



Kalmon Dolgin
AFFILIATES INC.

195

**MORGAN AVE.
BROOKLYN, NY 11237**

**OFFICE SUITES
-FOR LEASE-**



Kalmon Dolgin Affiliates is pleased to present for lease a selection of four outstanding industrial office spaces, each offering unique features to cater to your specific needs. Each of these industrial office spaces offers a unique blend of features to suit various preferences. Fully renovated and modern lobby with a touch of vintage will impress your guests and clients.

LOCATION:

Located in Bushwick, Brooklyn conveniently accessible to L train at Grand Street. This bustling neighborhood is home to Netflix Studios, & many shops & trendy restaurants.

**FOR MORE INFORMATION
CONTACT**

EXCLUSIVE BROKER

DAVID RATNER

(OFFICE) 347-390-1111

(MOBILE) 347-501-0860

DRATNER@KALMONDOLGIN.COM



101 RICHARDSON ST. | BROOKLYN, NY 11211

718.388.7700

WWW.KALMONDOLGIN.COM

All information furnished regarding property for sale or rental is from sources deemed reliable but no warranty or representation is made as to accuracy thereof and same is submitted subject to error omissions, change of price rental or other conditions, prior sales, lease or withdraw without notice.



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AVAILABLE SUITES

UNIT 101

2,230 SF - \$5,250 / MO

- Sunlit Corner Unit w/ Concrete Floor
- 13-foot Ceiling
- Slop Sink or Kitchenette
- Separate Entrance

UNIT 104

1,505 SF - \$3,500 / MO

- Private access to backyard
- 13-foot ceilings

UNIT 105

2,144 SF - \$4,975 / MO

- Private access to backyard
- 13-foot ceilings

UNIT 203

2,238 SF - \$4,950 / MO

- Decently Lit Space w/ Optional Slop Sink or Kitchenette
- 13-foot ceilings



These lofty units are an exceptional choice for businesses seeking a sunlit, functional, and an aesthetically pleasing workspace. Many units have direct access to a small backyard, adding a touch of outdoor relaxation to your workspace.





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INTERIOR PHOTOS



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