

92-22

GUY R. BREWER BOULEVARD

JAMAICA, QUEENS

Between Jamaica & Archer Avenues

RETAIL FOR LEASE

APPROXIMATE SIZE

Ground Floor: 3,550 SF + Basement

ASKING RENT

~~\$16,000/Month~~ Reduced
\$13,500/Month

POSSESSION

Immediate

TERM

Negotiable

FRONTAGE

25 FT

COMMENTS

- Large open-layout retail perfect for an event space, fitness studio, or experiential concepts
- Excellent visibility along one of Jamaica's prime corridor's
- Surrounded by residential and mixed-use developments
- Strong traffic
- Landlord will contribute to TI/work
- All uses considered

NEIGHBORS

Shake Shack • H&M • Old Navy • Raising Cane's • GameStop • Skechers • Five Below • Foot Locker • CityMD • The YMCA • Aldi • Home Depot

TRANSPORTATION



CONCEPTUAL RENDERING

NOAM AZIZ

Senior Director
212.468.5984
naziz@meridiancapital.com

MAX FREUDENBERGER

Senior Associate
212.468.5951
mfreudenberg@meridiancapital.com

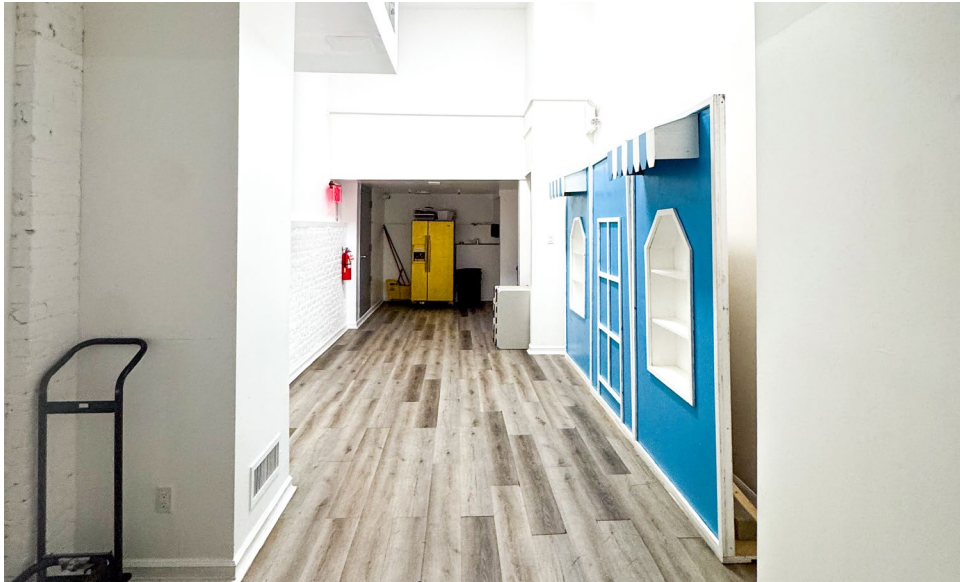
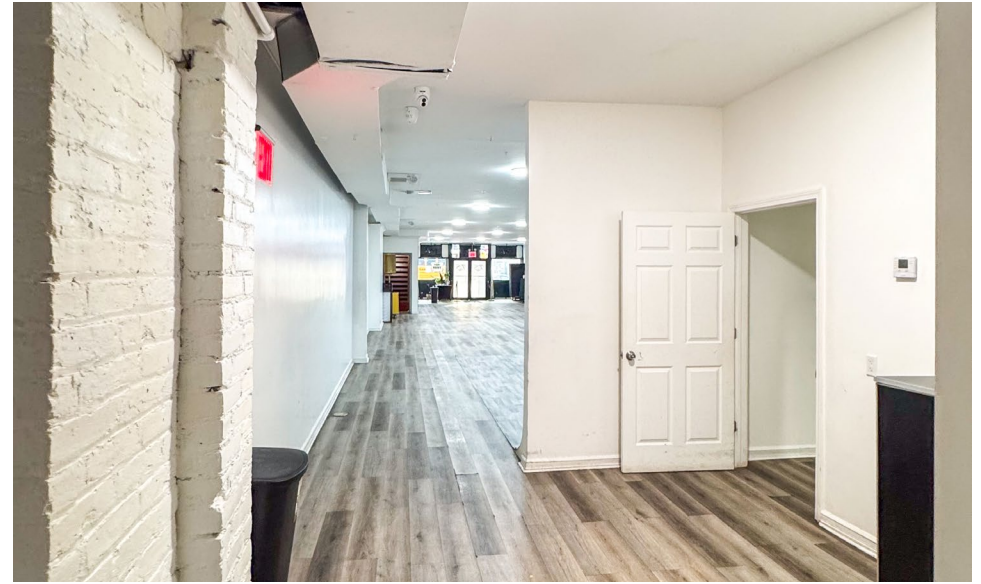
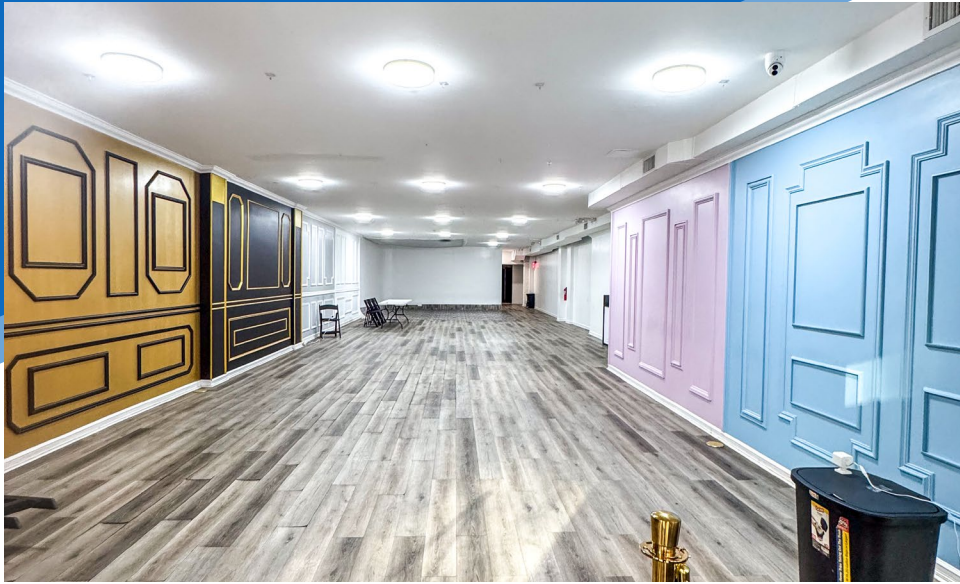
WILL SINE

Associate
212.468.5945
wsine@meridiancapital.com



MERIDIAN
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.



INTERIOR

NOAM AZIZ
Senior Director
212.468.5984
naziz@meridiancapital.com

MAX FREUDENBERGER
Senior Associate
212.468.5951
mfreudenberg@meridiancapital.com

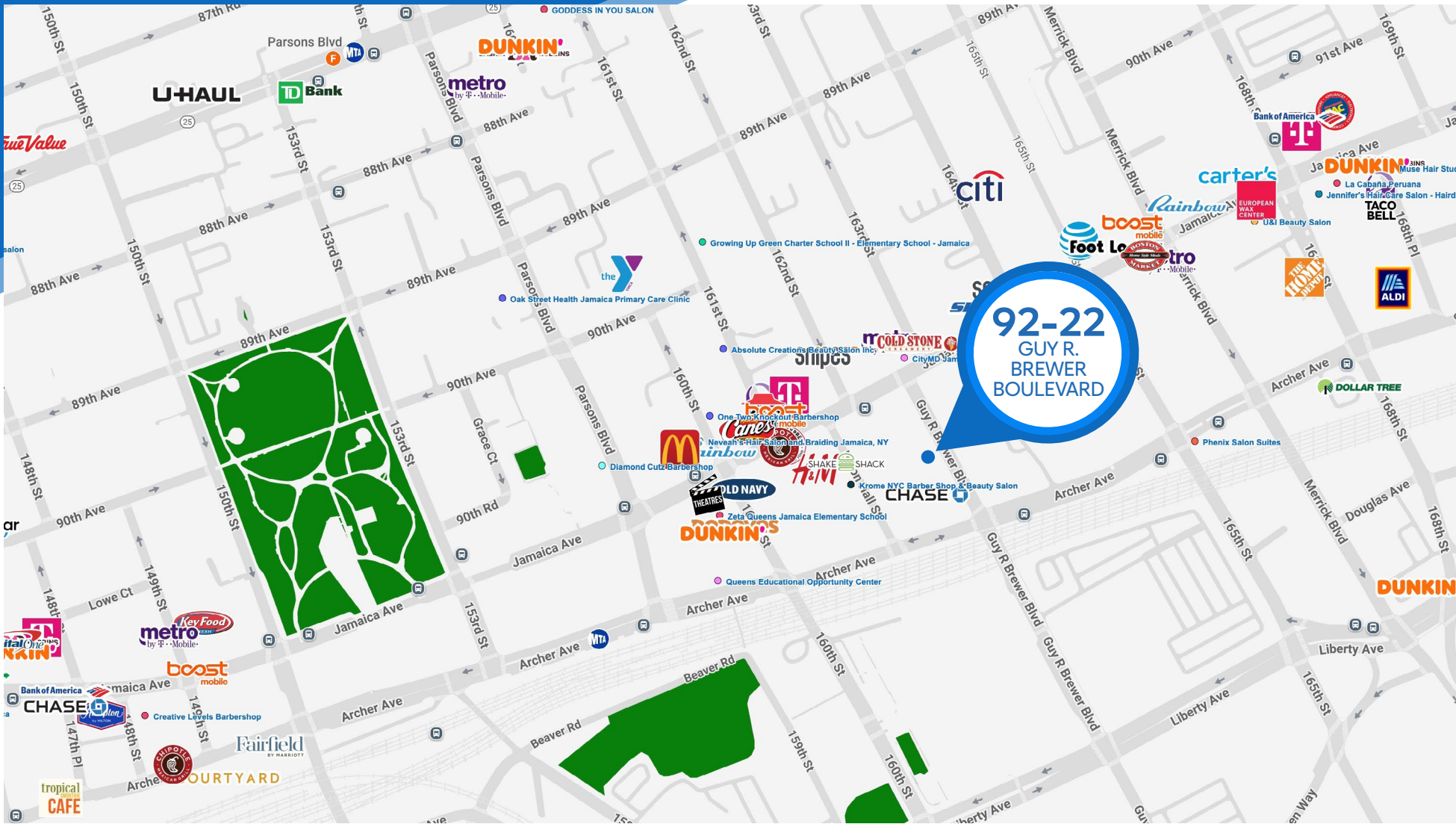
WILL SINE
Associate
212.468.5945
wsine@meridiancapital.com



MERIDIAN
RETAIL LEASING

92-22 GUY R. BREWER BOULEVARD
 JAMAICA, QUEENS | Between Jamaica and Archer Avenues

RETAIL FOR LEASE



NEIGHBORS

NOAM AZIZ
 Senior Director
 212.468.5984
 naziz@meridiancapital.com

MAX FREUDENBERGER
 Senior Associate
 212.468.5951
 mfreudenberg@meridiancapital.com

WILL SINE
 Associate
 212.468.5945
 wsine@meridiancapital.com



MERIDIAN
 RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.