

9 Bond Street

9 Bond Street, Brooklyn, NY 11201

Available



Offering Summary 9 Bond Street

Building Size:	180,350 SF
Asking Rate:	Upon request
Available SF:	14,100 - 49,400 SF
Minimum Divisible:	5,000 SF
Maximum Contiguous:	75,000 SF
Market:	Brooklyn
Submarket:	Downtown Brooklyn

Property Overview

Rare large block office space available in the heart of Downtown Brooklyn. The space is being offered as-is. Excellent access to transportation.

Fulton Mall is a shopping center featuring hundreds of small businesses and national brands, making it a major retail destination.

\$7,461,160,008 annual total retail spending within 2 miles.

The Fulton Mall is home to A Taste of Katz's · Adidas · Aldo · American Eagle Outfitters Factory Store · Ample Hills Creamery · Arepa Lady · the Banana Republic · Brooklyn Hospital Urgent Care · Burger King · Burlington · CAMP · LULULEmon · Casper · Champs · Chase · Chipotle · Claire's · Cookies · Cuzin's Duzin · Dippin Dot · Duane Reade · Express · Five Below · Flight · Foot Locker · GameStop · Gap · H&M · Journey's · Macy's · Nordstrom Rack · Old Navy · Panda Express · Raymour & Flanigan · Shake Shack · Spectrum · Starbucks · Swarovski · TMobile · TJ Maxx

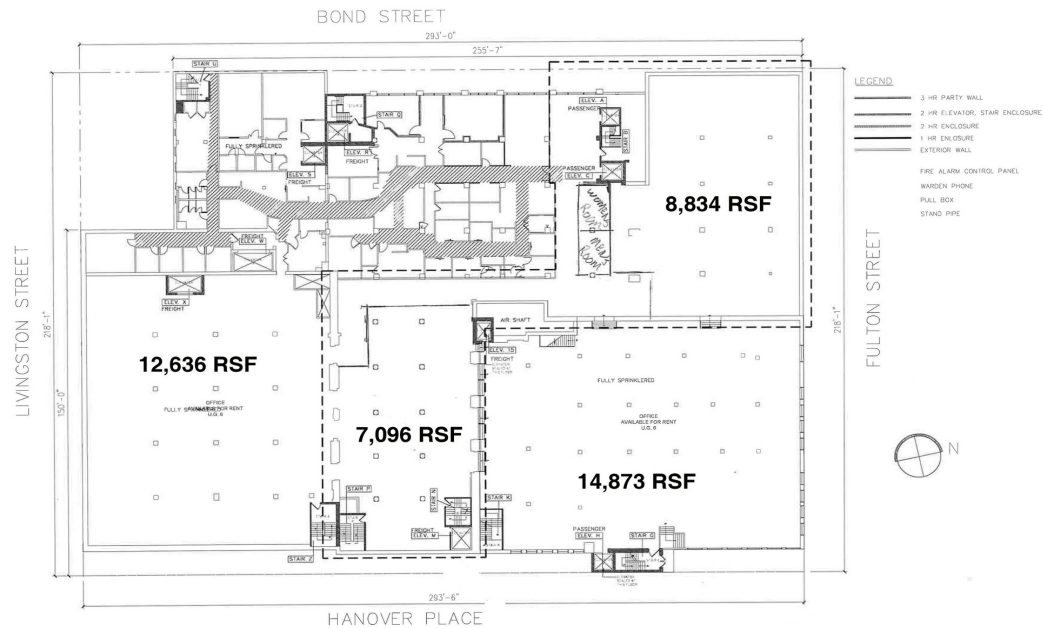
Property Highlights

- Since 2010: +21,558 new residents, +2,115 new firms, +24,304 new jobs
- Local residents: 58,250+, 69% of residents have at least a bachelor's degree
- Area demographics: 18,460+ new apartments since 2004, 145+ apparel and accessories shops, 40+ arts and cultural institutions, 79,680+ jobs.

Rob Hebron

Associate Broker
718.624.0011 x13





Fourth floor plan shown.

FOURTH FLOOR PLAN

Lease Information

Lease Type:	MG	Lease Term:	120 months
Total Space:	14,100 - 49,400 SF	Lease Rate:	Negotiable

Available Spaces

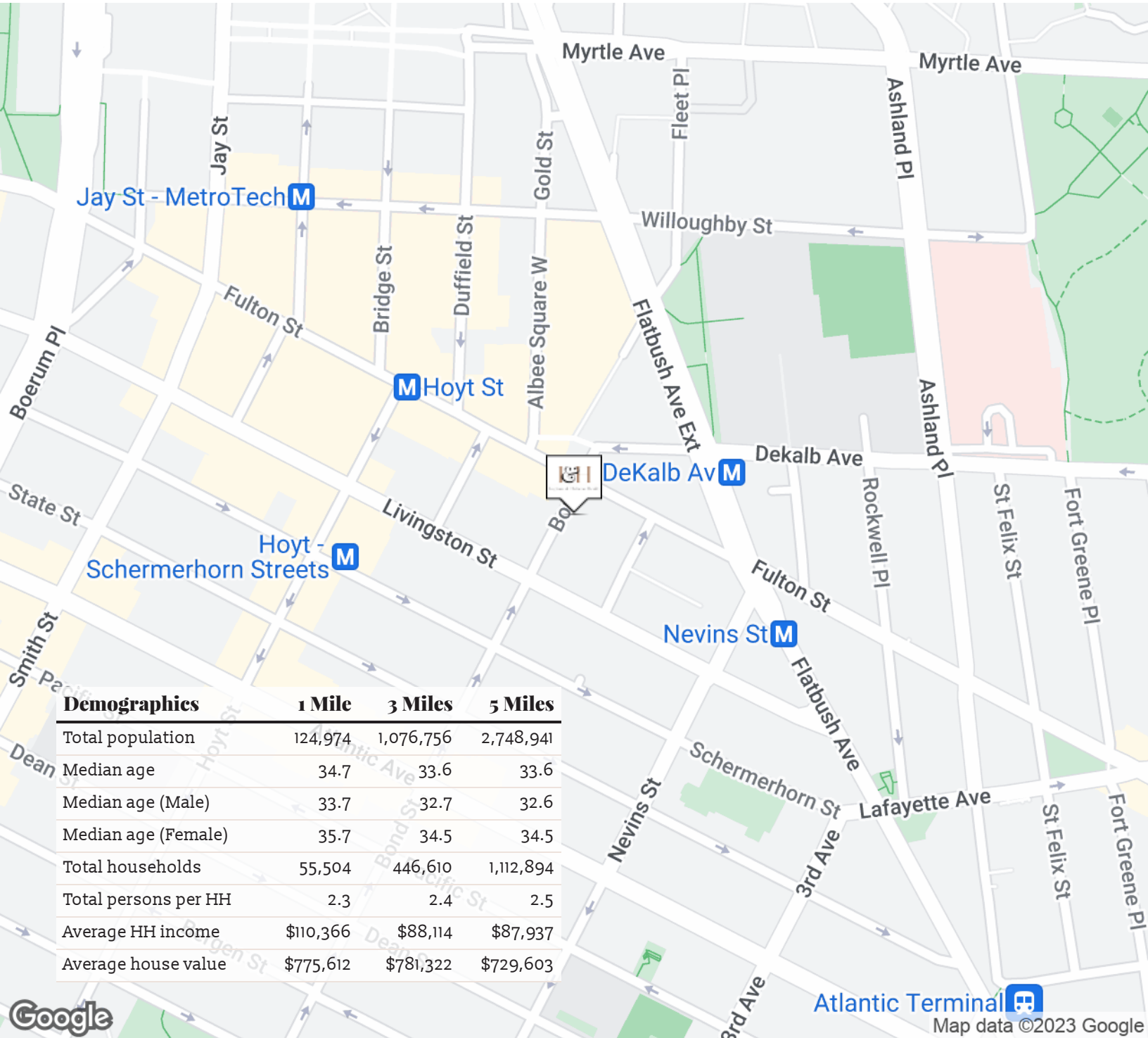
Suite	Tenant	Size (SF)	Lease Type	Lease Rate	Description
3rd Floor	Available	14,100 - 33,000 SF	Modified Gross	Negotiable	-
4th Floor	Available	20,000 - 49,400 SF	Modified Gross	Negotiable	-

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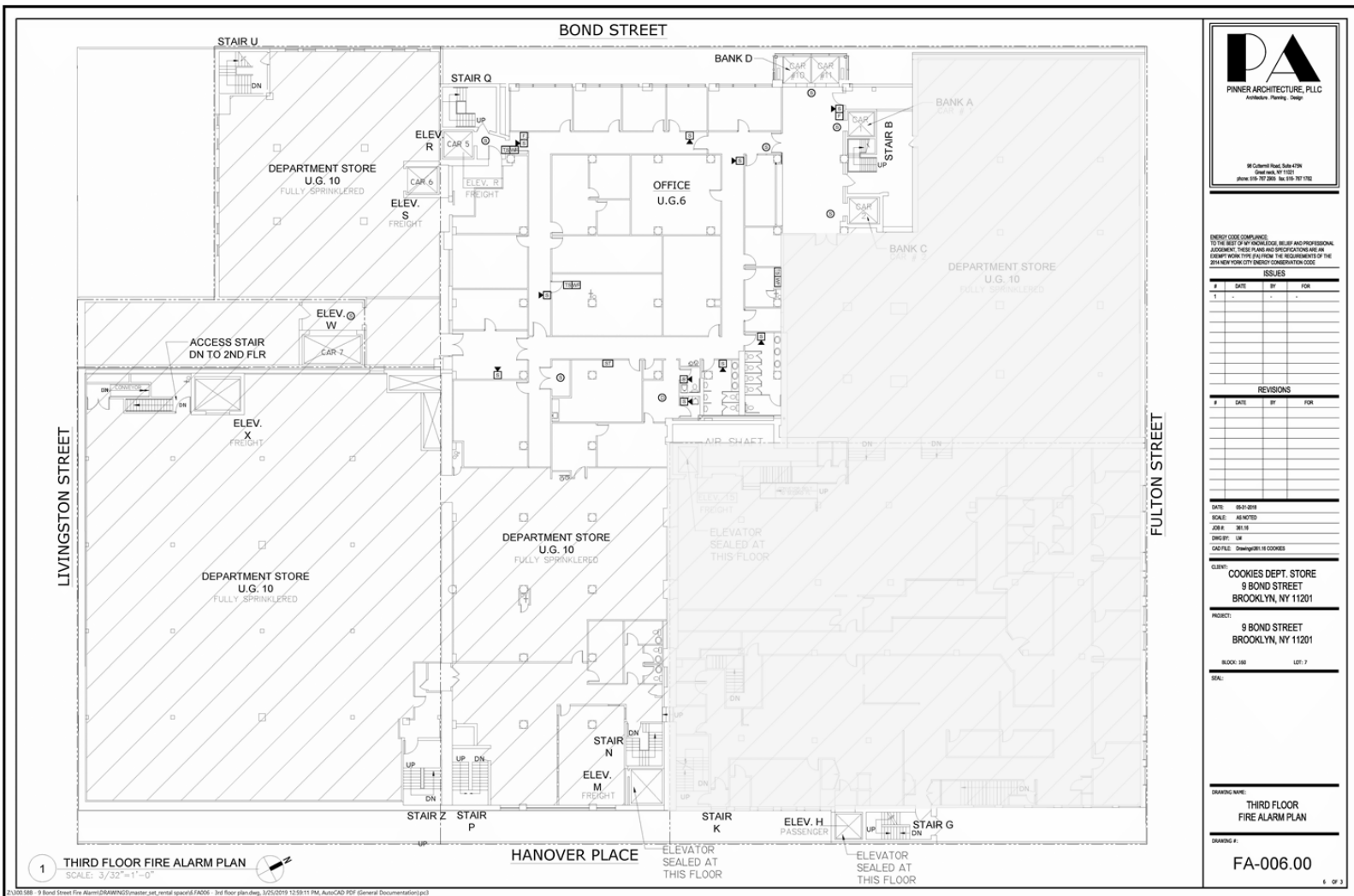
188 Montague Street #950, Brooklyn, NY 11201

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Third floor plan shown

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