

OFFICE SPACE FOR LEASE

47-01 QUEENS BOULEVARD, SUNNYSIDE, NY 11104

PROPERTY INFORMATION

SIZE: 1,050SF

SUITE: 201

TYPE OF SPACE: Office/Medical

ASKING RENT: \$45/SF POSSESSION: January 1, 2024

BUILDING HIGHLIGHTS:

- On Site Parking
- Electronic Lobby Directory
- Two Elevators
- Medical & Office Tenants
- In Close Proximity to NYC
- ADA compliant bathrooms

CURRENT TENANTS:

- Northwell
- LabCorp
- New York Presbyterian
- Edward Jones
- Motion PT



DEMOGRAPHICS:	1 mile	2 mile	3 mile
Population	106,459	447,861	1,133,236
Households	40,735	175,687	463,000
Average HH Income	\$91,274	\$103,923	\$120,814

CONTACT PROPERTY MANAGEMENT FOR DETAILS:

NATHANIEL REHANIAN
NY Licensed Real Estate Broker
Nathan@arproperties.com

212-273-0794

arproperties.com

ALL BROKERS ARE PROTECTED

2041 5th Avenue, New York, NY 10035

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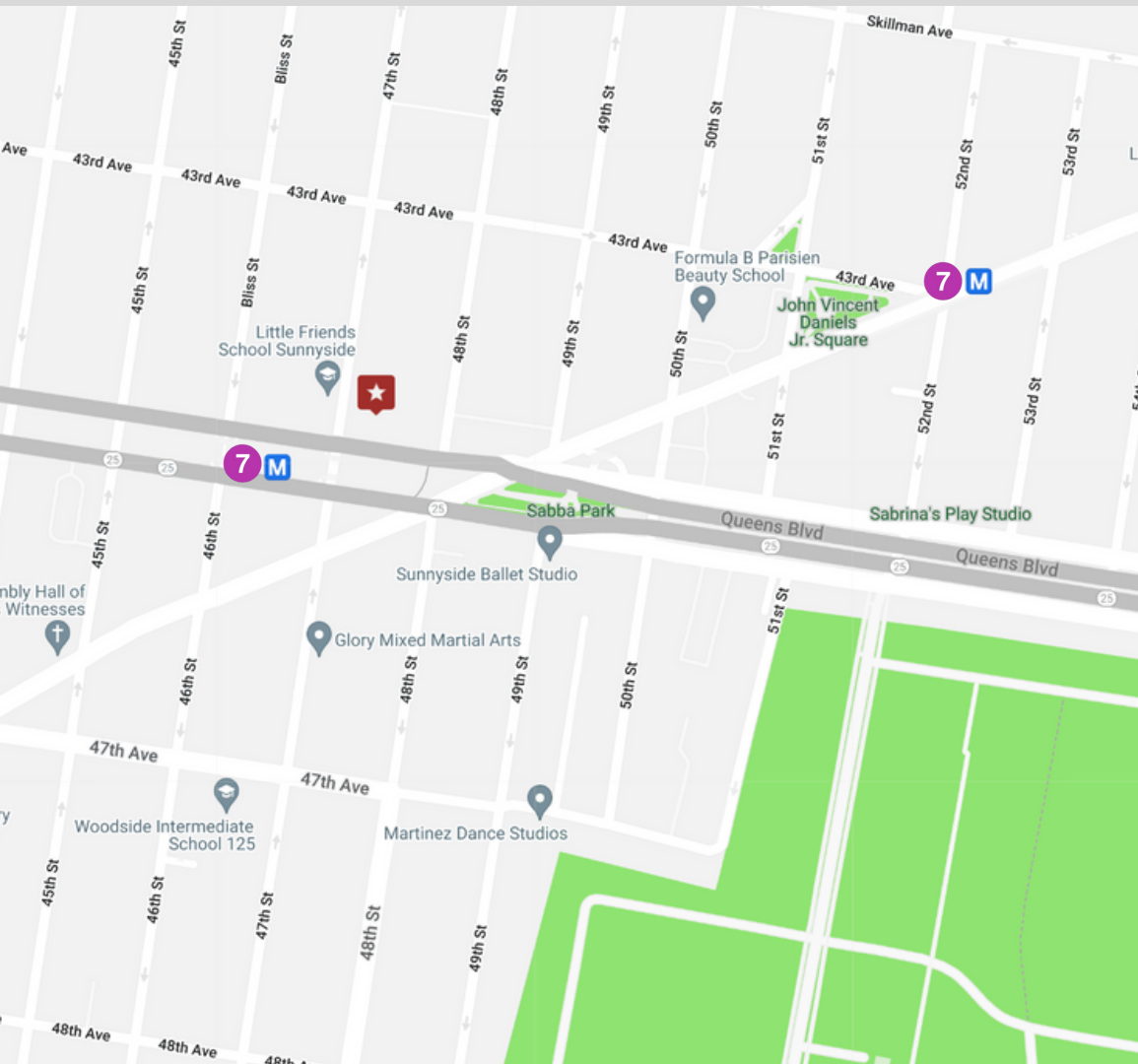


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OFFICE SPACE FOR LEASE

47-01 QUEENS BOULEVARD, SUNNYSIDE, NY 11104



QUEENS BOULEVARD

Direct Access

NORTHERN BOULEVARD

.8 Miles Away

HIGHWAY 278

1.0 Mile Away

7 TRAIN

0.1 Miles Away

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