

Industrial – Brooklyn

770 Rockaway Parkway, Brooklyn, NY 11236

3,950 SF Vacant Industrial Building

East Flatbush



Property Information

Address: 770-774 Rockaway Parkway
Brooklyn, NY 11236

Neighborhood: East Flatbush

Cross Streets: Ditmas Ave / Avenue D

Block-Lot: 8122-53

Lot Size: 39.5 ft x 110 ft

Lot SF: 4,345

Zoning: M1-1

Building Information

Building Class: G9

Building Size: 39.5 ft x 100 ft

Stories: 1

Ceiling Height: 13'6"

Gross Building SF: 3,950

Assessment (16/17): \$107,187

Taxes (16/17): \$11,334

Taxes per SF: \$2.87



For more information,
please contact Exclusive
Marketing Team

Ofer Cohen

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Dan Marks

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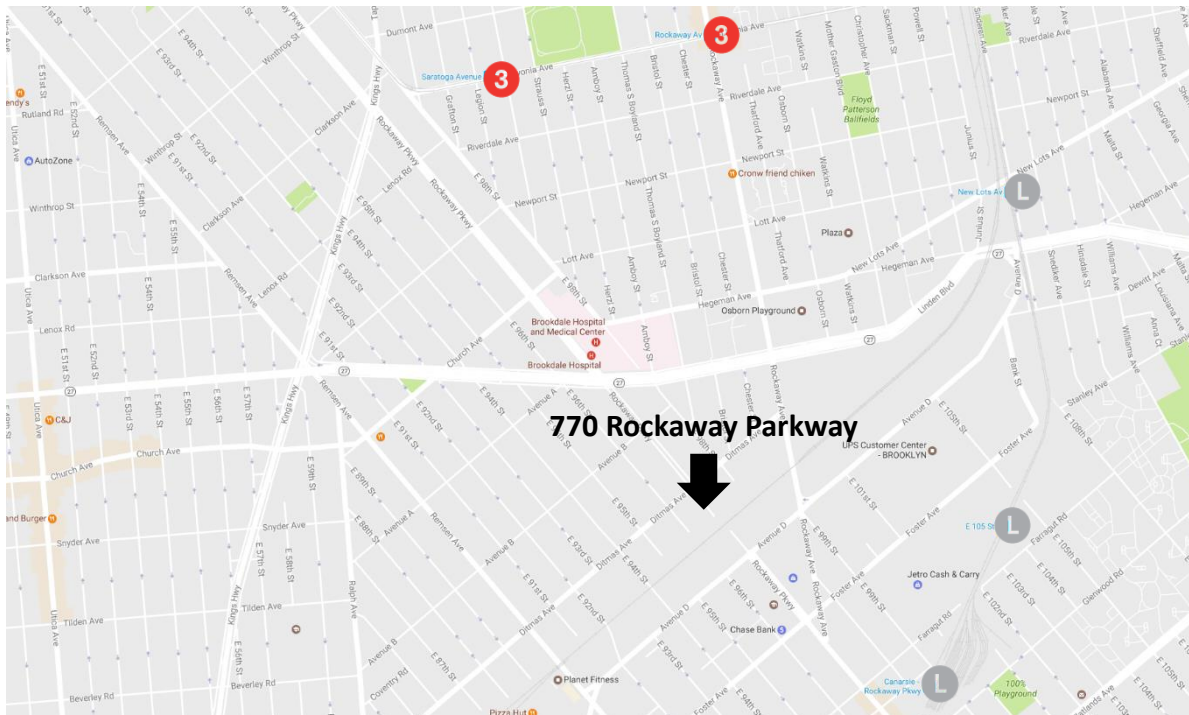
Mike Hernandez

Associate Vice President
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TerraCRG has been retained to exclusively represent ownership in the sale of the vacant industrial property at 770 Rockaway Parkway in East Flatbush, Brooklyn.

Located between Ditmas Avenue and Avenue D, the vacant industrial building contains approximately 3,950 SF with 39.5 feet of frontage on Rockaway Parkway. The M1-1 zoned property is ideal for an investor or user looking for a clear span warehouse with a 13-foot ceiling on a quiet, dead-end street. The building features one 11 ft. x 11 ft. drive-in door and one restroom.

770 Rockaway Parkway is just a short distance from the L train at both the E 105 Street and Canarsie-Rockaway Parkway stations, and the 3 train at both the Saratoga Avenue and Rockaway Avenue stations. The property is also easily accessible via the B60 bus at Rockaway Avenue. Just a half-mile from the property is Canarsie Plaza, an approximately 278,000 SF shopping center anchored by BJ's Wholesale Club, Planet Fitness, PetSmart and Deals.



Asking Price
\$790,000

TerraCRG | 634 Dean Street | Brooklyn, NY 11238 | P: 718-768-6888 | terracrg.com | Only Brooklyn®

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 by prospective purchasers. 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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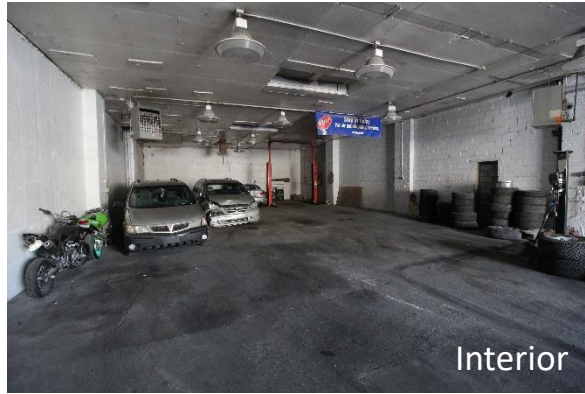
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Exterior



Interior

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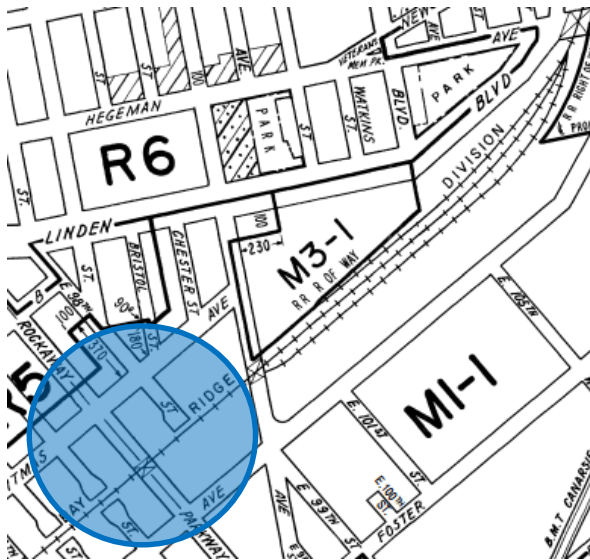
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Zoning Map



Tax Map



Aerial View



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