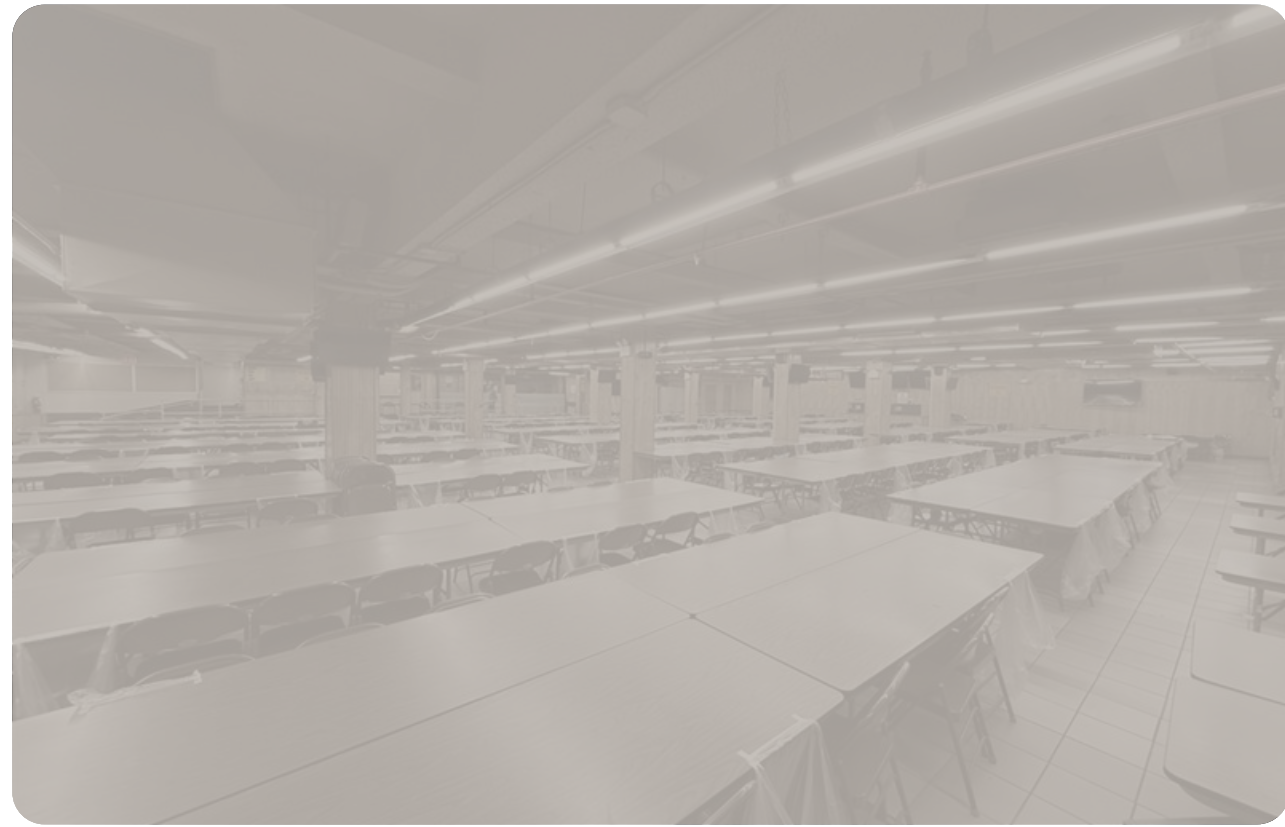


416 5TH AVE

CORNER OF EIGHTH STREET

Large-format,
Lower-level
Retail Space
Available in
Park Slope





**Cushman & Wakefield
is pleased to
present a prime
retail opportunity
in the heart of
Park Slope, Brooklyn.**

416
5TH
AVE

This rare, large-format lower-level space sits prominently at the corner of Fifth Avenue and Eighth Street, offering exceptional visibility in one of Brooklyn's most dynamic retail corridors. Formerly occupied by a Bingo Hall, the space is fully equipped with Type 1 venting and approved for a 770-person capacity, providing outstanding potential for a variety of high-impact retail, entertainment, or food and beverage concepts.

Totalling 10,000 square feet, the premises feature 11-foot ceiling heights, ADA compliance, and three dedicated access points — a primary entrance on Fifth Avenue, a secondary exit on Eighth Street, and an additional egress leading to the rear alley. Both wet and dry uses will be considered, offering flexibility for operators seeking scale, accessibility, and strong neighborhood visibility.

Positioned within one of Brooklyn's most vibrant and walkable communities, 416 Fifth Avenue represents a unique opportunity to establish a flagship presence in the heart of Park Slope's thriving retail landscape.

416 5TH AVE

PROPERTY HIGHLIGHTS

Space Details

Size:	10,000 SF
Asking Rent:	Upon Request
Location:	Corner of 8th Street and 5th Avenue
Term:	Negotiable
Ceiling Heights:	12'
Possession:	Immediately

Comments

- The site is currently vacant
- Former Bingo Hall with three (3) means of egress
- Type 1 Vented Restaurant Installation In-Place
- 770 Person Legal Occupancy
- ADA Compliance

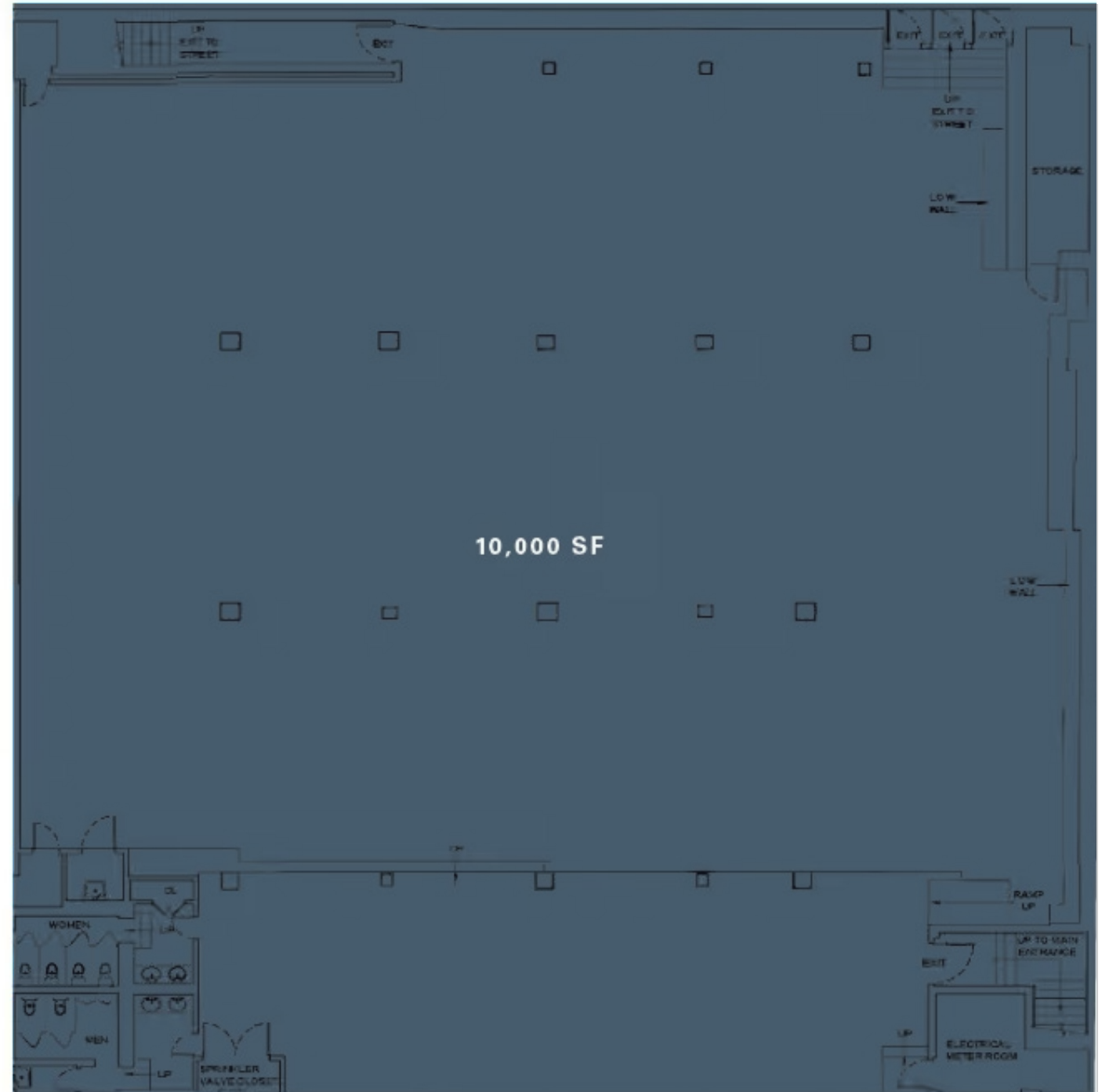


416 5TH AVE

FLOOR PLANS

Neighbors

- Dental 365
- Chase Bank
- Citi Bank
- Dunkin'
- Baskin-Robbins
- T-Mobile
- Walgreens
- McDonald's
- CVS
- Five Guys
- Barnes & Noble
- Just Salad



LOCATION OVERVIEW



Park Slope

Park Slope is one of Brooklyn's most desirable and established neighborhoods, known for its beautiful tree-lined streets, historic brownstones, and direct access to Prospect Park. The area is home to an affluent, family-oriented population with a strong mix of professionals, creatives, and long-term residents who support a vibrant local retail scene. Retail corridors such as Fifth Avenue and Seventh Avenue are lined with boutique shops, cafés, restaurants, and specialty stores that create consistent, year-round foot traffic from both residents and visitors. The neighborhood's high household income, averaging over \$160,000—and educated demographic base makes it a premier location for quality retail, lifestyle, and experiential concepts. Park Slope benefits from excellent walkability and connectivity, with major subway lines including the B, Q, F, and G providing easy access to Manhattan and other parts of Brooklyn. The charm of the brownstone architecture, coupled with a strong community feel and proximity to Prospect Park, makes Park Slope a true destination for those seeking an authentic Brooklyn experience. Retailers here thrive on the neighborhood's balance of stability, spending power, and character, making it one of New York City's most attractive retail environments.

416 5TH AVE



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