

\$6,990,000 - 8710 5th, Brooklyn

MLS® #490209

\$6,990,000

0 Bedroom, 0.00 Bathroom, 21,294 sqft

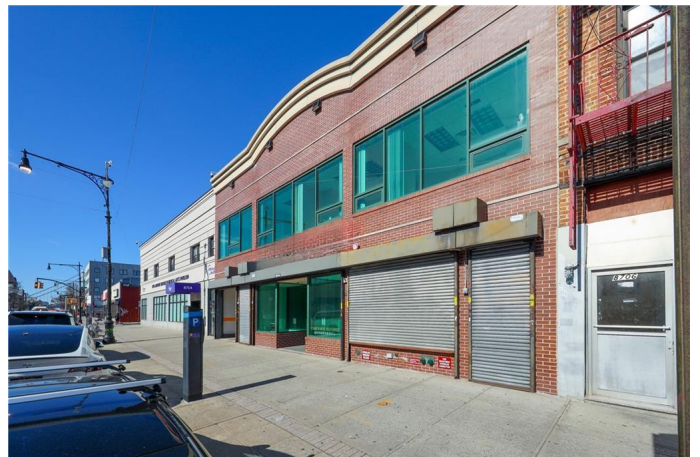
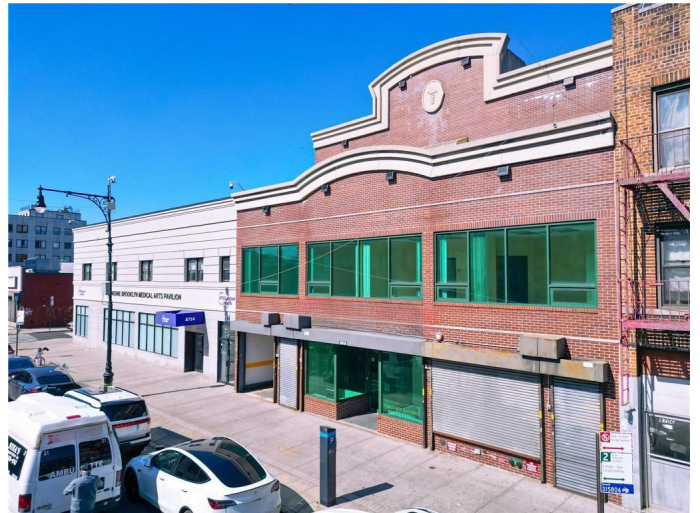
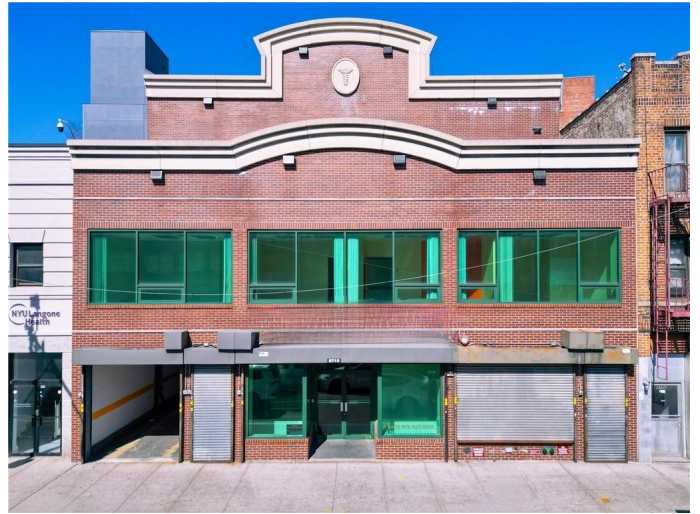
Commercial

N/A, Brooklyn, New York

Prime Bay Ridge Community Facility for Sale
â€“ This full 3-story building, plus a usable full lower level, offers 21,294 sqft of space, ideal for a hospital, office, adult daycare, or school. The property features 2,727 sqft on the 1st (ground) floor, 5,725 sqft on the 2nd floor, 4,890 sqft on the 3rd floor, and 4,116 sqft on the lower level. The former medical building is well-equipped with an on-site 2,998 sqft parking garage, a 3rd-floor 838 sqft outdoor terrace, and elevator and stairway access throughout. Each level is built out with private workspaces, a commercial kitchen, 10 restrooms, and large open areas, adding even more functionality to the space. Every floor has individual electric and gas meters, cooling, and heating systems.

The property is conveniently located close to the waterfront, Shore Road Park, and Dyker Beach Golf Course, with several established tenants in the vicinity, including Mercy Medical Care, Bay Ridge Medical Imaging, Ovington Medical Associates, Lutheran Medical Center, Big-Family Social Adult Daycare, An-Noor Social Center, Dyker Heights Adult Daycare Center, and Bay Ridge Community Development Center.

Adding to its incredible potential, the area is confirmed for a major \$100 million development in 2025 on 86th and 87th Street between 4th and 5th Avenue, further enhancing the appeal and vitality of the 86th



Street business corridor. This transformation is expected to bring increased growth, activity, and demand to the neighborhood, making this property an even more valuable opportunity for investors and community-focused organizations.

Transportation access is excellent, within minutes to the R train at 86th St/4th Ave, the Brooklyn Queens Expressway (I-278), and the NY Ferry via the B37 bus ride.

This well-located and fully equipped property offers endless possibilities for a variety of professional and community uses in a prime Brooklyn location. Ask the listing agent for floor plans.

Built in 2001

Essential Information

MLS® #	490209
Price	\$6,990,000
Bathrooms	0.00
Square Footage	21,294
Year Built	2001
Type	Commercial
Sub-Type	Office
Status	Active

Community Information

Address	8710 5th
Area	Bay Ridge
Subdivision	N/A
City	Brooklyn
County	Kings (Brooklyn)
State	New York
Zip Code	11209

Amenities

Utilities	Heat, Sprinkler System, Water, Electric, Gas, Parking
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Is Waterfront	Yes
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Interior

Interior	Tile, Other
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Interior Features	Elevator - Private, Employee Lounge, Employee Lunchroom, Fire - Smoke Alarm, Fire Sprinkler, Kitchen, Lobby, Other, Restrooms - Staff, Security Alarm, Window Display
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Heating	Ductless/Split, Hot Air
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# of Stories	3
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Has Basement	Yes
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Basement	Finished, Full, Separate Entrance
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Exterior

Exterior	Brick
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Exterior Features	Other
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Roof	Flat
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Construction	Brick
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Foundation	Poured Concrete
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Additional Information

Date Listed	April 1st, 2025
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Days on Market	169
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Zoning	C8-2
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Tax	\$161,451
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Listing courtesy of RE/MAX Edge

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