

THE OFFICES AT **1 HOYT STREET**

PREMIUM OFFICE SPACE IN **DOWNTOWN BROOKLYN** FOR RENT

CROWN
RETAIL SERVICES

ONE OF AMERICA'S FASTEST-GROWING DOWNTOWNS



45k+

RESIDENTS



35.2

MEDIAN AGE



41%

MASTERS DEGREE OR HIGHER



365%

START-UP GROWTH RATE SINCE 2008
(SECOND TO SAN FRANCISCO)



\$3.9B+

ANNUAL RETAIL & DINING SALES



17M+

SF OF OFFICE SPACE (3M+
SF OF CLASS A OFFICE SPACE
IN DEVELOPMENT)



\$124k

MEDIAN INCOME



14k+

NEW HOUSING UNITS
SINCE 2004



5.6k

BUSINESSES



38M+

ANNUAL SUBWAY RIDERSHIP
(11 LINES WITHIN 4 BLOCKS)



33M+

ANNUAL BUS RIDERSHIP
(8 LINES STOP WITHIN 1 BLOCK)



11

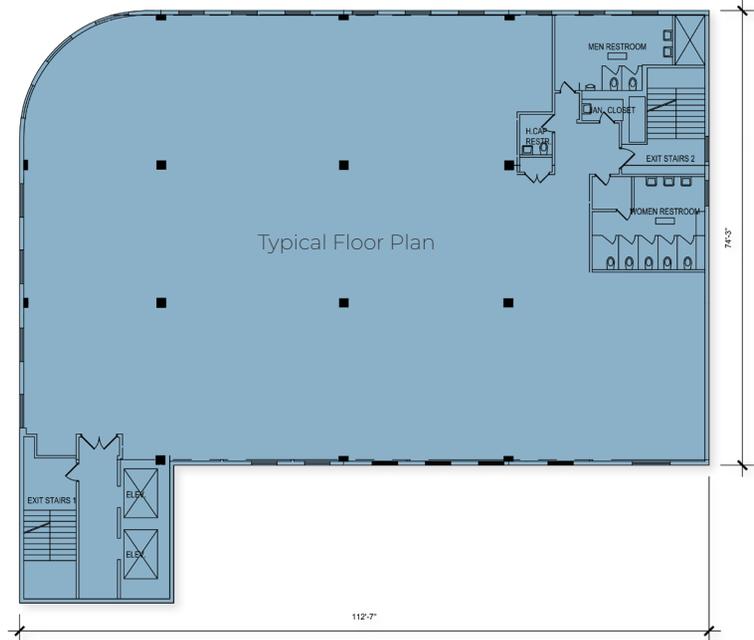
COLLEGES & UNIVERSITIES



1 HOYT STREET

SE CORNER OF FULTON STREET | DOWNTOWN BROOKLYN

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SIZE:

3rd Floor - 8th Floor: 60,000 SF

COMMENTS:

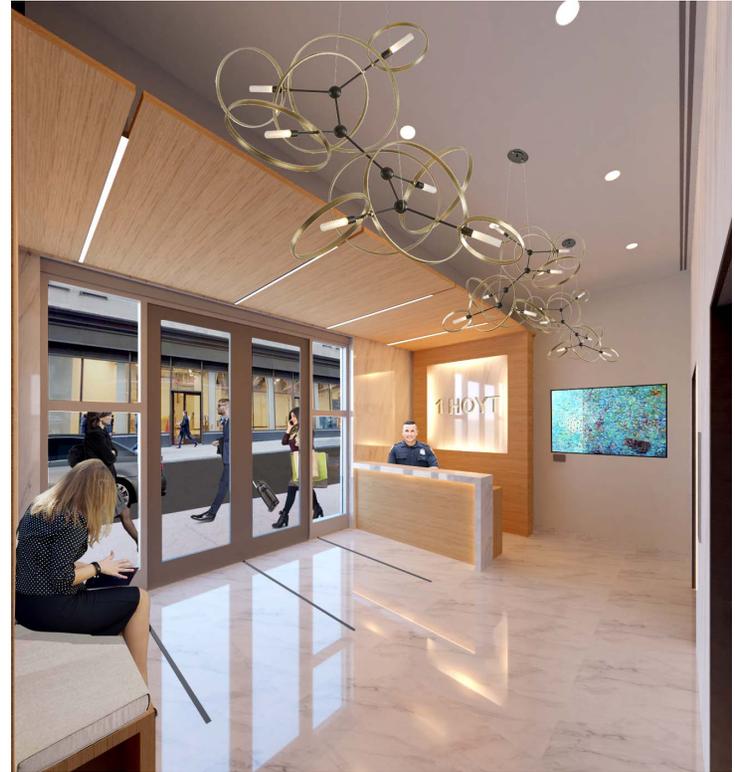
- Approximately 10,000 SF of Class A office space per floor
- Dedicated lobby on Hoyt Street
- 10'+ Ceiling heights throughout
- Formerly Long Island University student housing
- Just two blocks from MetroTech Center

JOIN WORLD-CLASS COMPANIES SUCH AS:



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Dedicated lobby entrance on Hoyt Street

NEIGHBORHOOD MAP



1 HOYT STREET
SE CORNER OF FULTON STREET | DOWNTOWN BROOKLYN

CROWN
RETAIL SERVICES

1 HOYT STREET

ISAAC MOGRABY
imograby@crtl.com
212.292.0214

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CROWN
RETAIL SERVICES