

For Lease

RIPCO  
RETAIL LEASING

# 632-638 Nostrand Avenue

West block between  
Dean and Bergen Streets

Crown Heights  
Brooklyn, NY

| 2,629 SF over 3 spaces - Ground Floor

Contact  
Exclusive Agents

Alex Beard  
[abeard@ripcony.com](mailto:abeard@ripcony.com) | 718.663.2640

Richard Zagranichny  
[rzagran@ripcony.com](mailto:rzagran@ripcony.com) | 646.595.0047

32 Court Street, 10th Floor, Brooklyn, NY 11201 | [ripcony.com](http://ripcony.com)

Information is from sources deemed reliable, but the accuracy is not guaranteed. Square footage is approximate. Buyer must independently verify all information and assumes all risk for inaccuracies.

# Space Details

Space A



Space B



Space C



<b>Location</b>	West block between Dean and Bergen Streets	
<b>Size</b>	Space A	1,129 SF
	Space B	750 SF
	Space C	750 SF
<b>Frontage</b>	Space A	15 FT
	Space B	10 FT
	Space C	10 FT
<b>Possession</b>	Immediate	
<b>Term</b>	Negotiable	
<b>Rent</b>	Upon request	
<b>Neighbors</b>	King Tai, Savvy Bistro and Bar, Uotora Sushi, Island Pops Ice Cream, Nostrand Avenue Pub, Trini Girl Bakery, and Guac Time Mexican Grill	

<b>Status</b>	Currently Vacant			
<b>Comments</b>	Jewel-box retail spaces in a historic Limestone building			
	Up and coming area of Crown Heights			
	Close to Nostrand and A/C trains			
	All uses considered			
<b>Transportation</b>	Nostrand Avenue	<b>A</b> <b>C</b>	Dean Street & Nostrand	<b>B</b> <b>65</b>
	2024 Ridership Report	Annual Weekday Weekend	3,923,075 12,089 15,360	Annual Weekday Weekend

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# Area Retail



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