

NORTHSIDE PIERS

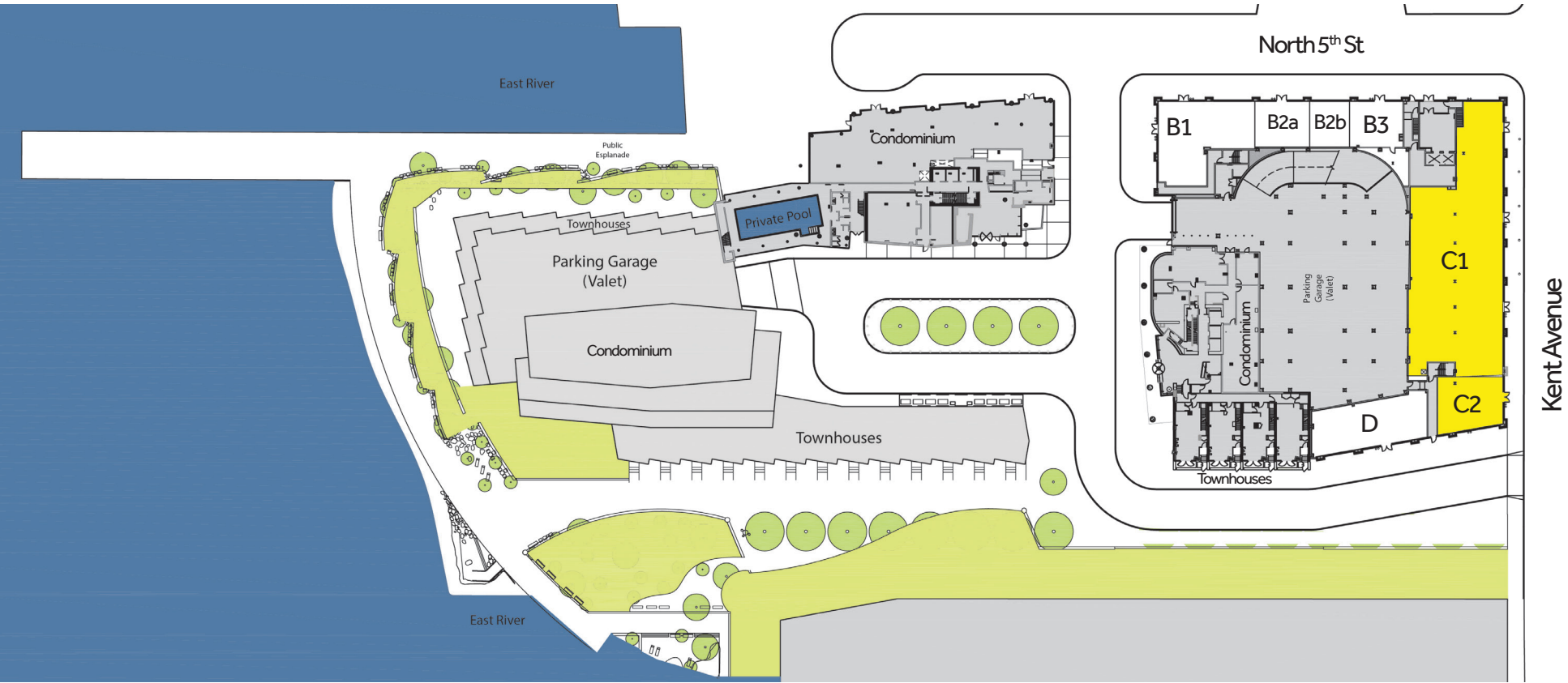
164 KENT

WILLIAMSBURG, NEW YORK



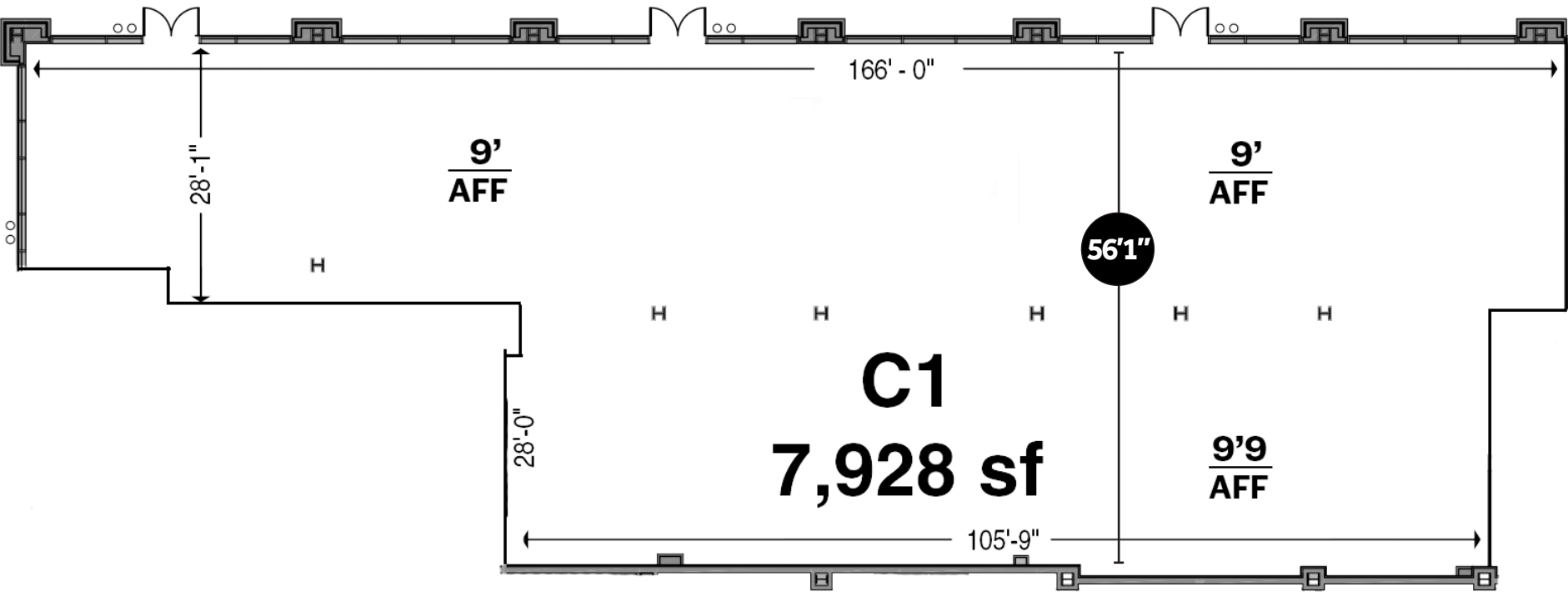
Jessica Zelnik
Real Estate Specialist
jzelnik@rdmanagement.com
w. 212.265.6600 x264 c. 917.566.8557

SITE PLAN | 164 KENT



| | |
|--|-----------------|
| B1. iSmile Dental | 2,585 sf |
| B2a. Pier Wines | 759 sf |
| B2b. Deli | 975 sf |
| B3. Dry Cleaner | 1,314 sf |
| C1. Available | 7,928 sf |
| C2. Mole Mexican Restaurant (Available) | 1,486 sf |
| D. N4 Esthetic Clinic | 2,120 sf |

C1 SITE PLAN | 164 KENT



PROPERTY OVERVIEW

SW CORNER OF NORTH 5TH AND KENT

7,928 SF OF RETAIL

CEILING HEIGHTS: 9 FT

2 ENTRANCES ON KENT AVENUE

2 ADA RESTROOMS IN PLACE

190 FEET OF WRAP AROUND FRONTAGE

\$129K

AVERAGE HH
INCOME

120K

POPULATION

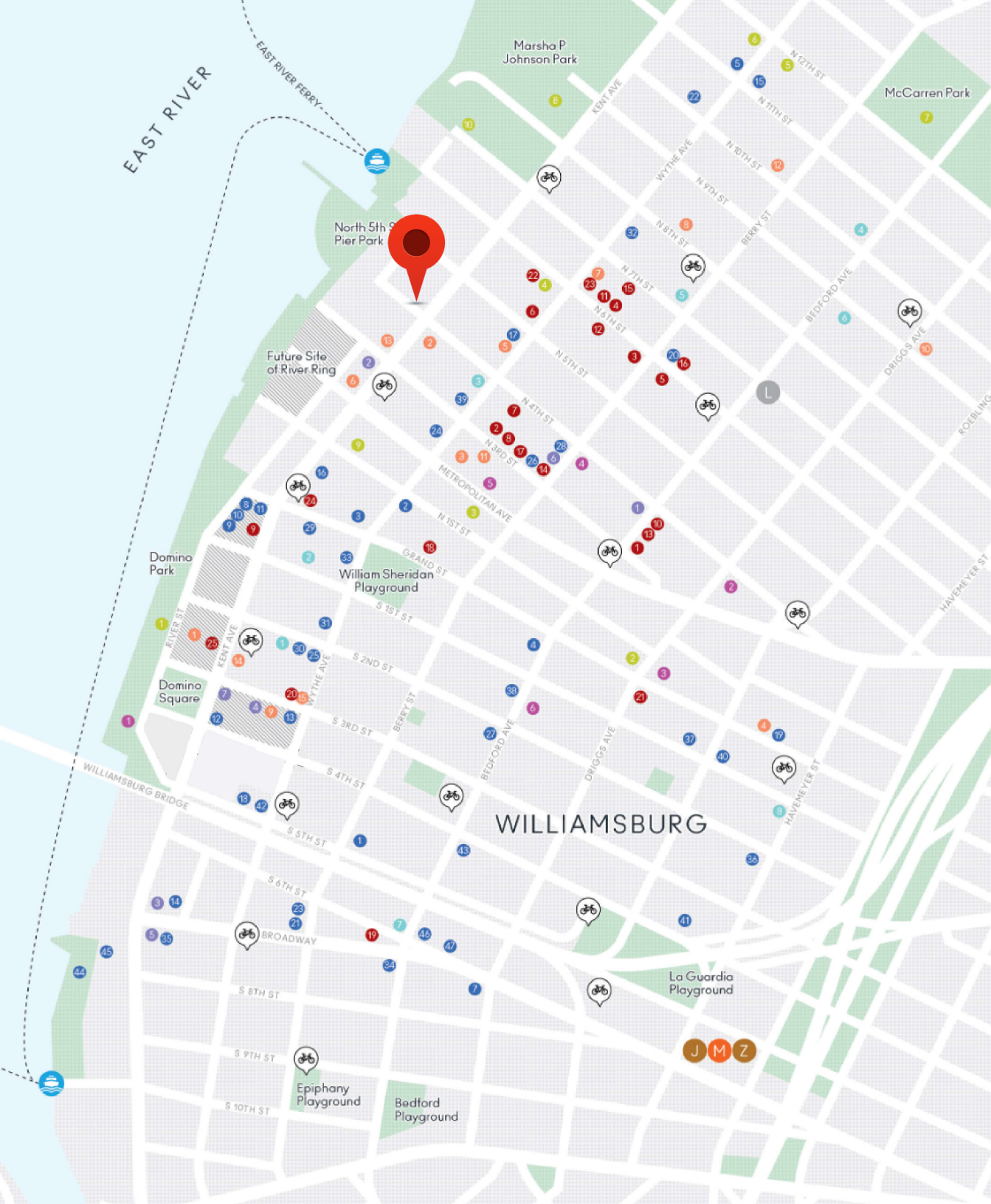
46K

HOUSEHOLDS

PLUS

960 CONDOMINIUM UNITS AND 4 TOWNHOUSES
WITHIN THE NORTHSIDE PIERS COMPLEX

164 KENT



Food and Drink

- | | | |
|----------------------|-------------------------|-------------------------|
| 1 Butler | 17 Van Leeuwen | 33 PLANTA Williamsburg |
| 2 Gelateria Gentile | 18 Aska | 34 Francie |
| 3 Devoción Coffee | 19 The Four Horsemen | 35 Barano |
| 4 Maison Premiere | 20 Partners Coffee | 36 L'industrie Pizzeria |
| 5 Le Crocodile | 21 Marlow & Sons | 37 Tabare |
| 6 Lilia | 22 The Water Tower Bar | 38 DuMont Burger |
| 7 Peter Luger | 23 Diner | 39 Dépanneur |
| 8 Robert's | 24 Jack's Wife Freda | 40 ppl |
| 9 Other Half Brewing | 25 Sunday in Brooklyn | 41 Traif |
| 10 Oddfellows | 26 Tonchin | 42 Miss Favela |
| 11 TwoHands | 27 Oslo Coffee Roasters | 43 Mesiba |
| 12 Misi | 28 Blue Bottle Coffee | 44 Sea Wolf |
| 13 Shota Omakase | 29 MISIPASTA | 45 Poetica Coffee |
| 14 Deux Chats | 30 Antidote | 46 Motorino |
| 15 Brooklyn Brewery | 31 12 Chairs Café | 47 Meadowsweet |
| 16 Ume | 32 Café Mogador | |

Shopping

- | | | |
|-----------------------------|------------------|--------------------------|
| 1 Apple | 9 BEAM | 18 Leif |
| 2 Aesop | 10 Sephora | 19 Polly |
| 3 Le Labo | 11 Nike | 20 Fox Fodder Farm |
| 4 Hermès | 12 Everlane | 21 Kai D. |
| 5 Chanel Fragrance & Beauty | 13 Alo | 22 Patagonia |
| 6 Muji | 14 Away | 23 Glossier |
| 7 McNally Jackson | 15 Catbird | 24 Pilgrim Surf + Supply |
| 8 Ralph Lauren | 16 Lululemon | 25 Gotham NY |
| | 17 Herman Miller | |

DEMOGRAPHIC REPORT | 164 KENT

Williamsburg, Brooklyn, reflects a vibrant local economy driven by a mix of residents and visitors.

Dining and Nightlife

Williamsburg is known for its diverse restaurant scene, cafes, and bars, attracting both locals and tourists.

Retail

The area features a variety of boutiques, vintage shops, luxury brands and larger retail chains.

Arts and Entertainment: The neighborhood hosts numerous galleries, music venues, and cultural events.

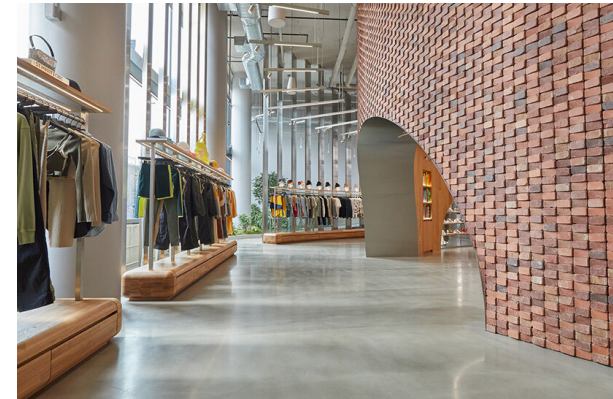
Demographics

The population includes a mix of young professionals, families, and artists.

Higher disposable incomes among residents contribute to increased spending on lifestyle and leisure activities.

| | 0.3 Miles | 0.5 Miles | 1 Miles |
|-----------------------------|-------------|-------------|-------------|
| Total households | 5,904 | 13,693 | 63,383 |
| Total population | 11,882 | 27,095 | 143,093 |
| Population white | 64.1% | 62.2% | 55.1% |
| Population black | 4.5% | 5.1% | 9.1% |
| Population hispanic | 16.6% | 21.6% | 28.0% |
| Population asian | 12.4% | 10.4% | 9.4% |
| Population pacific islander | 0.1% | 0.1% | 0.1% |
| Population american indian | 0.4% | 0.5% | 0.7% |
| Population other | 5.6% | 9.1% | 13.8% |
| Persons per household | 2 | 2 | 2.3 |
| Average household income | \$222,371 | \$207,287 | \$138,988 |
| Average house value | \$1,658,487 | \$1,542,578 | \$1,221,621 |
| Average age | 35 | 36 | 37 |
| Average age male | 35 | 36 | 36 |
| Average age female | 35 | 36 | 38 |

Demographics data derived from AlphaMap



164 KENT

WILLIAMSBURG, NEW YORK



Jessica Zelnik
Real Estate Specialist
jzelnik@rdmanagement.com
w. 212.265.6600 x264 c. 917.566.8557

