

29-76 NORTHERN BOULEVARD

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27,000 RSF for Lease

FLOOR 4 | DIVISIONS AVAILABLE



most competitive price
in Long Island City



NYC incentives
REAP, CEP, ECSP



TI package
is available



on-site parking
is available



high-speed internet
is available



7/E/M/N/R/W
just one block away



Features

- ✓ open floor plan
- ✓ 13' ceiling height
- ✓ private bathrooms throughout
- ✓ 10' operable windows
- ✓ 457' of linear glass
- ✓ tenant controlled HVAC
- ✓ bike room

Potential TI

flexible design per tenants needs

communal work stations

modern LED ceiling lighting

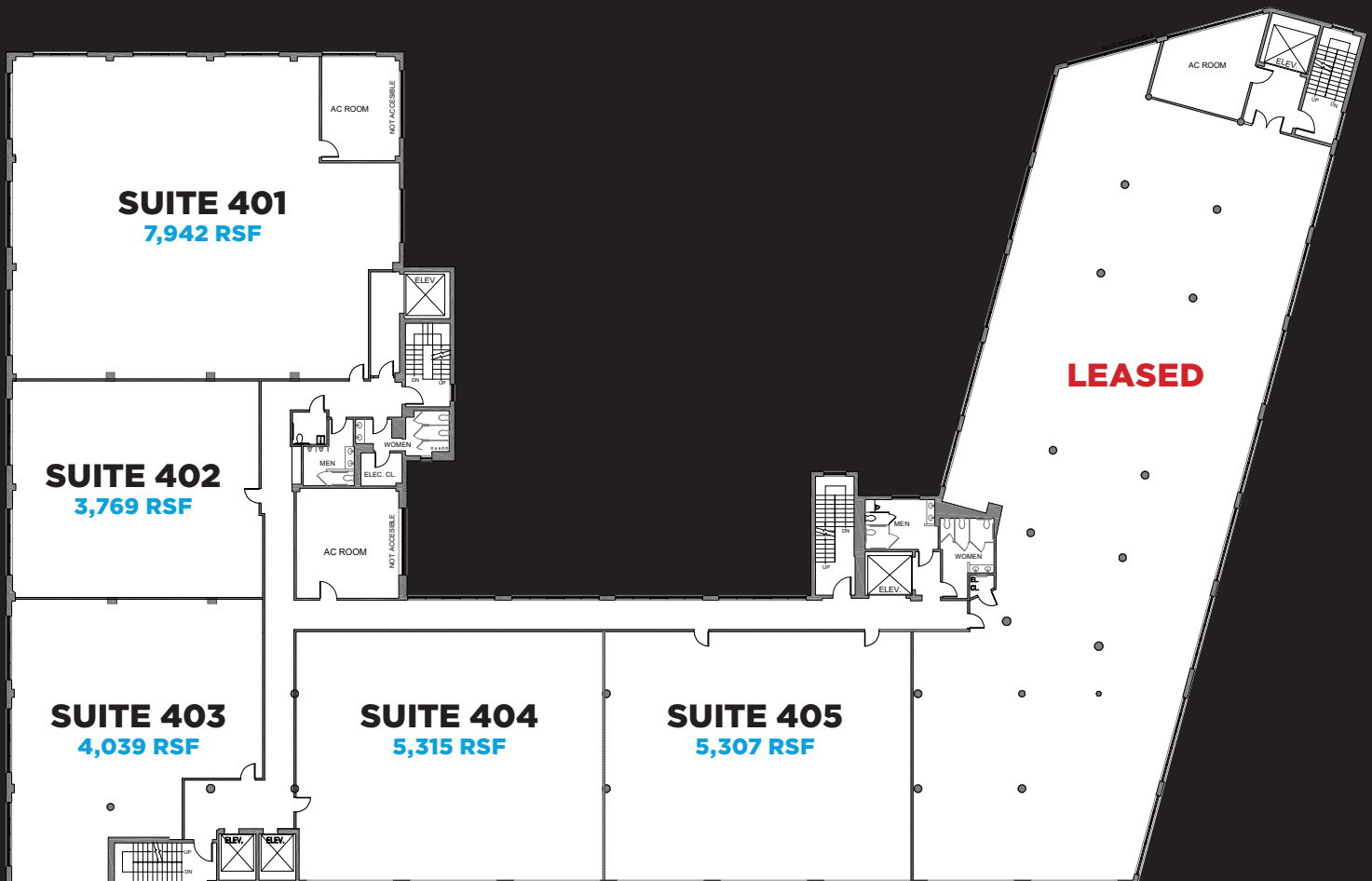
new flooring

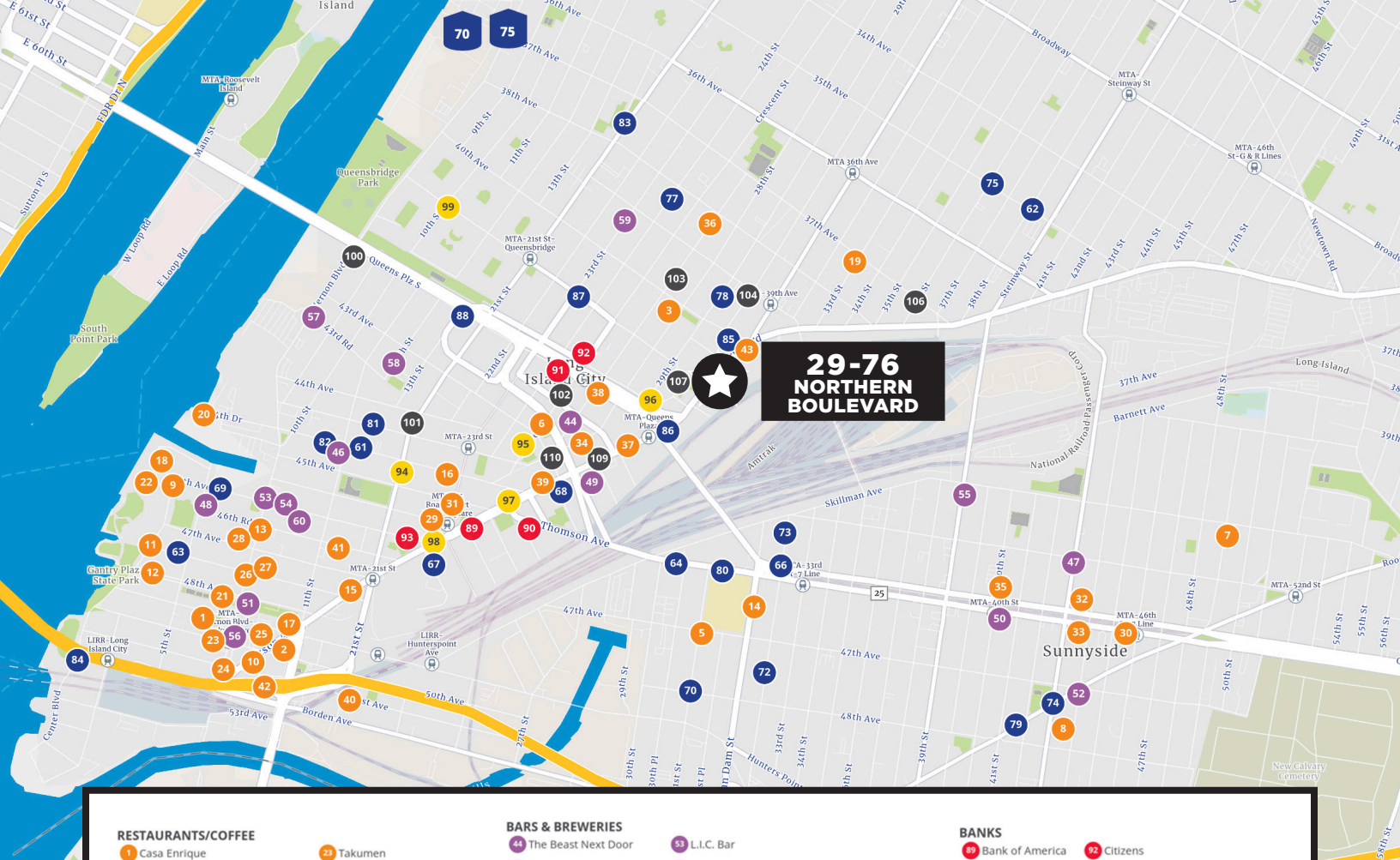


27,000 RSF TOTAL OR DIVISIBLE SPACE ON THE FOURTH FLOOR.

AVAILABLE SPACE

FLOOR 4





**29-76
NORTHERN
BOULEVARD**

RESTAURANTS/COFFEE

- 1 Casa Enrique
- 2 Hibino
- 3 John Brown Smokehouse
- 4 Doughnut Plant
- 5 Sans Bakery
- 6 M. Wells Steakhouse
- 7 The Alcove
- 8 I Love Paraguay
- 9 Sweetleaf Cocktails
- 10 Cafe Henri
- 11 Shi
- 12 Skinny's Cantina
- 13 Manducatis Rustica
- 14 Van Dam Diner
- 15 Manducatis
- 16 Il Falco
- 17 Manetta's
- 18 Blend on the Water
- 19 Astoria Seafood
- 20 Anable Basin Sailing Bar & Grill
- 21 Slice
- 22 Maiella
- 23 Takumen
- 24 Tournesol
- 25 Tuk Tuk
- 26 Chairman Sun
- 27 Bellwether
- 28 Petey's Burger
- 29 Court Square Diner
- 30 Alpha Donuts
- 31 The Inkano
- 32 Brookside Market
- 33 Mad Cafe
- 34 No Stress Coffee
- 35 Barul's Coffee Store
- 36 Beebe's
- 37 Jack & Co.
- 38 Clever Blend Lic
- 39 Partners Coffee
- 40 Coffee Project / Academy
- 41 Communita
- 42 Jackson's Eatery | Bar
- 43 Apple Gourmet Deli

BARS & BREWERIES

- 44 The Beast Next Door
- 45 LIC Beer Project
- 46 The Shannon Pot
- 47 Bar 43
- 48 Rockaway Brewing Co.
- 49 Dutch Kills
- 50 The Courtyard AleHouse
- 51 Dominie's Hoek
- 52 Greenpoint Lounge
- 53 L.I.C. Bar
- 54 The Gutter
- 55 Alewife
- 56 Domaine bar a vins
- 57 Big Alice Brewing
- 58 Focal Point
- 59 LIC Beer Project
- 60 Fifth Hammer Brewing

CULTURE/HEALTH & WELLNESS

- 61 The Cliffs at LIC
- 62 The Yoga Room
- 63 Gantry State Park Plaza
- 64 Bard Early Colleges
- 65 LaGuardia Community College
- 66 Long Island City YMCA
- 67 MoMA PS1
- 68 Sculpture Center
- 69 LIC Flea & Food
- 70 Pepsi-Cola Sign
- 71 Socrates Sculpture Park
- 72 City Ice Pavilion
- 73 CityView Racquet Club
- 74 Queens Library at Sunnyside Library
- 75 Museum of the Moving Image
- 76 The Noguchi Museum
- 77 The Chocolate Factory Theater
- 78 Flux Factory
- 79 Thalia Spanish Theatre
- 80 Laguardia Performing Arts Center
- 81 Local Project Art Space
- 82 BrickHouse Ceramic Art Center
- 83 Queens Library at Long Island City
- 84 Hunter's Point South Park
- 85 Powerhouse Gym Long Island City
- 86 Planet Fitness
- 87 Brooklyn Boulders Queensbridge
- 88 Court 16 LIC - Tennis Remixed

BANKS

- 89 Bank of America
- 90 Citibank
- 91 Chase Bank
- 92 Citizens
- 93 TD Bank

GROCERY

- 94 Key Food
- 95 Foodcellar Market
- 96 Hudson Food Market
- 97 Target
- 98 Trader Joe's
- 99 Fine Fare Supermarkets

HOTELS

- 100 Ravel Hotel
- 101 LIC Hotel
- 102 Red Lion Inn & Suites
- 103 Sonder The Dutch
- 104 The Collective Paper Factory
- 105 Hilton Garden Inn
- 106 Courtyard by Marriott
- 107 Aloft Long Island City

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