

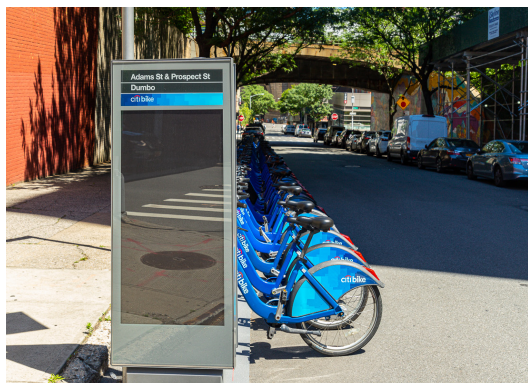
# DUMBO HEIGHTS

## 81 PROSPECT ST.

Brooklyn

**ENTIRE 95,000 RSF BUILDING FOR LEASE - IMMEDIATE POSSESSION**

**10,500 RSF BOUTIQUE FLOORPLATES**







# DUMBO HEIGHTS

81 PROSPECT ST.

**IN THE BULLS EYE OF THE BROOKLYN TECH TRIANGLE**







# DUMBO HEIGHTS

81 PROSPECT ST.







**DUMBO  
HEIGHTS**

**81 PROSPECT ST.**

## ENTIRE BUILDING OPPORTUNITY:

- Boutique floorplates with direct elevator presence
- 360 degree light with sweeping views of the Brooklyn Bridge and Manhattan
- Campus featuring health and wellness amenities, including landscaped roof deck, boutique fitness studios, and bicycle storage.
- Unparalleled onsite food and retail amenities including Randolph Beer
- 11'2" – 12'8" Ceiling Heights







# PUBLIC TRANSIT ACCESS

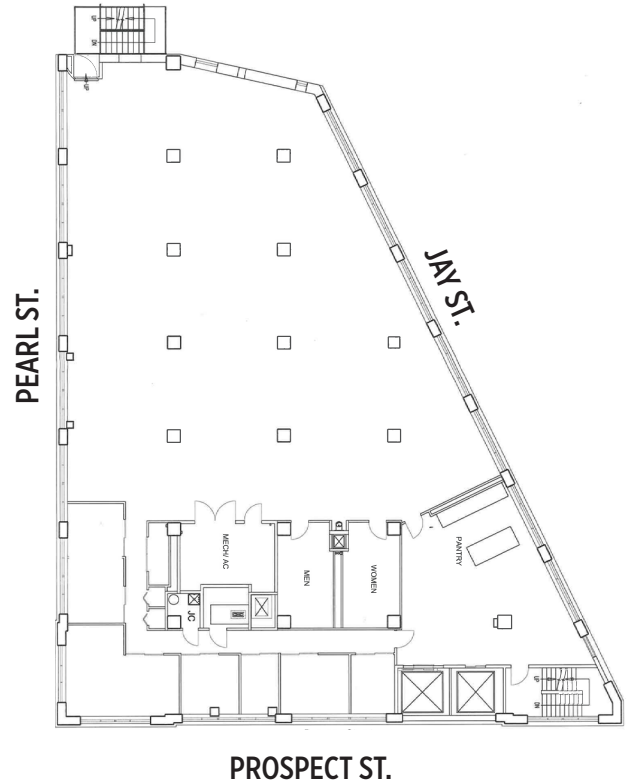
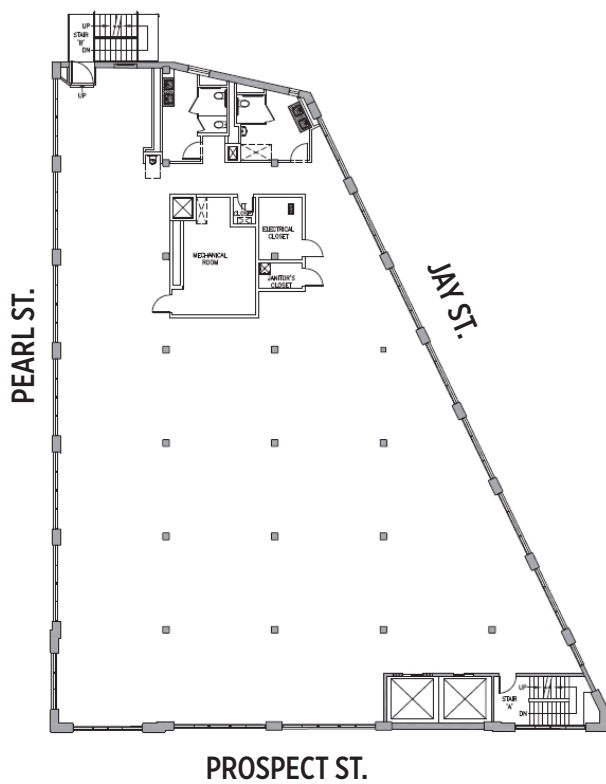
IMMEDIATE PROXIMITY TO: **F** **A** **C** **R** TRAINS

&  **NYC Ferry** AT BROOKLYN BRIDGE



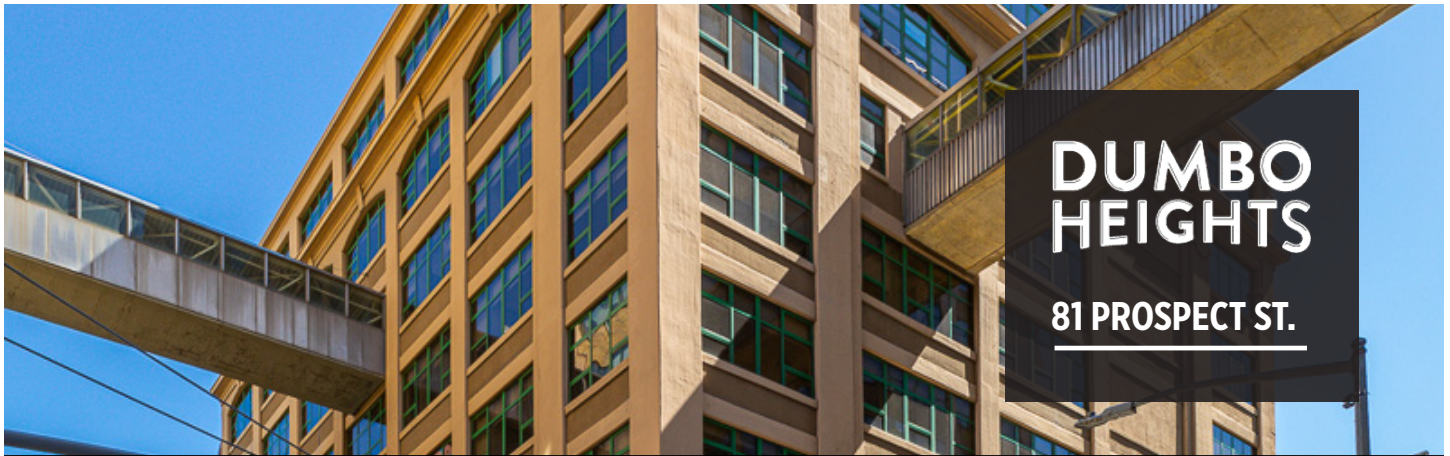


# OPEN FLOOR PLAN AND AS-BUILT FLOOR PLAN





# BROOKLYN BRIDGE & MANHATTAN VIEWS



**DUMBO  
HEIGHTS**

**81 PROSPECT ST.**

## STACKING PLAN

FULL BUILDING AVAILABLE – INQUIRE FOR PRICING

9 <sup>TH</sup>	AVAILABLE 10,558 SF	
8 <sup>TH</sup>	AVAILABLE 10,558 SF	
7 <sup>TH</sup>	AVAILABLE 10,558 SF	
6 <sup>TH</sup>	AVAILABLE 10,558 SF	
5 <sup>TH</sup>	AVAILABLE 10,558 SF	
4 <sup>TH</sup>	AVAILABLE 10,558 SF	
3 <sup>RD</sup>	AVAILABLE 10,558 SF	
2 <sup>ND</sup>	AVAILABLE 10,558 SF	
1 <sup>ST</sup>		AVAILABLE 6,203 SF   RETAIL



# DUMBO HEIGHTS

81 PROSPECT ST.

