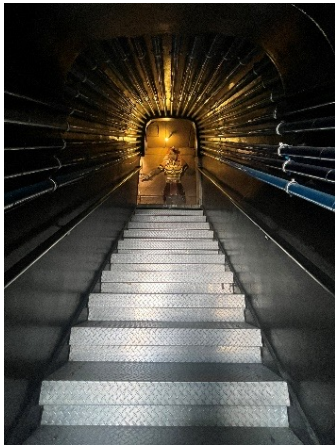
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Entertainment Rooms



Egyptian Mummy Rooms



James Bond Spectre Room



Jungle Room



Spa Rooms



Library

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