

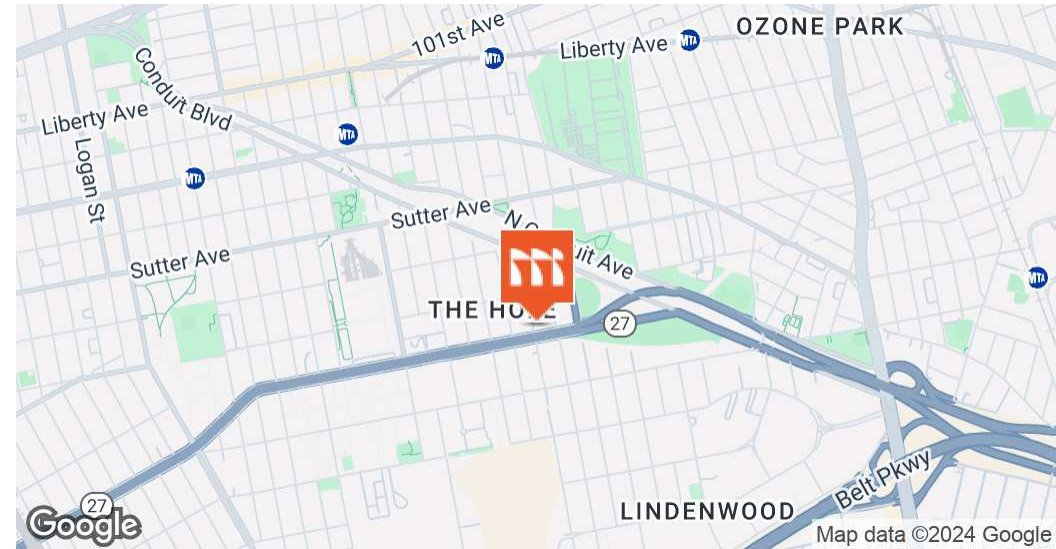
78-01 LINDEN BOULEVARD

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JONATHAN LIB

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OFFERING SUMMARY

Lease Rate:	\$65.00 SF/yr (NNN)
Building Size:	250,000 SF
Available SF:	5,000 - 10,500 SF
Year Built:	2023
Renovated:	2023
Market:	Howard Beach
Submarket:	East new york

PROPERTY OVERVIEW

Discover a prime leasing opportunity at 78-01 Linden Boulevard in Howard Beach, NY, 11414. This expansive property offers an exceptional combination of modern design, versatile floor plans, and state-of-the-art amenities. Boasting ample parking, convenient access to major transportation routes, and professional management, this space is tailored to meet the needs of discerning tenants. With meticulously maintained landscaping and contemporary architecture, the property presents a professional and inviting environment for businesses. Flexible lease terms and customizable spaces allow for seamless adaptation to various industry requirements. Explore the potential of this premier property for lease, perfectly suited to accommodate the distinct needs of your business.

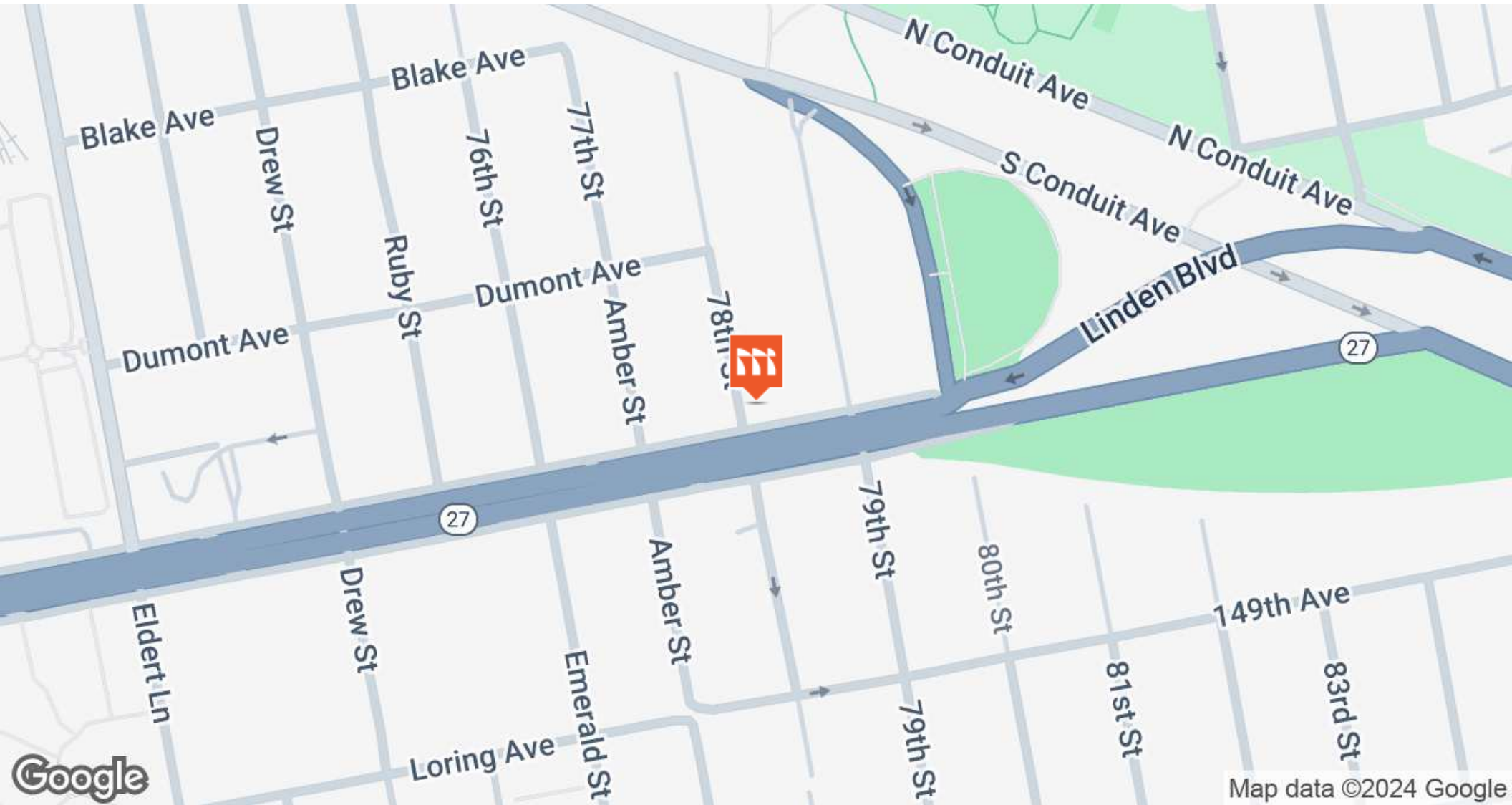
PROPERTY HIGHLIGHTS

- - 10,500 sq ft of prime medical space available
- - 95 ft of frontage at entrance to the shopping center
- - State-of-the-art medical space available
- - 95 car parking spaces servicing the premises

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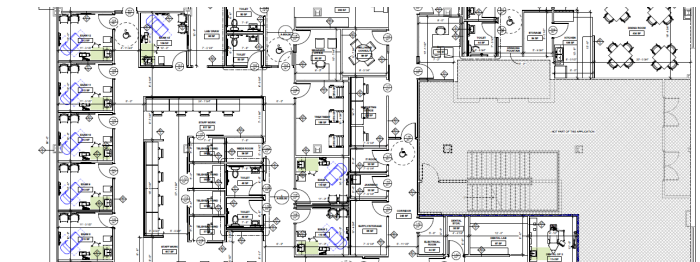
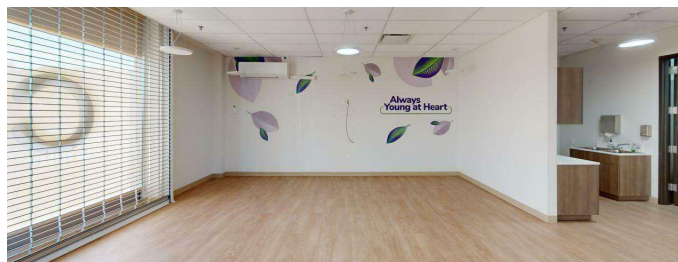
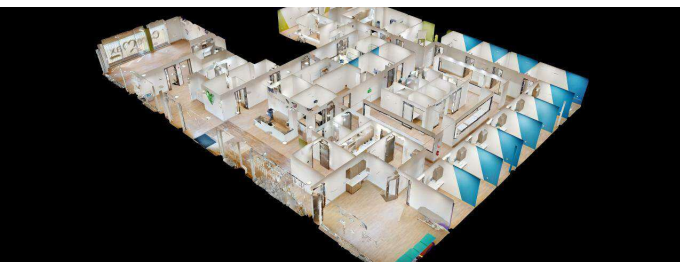


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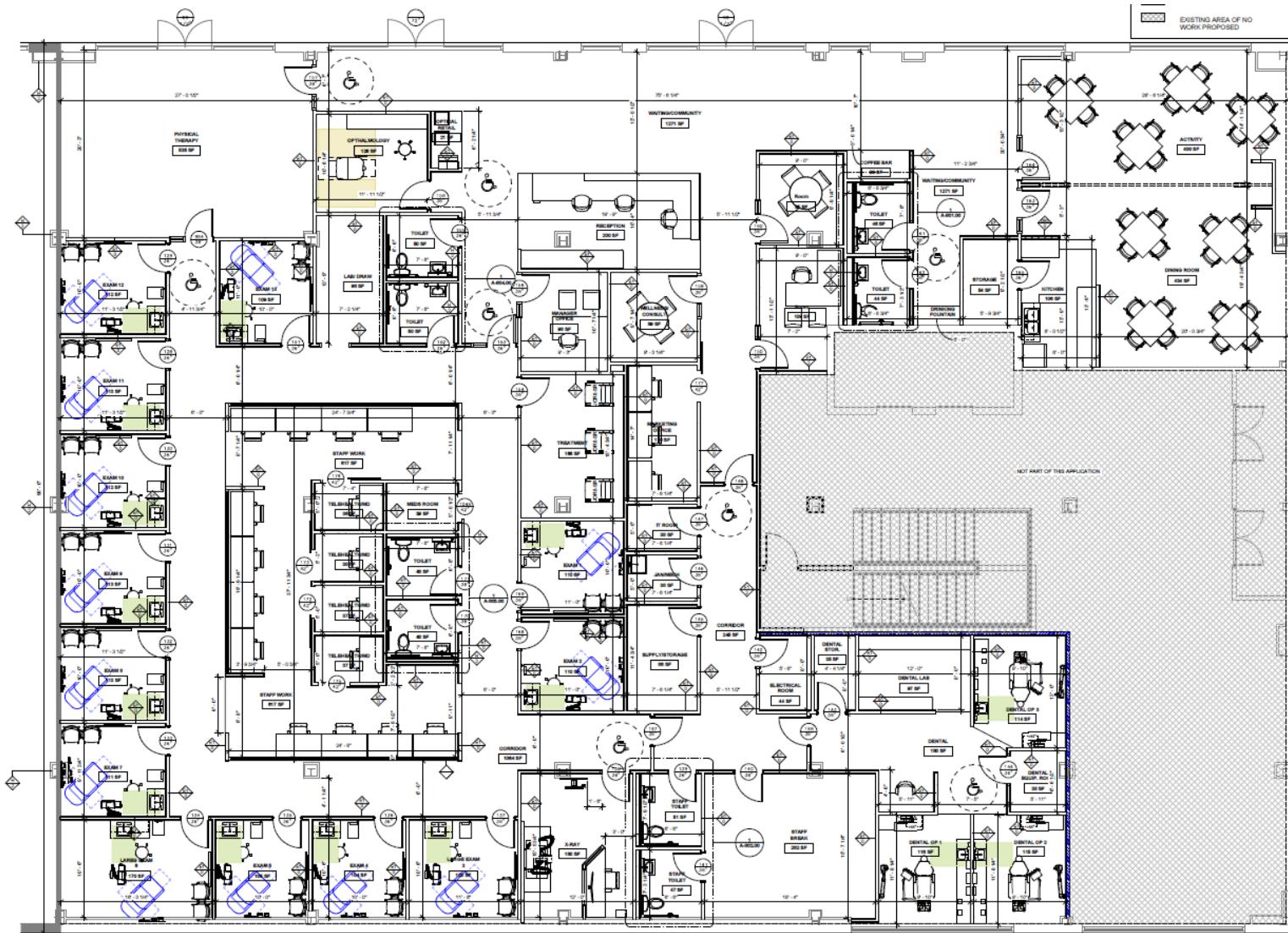
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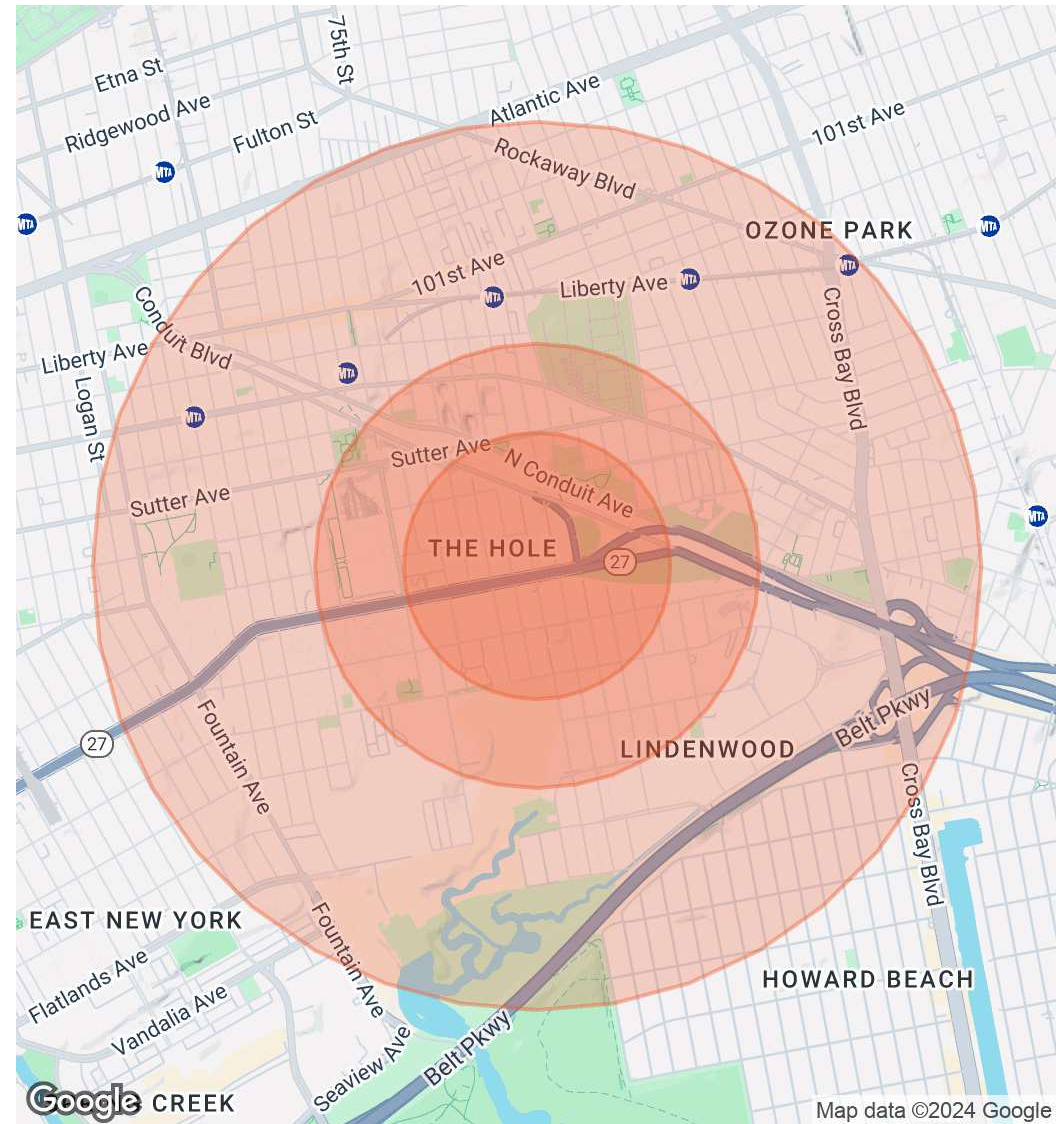
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RETAIL PROPERTY **FOR LEASE**

POPULATION	0.3 MILES	0.5 MILES	1 MILE
Total Population	2,925	20,528	89,454
Average Age	39	40	39
Average Age (Male)	38	38	38
Average Age (Female)	40	41	40

HOUSEHOLDS & INCOME	0.3 MILES	0.5 MILES	1 MILE
Total Households	1,034	7,302	29,560
# of Persons per HH	2.8	2.8	3
Average HH Income	\$79,700	\$86,601	\$88,501
Average House Value	\$698,360	\$651,244	\$689,339

Demographics data derived from AlphaMap



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