PREMIER GROCERY ANCHORED CENTER WITH PARKING FOR LEASE

RETAIL SPACE FOR LEASE

GEORGETOWNE SHOPPING CENTER

2181 RALPH AVENUE | BROOKLYN, NY 11234



EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

FEDERAL 1962

PROPERTY OWNER

PROPERTY OVERVIEW

- 147,000 square foot open air shopping center
- Easily accessible by multiple entrances and two traffic lights
- Home to 30 retailers and 575 parking spaces
- Anchoring Tenants include:

Food Way – Great Food Starts Here
GNC LIVE WELL
five BELOW
CITYMD
IHOP
FIVE GUYS BURGERS and FRIES
snipes
Jersey Mike's SUBS
QUICKWAY JAPANESE HIBACHI
CHIPOTLE MEXICAN GRILL
TOUCHDOWN WINGS

DEMOGRAPHICS	0.25 MILE	0.5 MILE	0.75 MILE
POPULATION	6,692	20,985	53,614
HOUSEHOLDS	2,375	7,365	18,604
EMPLOYEES	1,731	4,849	12,551
AVERAGE HH INCOME	$116,026	$115,973	$108,574

TRAFFIC COUNTS	
RALPH AVENUE	26,607 AADT
AVENUE L	1,160 AADT
BELT PARKWAY	151,379 AADT



SITE PLAN

AVAILABLE FOR LEASE

UNIT 2155B
Size: 2,522 SF
Frontage: 25’ 1”
Formerly GameStop

UNIT 2145A
Size: 2,901 SF
Frontage: 28’ 9”
Formerly Torrid

UNIT 2143
Size: 1,008 SF
Frontage: 16’
Formerly Claire’s

UNIT 2183
Size: 4,154 SF
Frontage: 29’ 8”
Formerly Cornbread




CVS pharmacy
POPEYES
KFC
Wendy's
Key Food FRESH
C-TOWN
McDonald's
CHRISTIAN HERITAGE ACADEMY 269 STUDENTS
DOLLAR TREE
P.S. 251 PAERDEGAT 389 STUDENTS
Staples
FLATLANDS AVE - 14,825 AADT
TACO BELL
P.S. 119 AMERSFORT 417 STUDENTS
P.S. 326 140 STUDENTS
Foodtown
SITE
GEORGETOWNE SHOPPING CENTER
Food Way
five BELOW
TORRID
Snipes
GameStop
CITYMD
MADRAG
claire's
carter's
OSHKOSH B'gosh
FIVE GUYS
CHIPOTLE
IHOP
HOOK & REEL
Walgreens
MATTRESS FIRM
DUNKIN'
P.C. RICHARD & SON
DUANE reade by Walgreens
Party City
MOUNT SINAI HOSPITAL BROOKLYN 212 BEDS
KINGS HIGHWAY - 23,058 AADT
FLATBUSH AVENUE - 26,033 AADT
DOLLAR GENERAL
DOLLAR TREE
UTICA AVE - 12,698 AADT
RALPH AVE - 26,607 AADT
P.S. 203 FLOYD BENNETT SCHOOL 540 STUDENTS
P.S. 312 BERGEN BEACH SCHOOL 701 STUDENTS
MIDWOOD CATHOLIC ACADEMY 262 STUDENTS
J.H.S. 078 ROY H. MANN 513 STUDENTS
SUCCESS ADADEMY CHARTER SCHOOL 949 STUDENTS
BELT PARKWAY - 151,379 AADT
POPEYES
petco
LOWE'S
THE HOME DEPOT
P.S. 207 ELIZABETH G. LEARY 1,022 STUDENTS
P.S. 222 KATHERINE R. SNYDER 788 STUDENTS
KINGS PLAZA SHOPPING CENTER
macy's
TARGET
ZARA
H&M
backstage
PRIMARK
PORTABELLA
Ashley HOMESTORE
Snipes
Bath & Body Works
EXPRESS
ALDO
AMERICAN EAGLE OUTFITTERS
LENSCRAFTERS
CHIPOTLE
SHAKE SHACK
AVENUE U - 25,387 AADT

For More Information
Please Contact Exclusive Agents

Jake Rosen
ASSOCIATE
jakerosen@katzretail.com
(914) 380-2732

Sean Philipps
SENIOR DIRECTOR
seanphilipps@katzretail.com
(212) 518-1760

Michael Peguero
SENIOR DIRECTOR
michaelpeguero@katzretail.com
(212) 518-1761

Scott Sher
MANAGING DIRECTOR
scottsher@katzretail.com
(212) 257-5060



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katzretail.com

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