

FOR LEASE

Retail/ Medical/ Community Facility/ Office Space
Up to 6,246 SF for Lease with 25 Parking Spaces

**Brown
Harris
Stevens** **Bold
Honest
Smart**

241-15 Northern Blvd, Little Neck, Queens, NY 11362



**For Further
Information Contact:**

IRWIN RACHLIN
Sr. Associate Broker
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Brown Harris Stevens Commercial Real Estate, LLC
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The foregoing is based on information obtained by BHS and believed to be reliable but no guarantee is made to its accuracy. No guarantee whatsoever is made as to the timing, amount or certainty of any sales projections or investor returns, which will depend on market conditions, project expenses, sales prices and other variables not presently ascertainable.

LOCATION:

Between Northern Blvd & Douglaston Parkway

SIZE:**Ground Floor**

Space A: 1,146 SF

Sub-Level

Space C: 3,842 SF

Space D: 1,258 SF

FRONTAGE:

Northern Boulevard: 82 FT

ASKING RENT:

Upon Request

POSSESSION:

Immediate

NEIGHBORS:

CVS, 7-Eleven, Starbucks, Burger King, Il Toscano,
SungBockDong BBQ, Bean & Bean Queens, Mizumi, Little
Dumpling, Il Bacco, JMart (coming soon), Café 1 of a Kind, BCD
Tofu House, Modoo Chicken, Noodle Bar, and Moonstone
Modern Asian Cuisine & Bar

COMMENTS:

- Base of luxury residential new development on Northern Boulevard and Douglaston Parkway
- Space delivered in turn-key condition
- Spaces C and D on the Lower Level can be combined
- Dedicated indoor parking along Northern Blvd

PARKING:

Underground garage parking

TRANSPORTATION:LIRR

Douglaston Station (Weekday) 155,242

Q12 Bus

Annual	3,074,727
Weekday	9,486
Weekend	12,103

QM3 Bus

Annual	26,386
Weekday	104

Brown Harris Stevens Commercial Real Estate, LLC

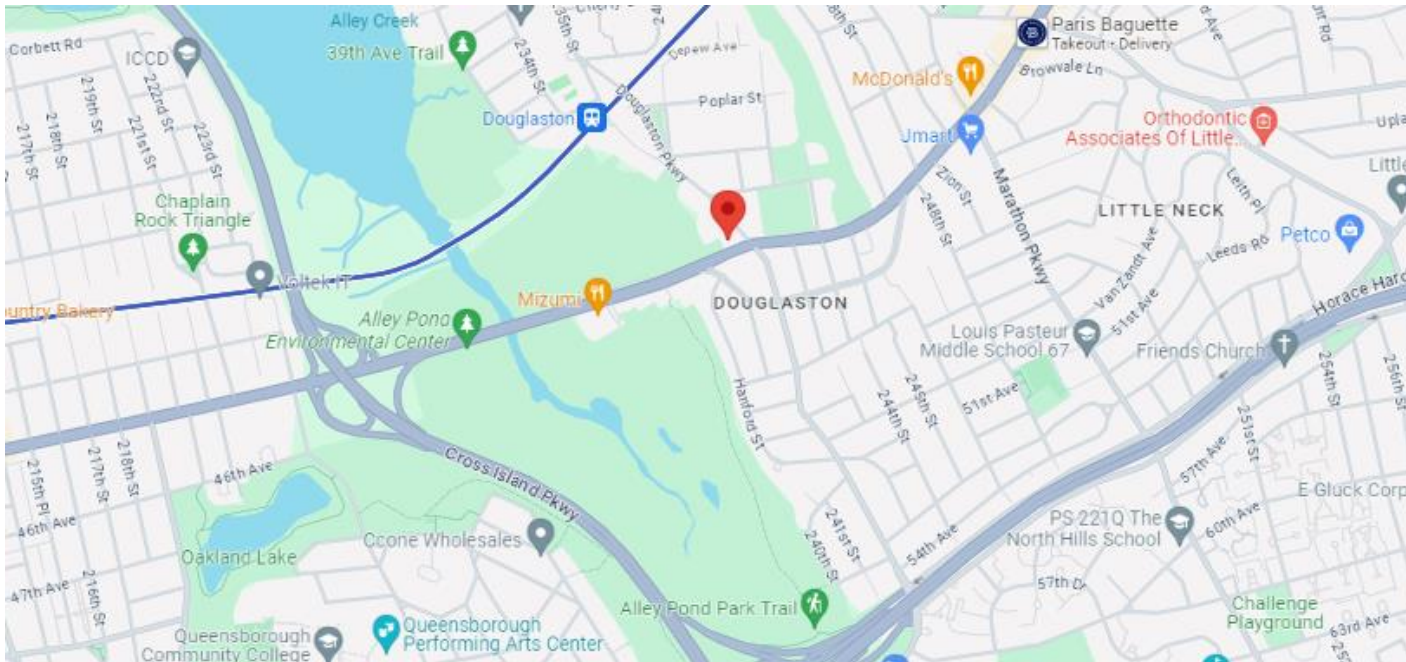
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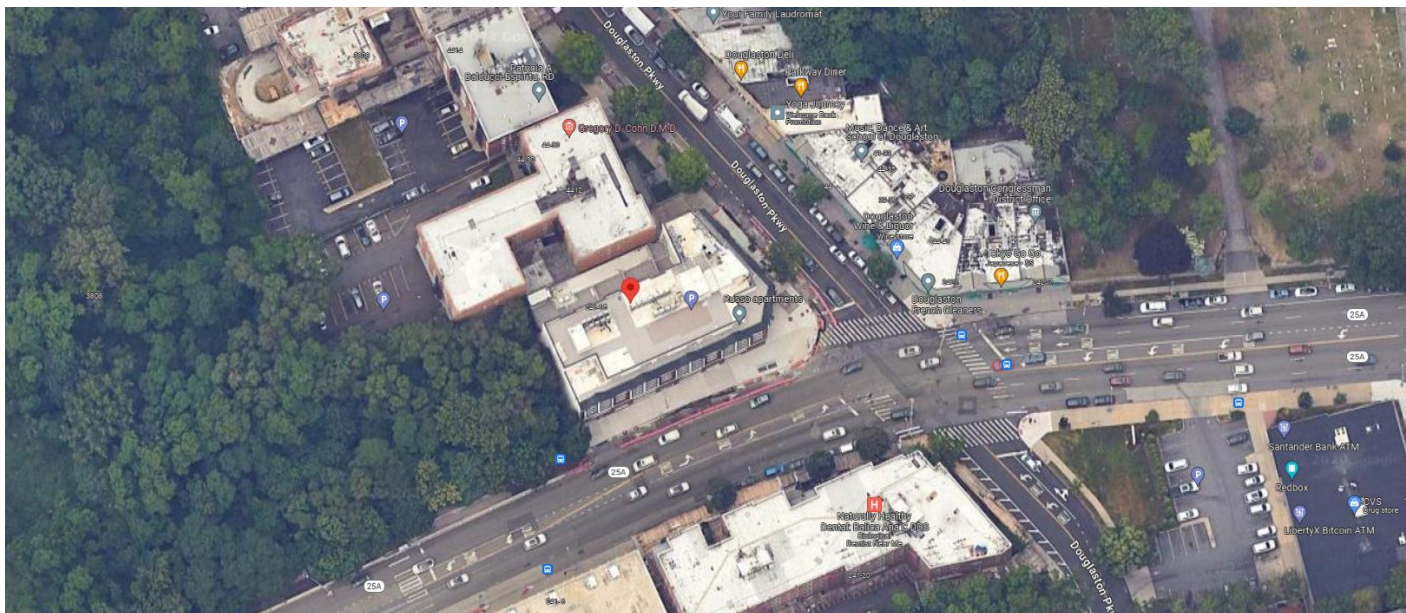
PROPERTY LOCATION

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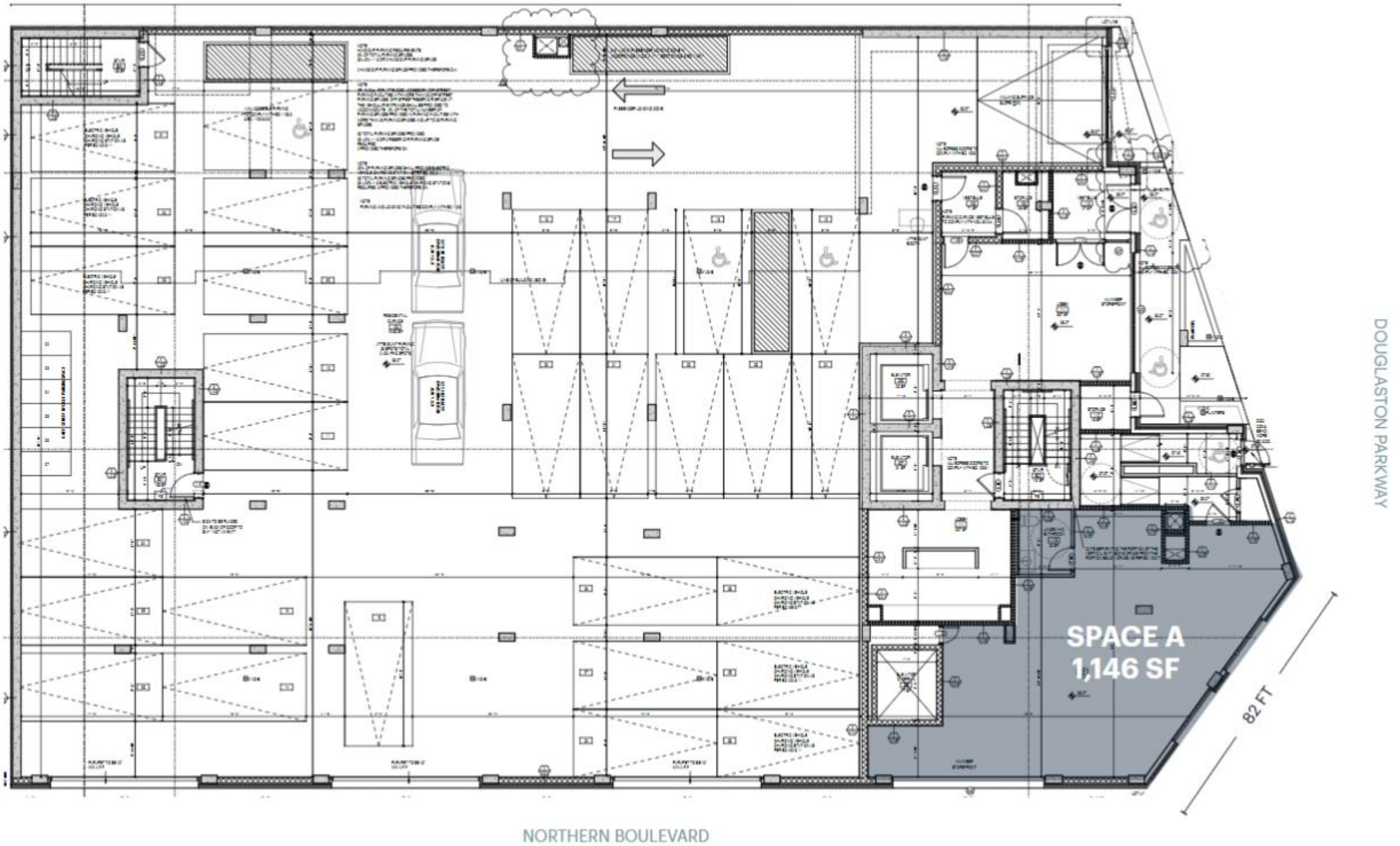


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SPACE DETAILS

GROUND FLOOR

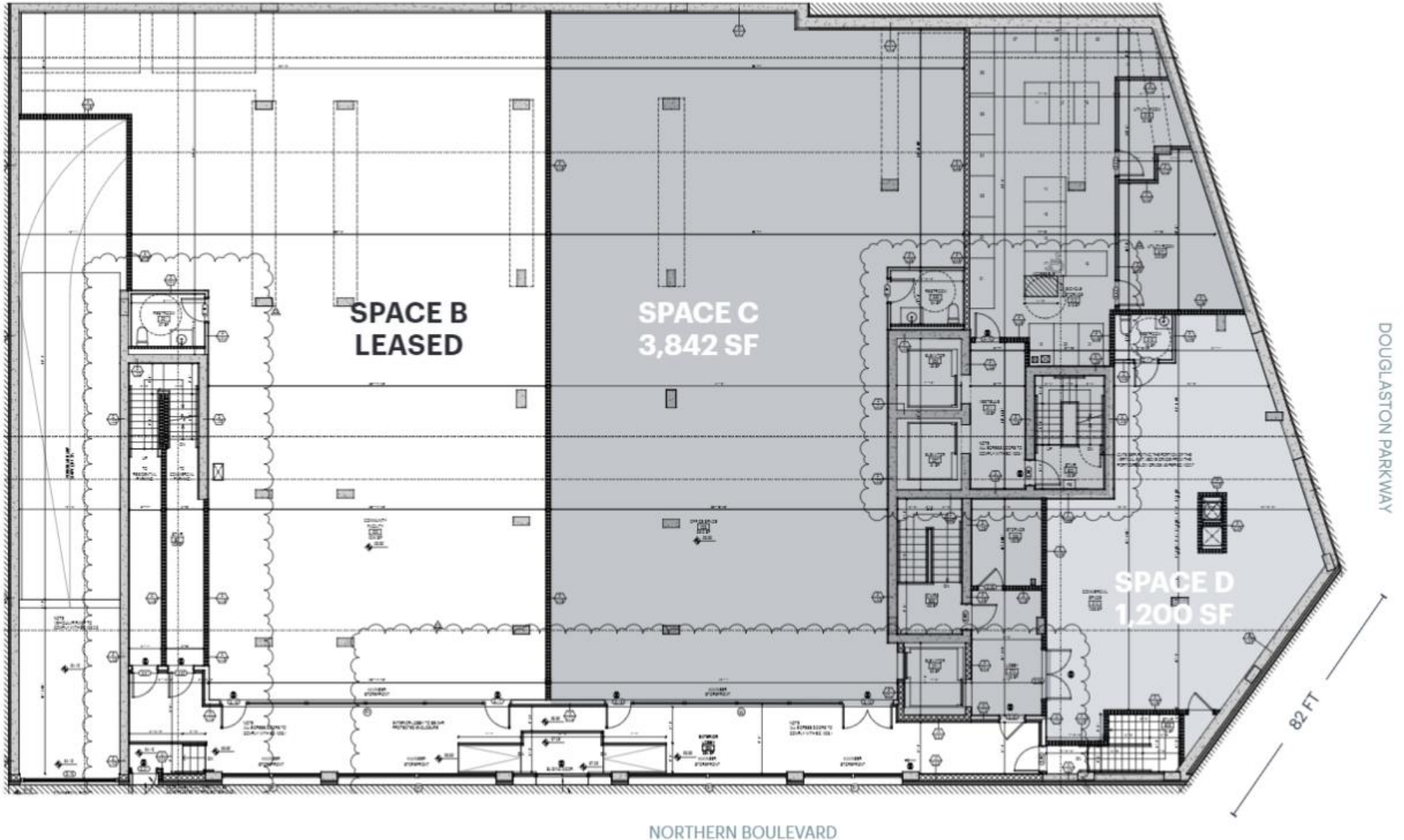


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SPACE DETAILS

SUB-LEVEL



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