

22 OLD FULTON STREET

Built-Out Restaurant for Lease

Dumbo | Brooklyn, NY 11201



22 OLD FULTON STREET

On the Corner of Elizabeth Street
Dumbo | Brooklyn, NY 11201

GROUND FLOOR
Approx. 1,350 SF

CELLAR
Approx. 500 SF

FRONTAGE
50 FT Wraparound

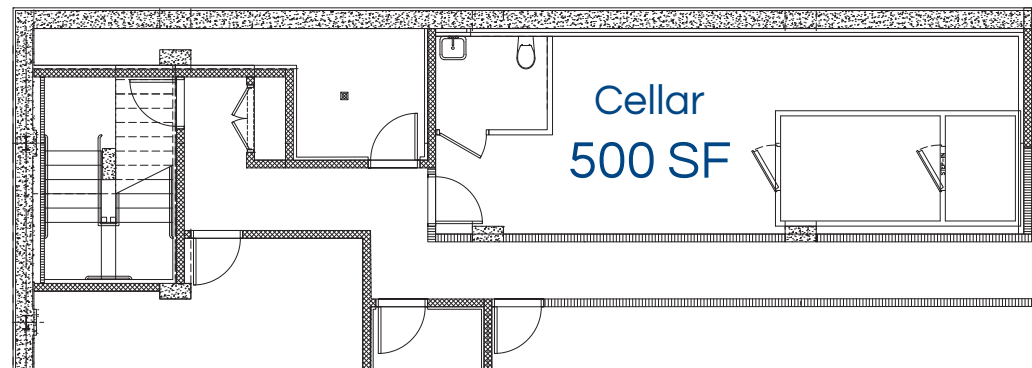
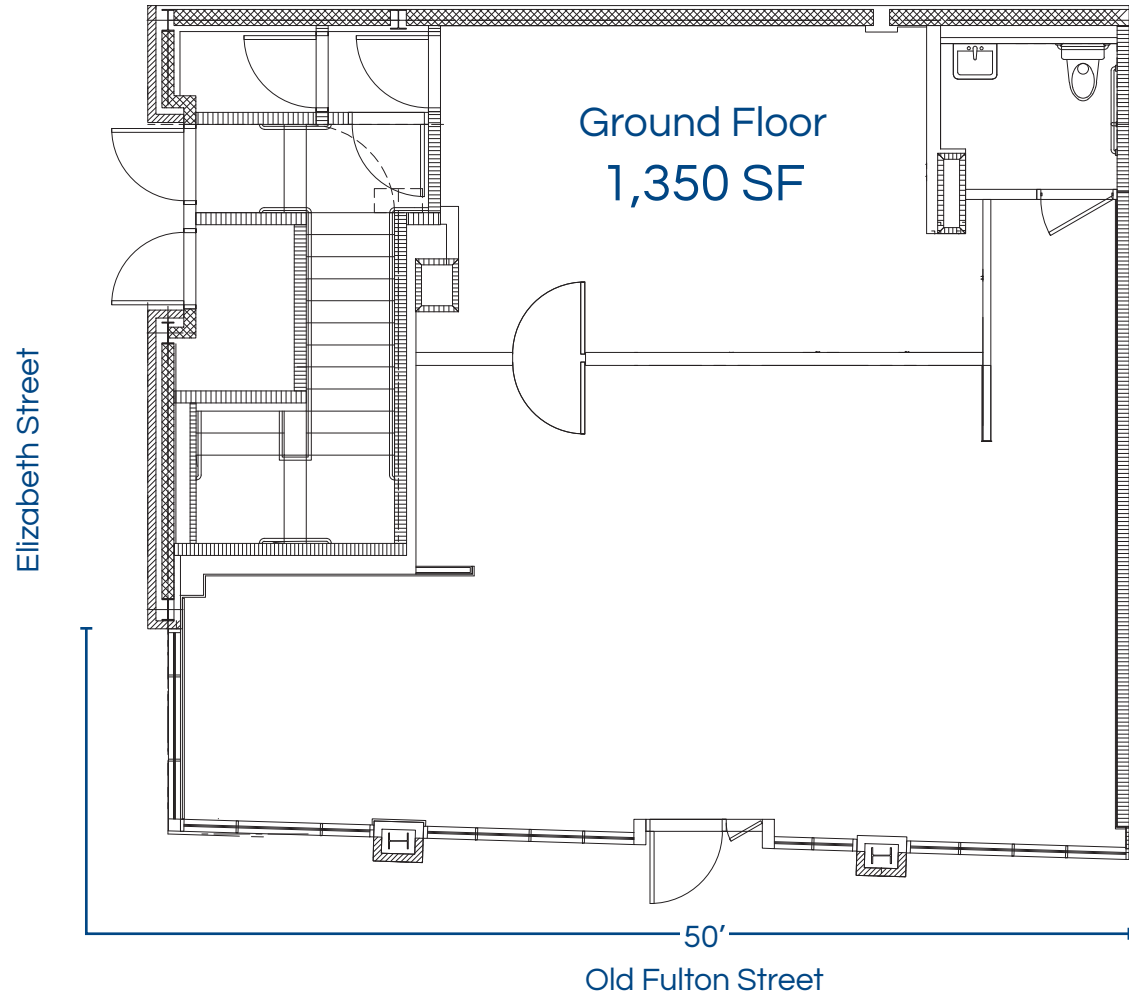
POSSESSION
August 2024 or sooner

COMMENTS

- Restaurant infrastructure in place
- Rare restaurant opportunity on the busy Dumbo waterfront
- Just steps to the **A** **C** **2** **3** **F** subway trains as well as the East River Ferry

NEIGHBORS

% Arabica, Grimaldi's, Juliana's Pizza, Shake Shack, Luke's Lobster, 7 Old Fulton



DEMOGRAPHICS - BROOKLYN, NY | DUMBO | 11201



10,771
Office Population



395
Businesses
(5 Min Walk)



\$200,001
Median Household
Income



2
Average Household
Size

Aggregate Spending - 5 Min Walk



\$585 M
Annual Budget
Expenditures



\$113 M
Retail
Expenditures



8,425
East River Ferry
Weekly Riders



6 M
Annual
Pedestrian Traffic

Total Consumer Spending by Category - 5 Min Walk



\$68 M
Food



\$16 M
Apparel & Services



\$23 M
Entertainment &
Recreation



\$6.2 M
Personal Care
Products & Services

Public Transportation

Over 9.5 million trips to and from DUMBO annually



340,392 CitiBike trips
to and from Dumbo



1,463,540 Bus trips
to and from Dumbo



(2023)

7,146,813 Subway trips

- 3,345,474 York St **F**
- 2,247,144 High St **A C**
- 1,554,195 Clark St **2 3**

AREA MAP



22 OLD FULTON STREET

2 3

Clark Street Station
1,781,419 Annual Ridership

A C

High Street Station
3,536,860 Annual Ridership

F

York Street Station
3,927,129 Annual Ridership



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