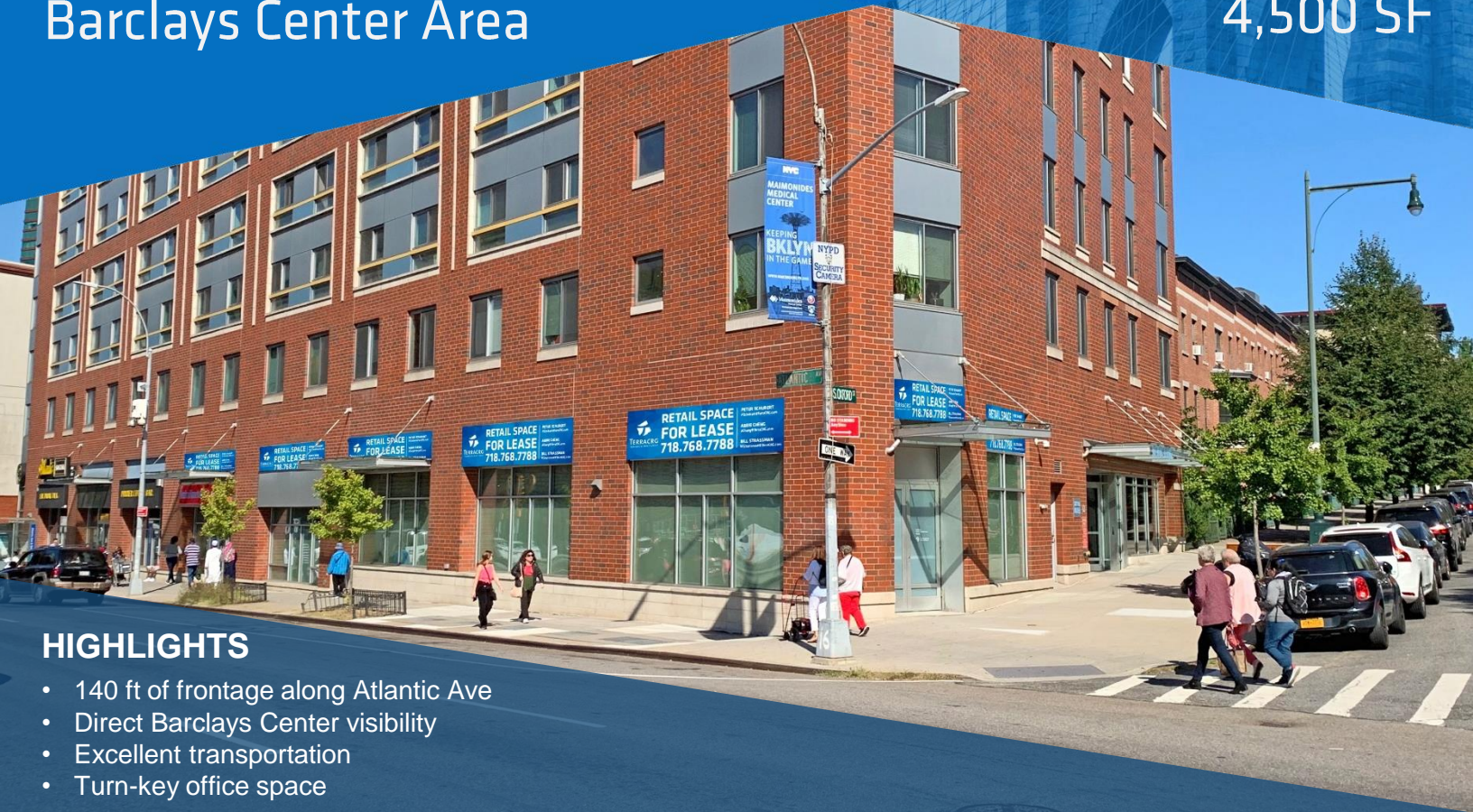


677 ATLANTIC AVE

Barclays Center Area

Retail For Lease
4,500 SF



HIGHLIGHTS

- 140 ft of frontage along Atlantic Ave
- Direct Barclays Center visibility
- Excellent transportation
- Turn-key office space

CEILING HEIGHT

11-13 Feet

FRONTAGE

100 ft + wraparound

CORNER

South Oxford Street

PRICING & TERMS

Competitive

AVAILABILITY

Immediate

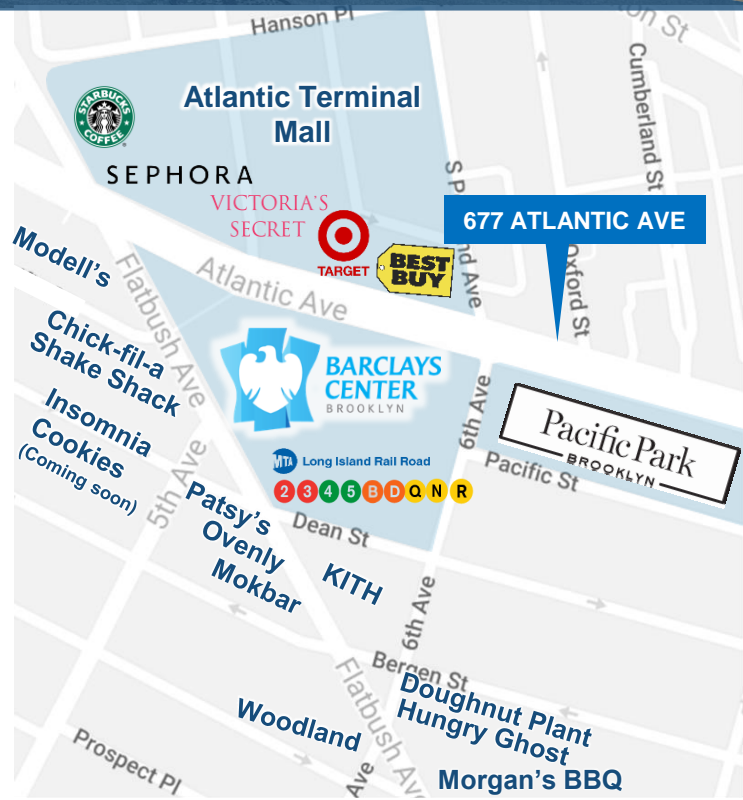
TRANSPORTATION



SUMMARY

677 Atlantic Avenue is a flagship retail opportunity within one of the principal commercial and transportation hubs in NYC. Currently built out as a Bank of America office with updated finishes, it has over 100 feet of frontage along Atlantic Ave and South Oxford St.

With direct visibility to the Barclays Center and situated opposite the Pacific Park neighborhood, the site is well-positioned to gain the attention of the commuters, residents, and the 5 million annual visitors to Brooklyn's Cultural District.



For more information, contact exclusive agents:

Peter Schubert
Managing Director
pschubert@terracr.com

Abbie Cheng
Leasing Associate
acheng@terracr.com

Bill Strassman
Leasing Associate
wstrassman@terracr.com

(718) 768-7788
terracr.com



677 ATLANTIC AVE

Barclays Center Area

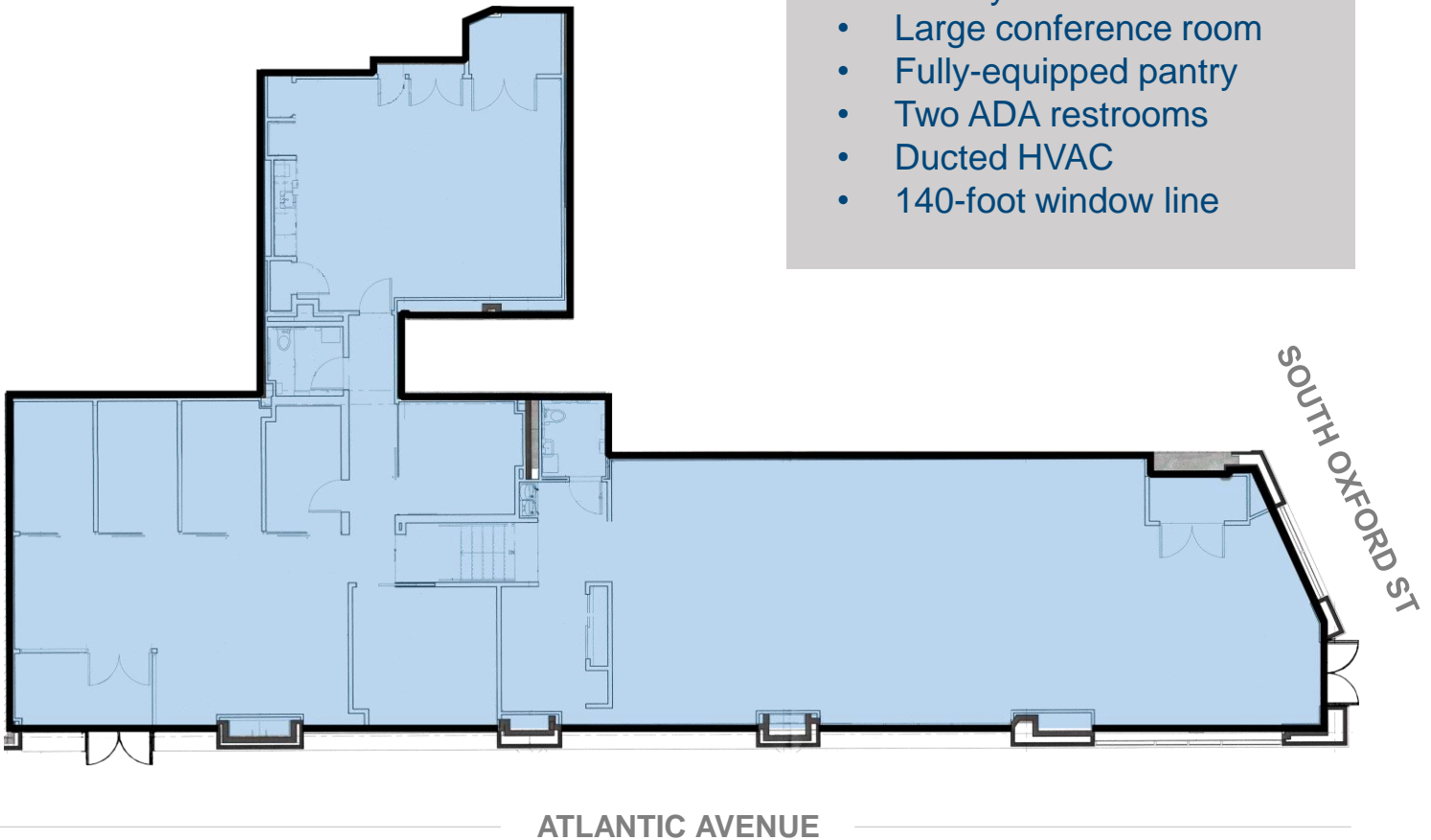
Retail For Lease

4,500 SF

FLOOR PLAN

EXISTING BUILD-OUT

- Six furnished offices
- Twenty cubicles
- Large conference room
- Fully-equipped pantry
- Two ADA restrooms
- Ducted HVAC
- 140-foot window line



The information provided herein has either been given to us by the owner of the property or was obtained from sources we deem reliable. We do not guarantee the accuracy of any information. All zoning, existing square feet of buildings, available buildable square feet, permitted uses and any other information provided herein must be independently verified. The value of any real estate investment is dependent upon a variety of factors including income, vacancy rates, expense estimates, tax brackets and general market assumptions, all of which should be evaluated by your tax advisor and/or legal counsel. Prospective buyer and tenants should carefully verify each item of information herein.



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