

450 JOHNSON AVENUE, BROOKLYN, NEW YORK

Brooklyn Logistics Center 1



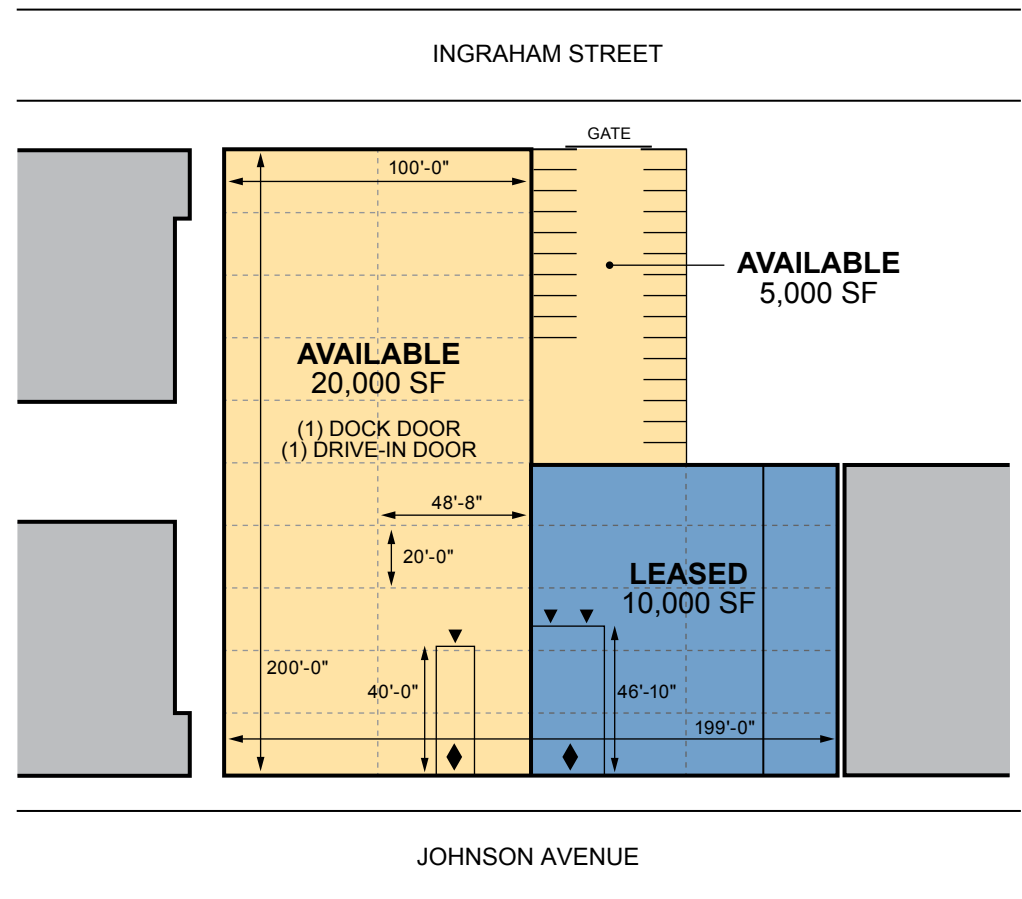
20,000 SF Industrial Space + 5k Yard for Lease

Building Specifications

- 20,000 SF available with build-to-suit office
- 5,000 SF yard
- One interior recessed loading position
- 12'-16' clear height
- 20' x 48'-8" column spacing
- Paved and fenced parking lot and street parking available
- M1-2 zoning



- Available
- Leased
- Non-Prologis Building
- Dock Door
- Drive-in Door



Population



Household Income

	Total Population	Total Daytime Population	Median	Average	Per Capita
1 MILE »	133,560	102,562	\$49,767	\$73,975	\$26,760
3 MILES »	1,084,796	885,625	\$56,802	\$84,554	\$32,909
5 MILES »	3,341,506	4,713,600	\$68,855	\$111,916	\$46,621

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Prime Location

- Less than three miles to Manhattan
- Easy access to the E or L subway line and B57 and B60 buses
- Walking distance from Morgan, Montrose and Flushing Avenues

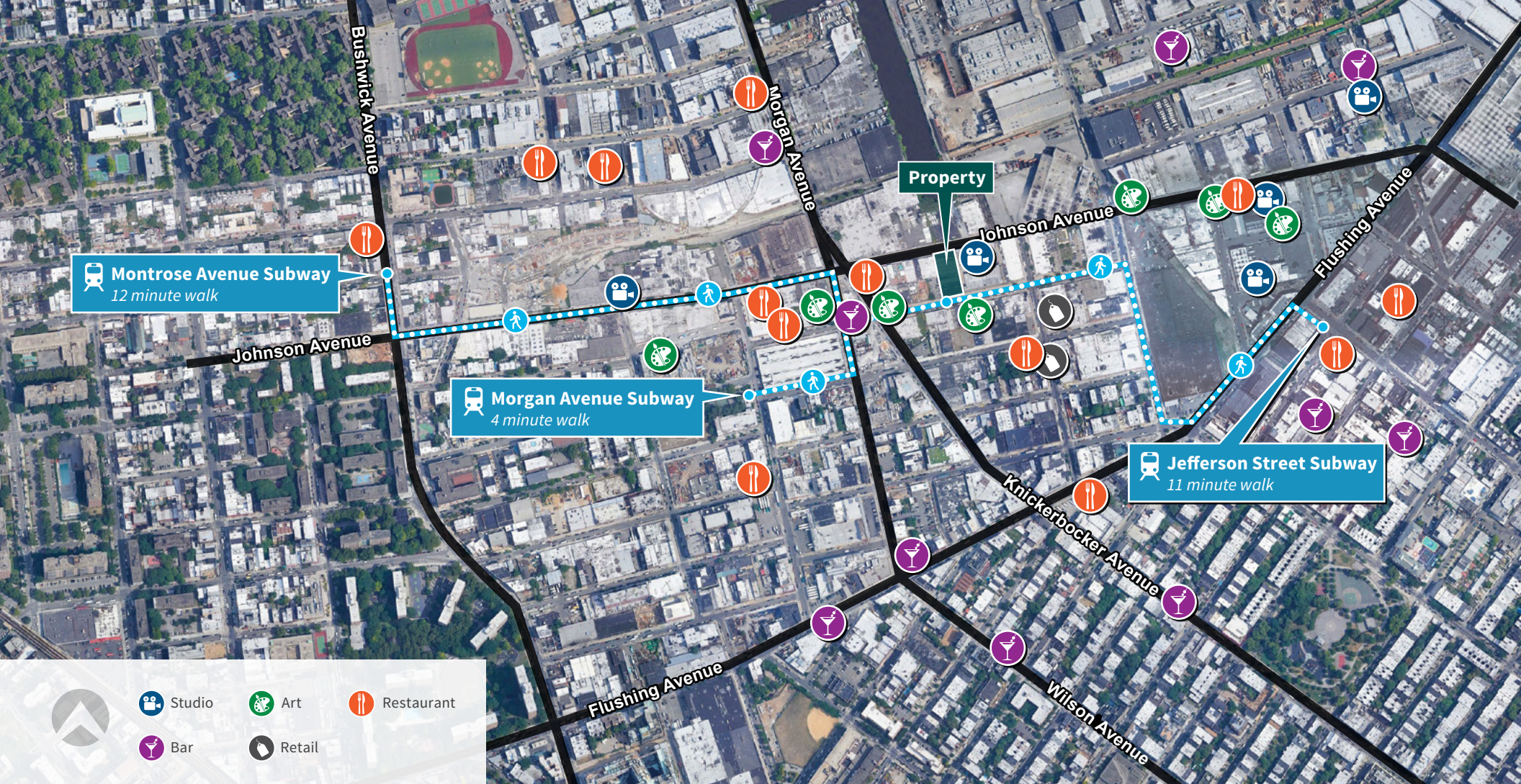
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 **Morgan Avenue Subway**
4 minute walk



Education (Population ages 25+)

AA Degree	BA/BS Degree	PhD Degree	H.S. Grad, GED or Alternative	MA/MS Degree	Professional School Degree	Some College, 1+ Yrs, No Degree	Some College, <1 Yr	Total Pop. 25+
3,878	20,115	221	21,934	6,828	849	9,120	2,837	93,140
44,232	170,946	5,941	188,695	72,644	15,095	76,744	28,916	753,765
131,056	624,373	40,540	540,589	301,655	99,532	224,656	74,291	2,426,105



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Prologis is the world's largest owner, operator, and developer of logistics real estate with approximately 1.2 billion square feet owned and under management in 19 countries on four continents. We lease modern logistics facilities to a diverse base of approximately 6,700 customers principally across two major categories: business-to-business and retail/online fulfillment.

Data as of June 30, 2023, for assets the company owned or had investments in, on a wholly owned basis or through co-investment ventures, properties and development projects.

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