

187 UTICA AVENUE

FOR LEASE

Crown Heights | Brooklyn, NY 11213 | Corner of Utica Avenue & Park Place



700 SF

Ground Floor

700 SF

Lower Level Storage

Prime Corner

Location

Upon Request

Asking Rent

PROPERTY HIGHLIGHTS

Prime Corner Location

Situated at the high-visibility corner of Utica Avenue and Park Place, this ground-floor retail space offers over 100 linear feet of wraparound frontage, providing exceptional exposure for any retail or service business.

700 SF Ground Floor + 700 SF Lower Level

The ground floor retail is complemented by a full 700 SF lower level, ideal for storage, prep, or back-of-house operations. A rare amenity for a space this size.

High-Traffic Retail Corridor

One of Crown Heights busiest retail streets, between Crown Heights and Bedford-Stuyvesant. Walk Score 100. Utica Avenue A/C subway 4 blocks away with multiple bus lines directly in front.

Immediate Availability

Space delivered vacant and ready for tenant build-out.

PROPERTY DETAILS

Address	187 Utica Ave, Brooklyn NY 11213
Location	Corner Utica Ave & Park Place
Ground Floor	700 SF
Lower Level	700 SF (Storage)
Total SF	1,400 SF
Frontage	100+ Linear Feet
Zoning	R6 / C1-3
Availability	Immediate
Asking Rent	Upon Request

For additional information or to schedule a showing, please contact:

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