



## 24 4TH AVENUE

<https://titangroupnyc.com>

**\*NO BROKER FEES\*\* - CORNER SPACE - RIGHT IN FRONT OF ATLANTIC AVE SUBWAY!! - KEY MONEY UPON REQUEST - \$1 Million worth of merchandise in the store - 27 years left on the lease - store makes \$13,000 per day**

OCCUPANCY: Immediate RENT: \$103/ft

APPROXIMATE SIZE: 3,500 SF...

• 3500 sq ft



### CALL US NOW

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TITAN GROUP  
NEW YORK

## BASIC FACTS

**Area:** 3500 sq ft

**Space Use:** Dry-Use Retail

**Specs:** Turn Key, Fully Built Out, Equipment Inside, High Ceilings, Glass Storefront, Foot Traffic

**Commercial Type:** Retail

**Flyer Upload:** 24-4th-Ave-Brochure.pdf



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