



Rendering



56-22 MYRTLE AVE  
2,081 SF

56-22

MYRTLE AVENUE

RIDGEWOOD, QUEENS | NATIONAL TENANT TRADE AREA

# THE NEW RIDGEWOOD - HEALTH, WELLNESS AND FOOD BRANDS ARE CHANGING THE LANDSCAPE



National Tenant Area including: Target (coming), Burlington Coat Factory (coming), CityMD, Zwanger/Mark Medical Care, Rite Aid, Gamestop, OshKosh B’Gosh, Blink Fitness, Sprint, Burger King, Dunkin Donuts, GNC, Carter’s, 7-11, Taco Bell, Children’s Place, UPS (coming) to name a few

Radius	1 Mile	2 Mile	Radius	1 Mile	2 Mile	5 Mile
<b>2022 Population Estimate</b>	141,617	387,245	<b>2022 Households by HH Income</b>	46,336	133,063	1,110,712
White	96,086 67.85%	205,862 53.16%	Income: <\$25,000	8,871 19.14%	29,980 22.53%	219,331 19.75%
Black	24,417 17.24%	135,494 34.99%	Income: \$25,000 - \$50,000	8,335 17.99%	23,795 17.88%	185,277 16.68%
Am. Indian & Alaskan	3,564 2.52%	7,697 1.99%	Income: \$50,000 - \$75,000	7,685 16.59%	21,022 15.80%	160,347 14.44%
Asian	12,481 8.81%	24,708 6.38%	Income: \$75,000 - \$100,000	6,383 13.78%	16,745 12.58%	128,677 11.59%
			Income: \$100,000 - \$125,000	4,741 10.23%	12,526 9.41%	100,923 9.09%
			Income: \$125,000 - \$150,000	3,687 7.96%	9,294 6.98%	75,106 6.76%
			Income: \$150,000 - \$200,000	4,131 8.92%	10,659 8.01%	100,493 9.05%
			<b>2022 Avg Household Income</b>	\$86,375	\$85,592	\$102,420
			<b>2022 Med Household Income</b>	\$68,988	\$65,111	\$73,455

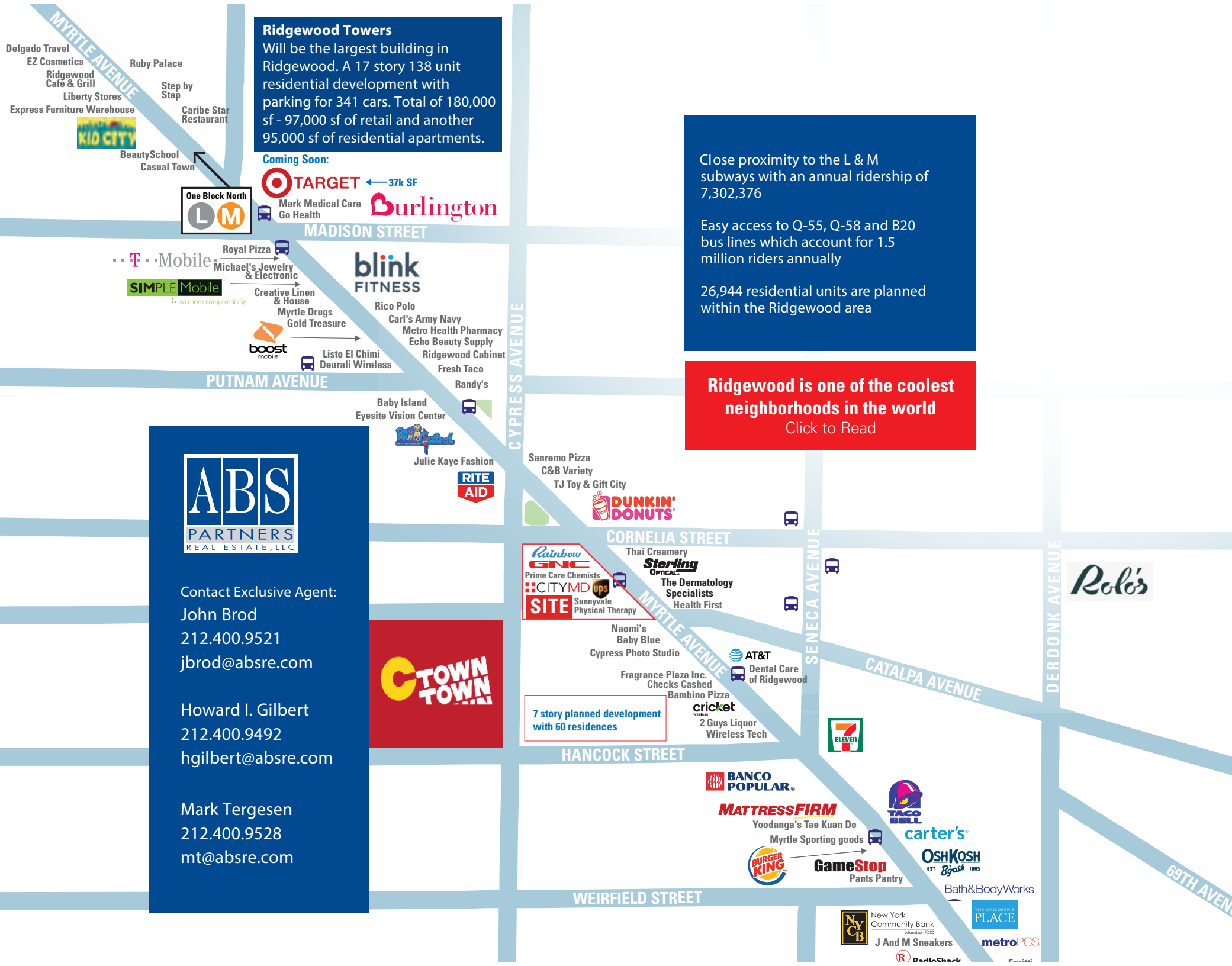
All information is from sources deemed reliable but is subject to errors or omissions of any magnitude, withdrawal from market, or changes in terms, all without notice. Brokers employment and payment only by written agreement.

# Ground Floor

- 56-22 Myrtle Ave - 2,081 SF  
Immediate Possession

Recently signed at the building and in the vicinity:  
CityMD; Sunnyvale Physical Therapy;  
The Dermatology Specialists; Health First,  
Prime Care Chemists, UPS, and Sterling Optical





**Ridgewood Towers**  
 Will be the largest building in Ridgewood. A 17 story 138 unit residential development with parking for 341 cars. Total of 180,000 sf - 97,000 sf of retail and another 95,000 sf of residential apartments.

**Coming Soon:**  
**TARGET** ← 37k SF  
 Mark Medical Care Go Health  
**Burlington**

Close proximity to the L & M subways with an annual ridership of 7,302,376

Easy access to Q-55, Q-58 and B20 bus lines which account for 1.5 million riders annually

26,944 residential units are planned within the Ridgewood area

**Ridgewood is one of the coolest neighborhoods in the world**  
 Click to Read

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**C TOWN TOWN**

7 story planned development with 60 residences

*Role's*

69TH AVENUE