

**PRIME RIDGEWOOD RETAIL • ±2,170 SF + FULL BASEMENT • HIGH MYRTLE AVE FRONTAGE**



## 5652 MYRTLE AVENUE

LOCATED BETWEEN HANCOCK STREET AND CYPRESS AVENUE

- Approx. 2,170 SF ground-floor retail space, plus full usable basement (additional storage or sales area)
- Wide, highly visible storefront on Myrtle Avenue: the busiest retail corridor in Ridgewood, with a strong mix of national brands and local independents
- Former Rent-A-Center location: previously configured as a furniture/electronics showroom, with open, flexible layout
- High pedestrian and vehicular traffic; excellent exposure to daily neighborhood shoppers and destination visitors
- All dry uses considered: ideal for soft goods, specialty retail, showroom, medical / wellness, professional office, or service-based concepts
- Strong neighborhood demographics and schools nearby; location boasts a Walk Score of 98 ("walker's paradise")
- Easy access to public transit: short walk to the L and M trains at Myrtle-Wyckoff and multiple bus lines along Myrtle Avenue (B13, B54, B26, Q55, Q58, etc.)
- Situated in an established, community-oriented shopping district

### LICENSED SALESPERSON

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**\$9,000/MONTH**









