

QUEENS BOULEVARD  
BETWEEN  
55<sup>TH</sup> & 56<sup>TH</sup> AVENUES

JOIN THE #1 REGIONAL SHOPPING  
DESTINATION IN QUEENS



MADISON  
INTERNATIONAL  
REALTY





## QUEENS PLACE

Situated in the heart of Queens, **Queens Place** is an urban power center with easy access to the dense neighborhoods of Elmhurst, Rego Park, Middle Village, Forest Hills and Corona.

With **450,000 sf of retail** and **over 1,200 on-site parking spaces**, it is anchored by Target and soon to open Lidl supermarket.

With near proximity to **Queens Center Mall** and **Rego Center** (nearly 2 million sf of retail), this trade area is a true super regional shopping destination. Major area draws include Macy's, Apple, Costco, At Home, Burlington, Marshalls and the Cheesecake Factory.

**Queens Place** benefits from direct access and visibility to **Queens Blvd. (58,897 VPD)** and the **Long Island Expressway (I-495)**. The center is located in near proximity to the E, M & R trains, as well as multiple bus lines running along Queens Blvd.





QUEENS PLACE

THE OPPORTUNITY



QUEENS PLACE

QUEENS CENTER

★ macy's  
PRIMARK®  
SEPHORA JCPenney

Apple JD SPORTS

The Cheesecake Factory  
SHAKE SHACK

REGO Z  
DEVELOPMENT  
SITE

Retro Fitness

Starbucks Coffee  
Burger King

LEFRAK CITY

20-tower housing complex  
4,605 units

REGO CENTER II

COSTCO  
TJ-maxx  
at home

PETCO DAISO  
Panera ALDI BBO  
five BELOW

REGO CENTER I

Burlington  
Marshalls  
OLD NAVY



THE REGO PARK  
NEIGHBORHOOD

- **475,000+ residents** in the neighboring areas of Elmhurst, Rego Park, Middle Village, Forest Hills & Corona
- **40,000+ vehicles per day** on Queens Boulevard
- **3 major subway stations** & 13 different buses providing easy access
- **Ranked #5** by Placer.ai for NY State in terms of visitors per year
- **4+ million visitors** to the center per year



QUEENS PLACE

AVAILABILITIES

RETAIL A  
962 sf

RETAIL B  
1,339 sf

RETAIL C  
3,995 sf

RETAIL D  
8,504 sf

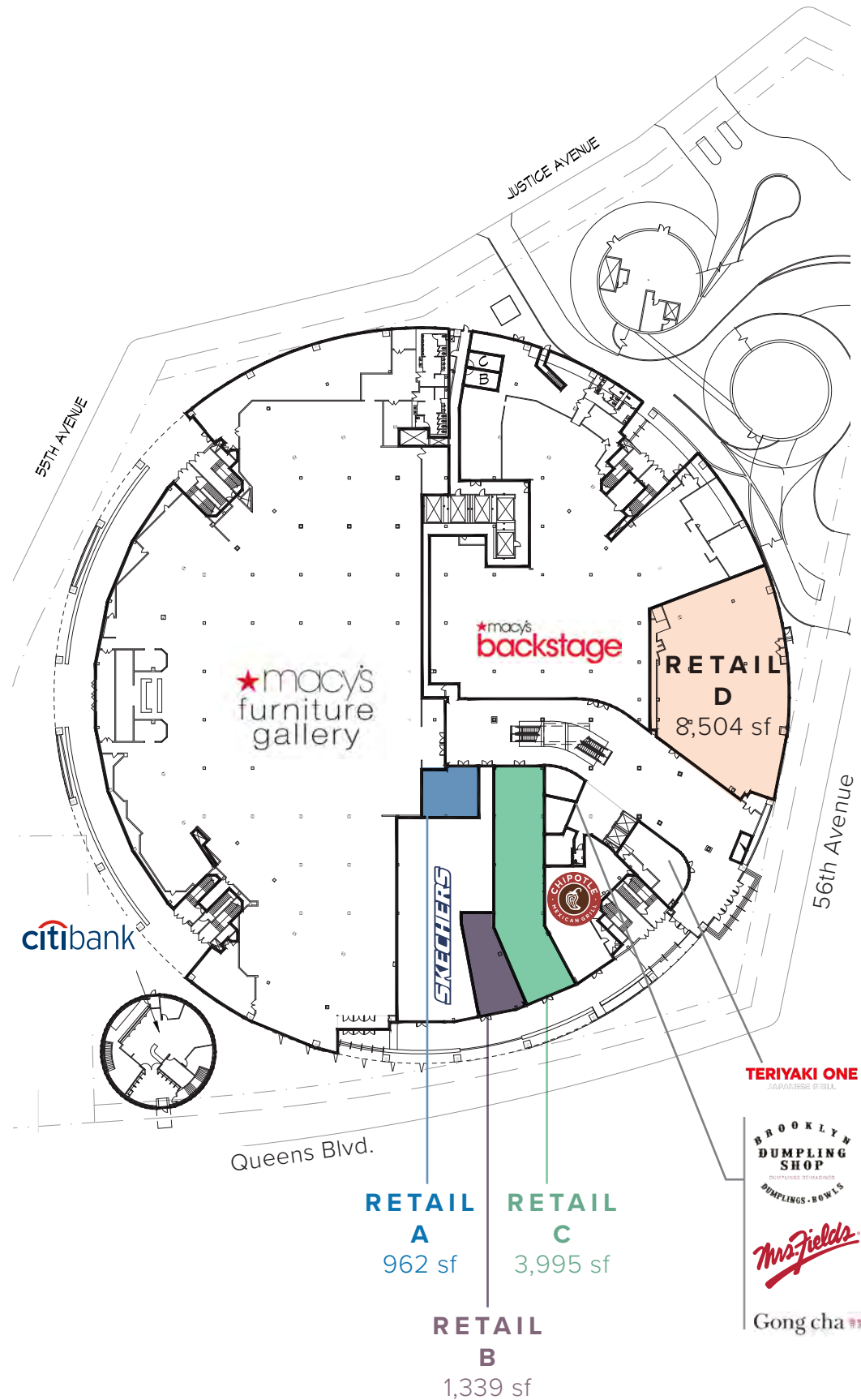
COMMENTS

- Possibility to connect spaces A, B & C with a division of the 2nd floor
- Retail C & D include both interior and exterior entrances

ASKING RENTS  
Upon request



GROUND FLOOR



FULL SERVICE  
RESTAURANT OPPORTUNITY

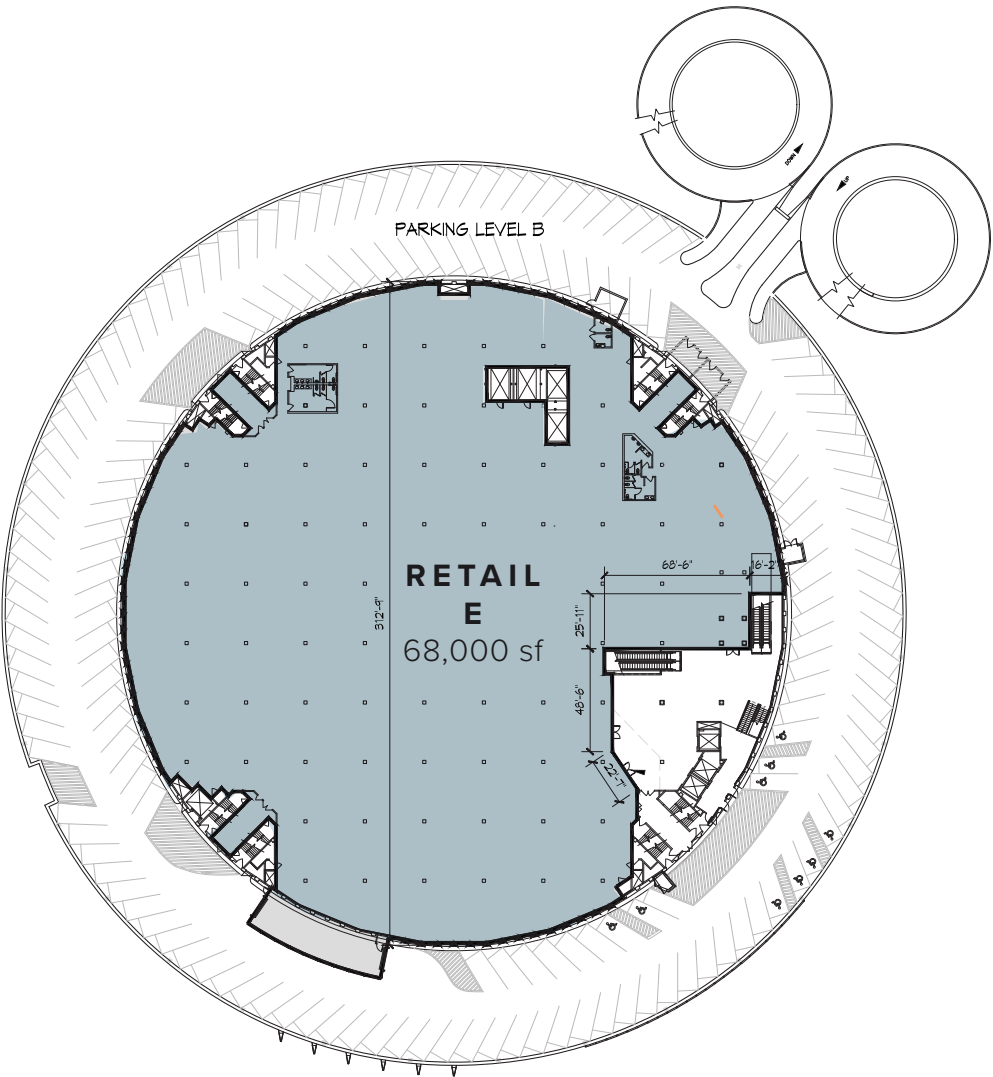


UNIQUE GROUND FLOOR  
FULL SERVICE RESTAURANT  
OPPORTUNITY

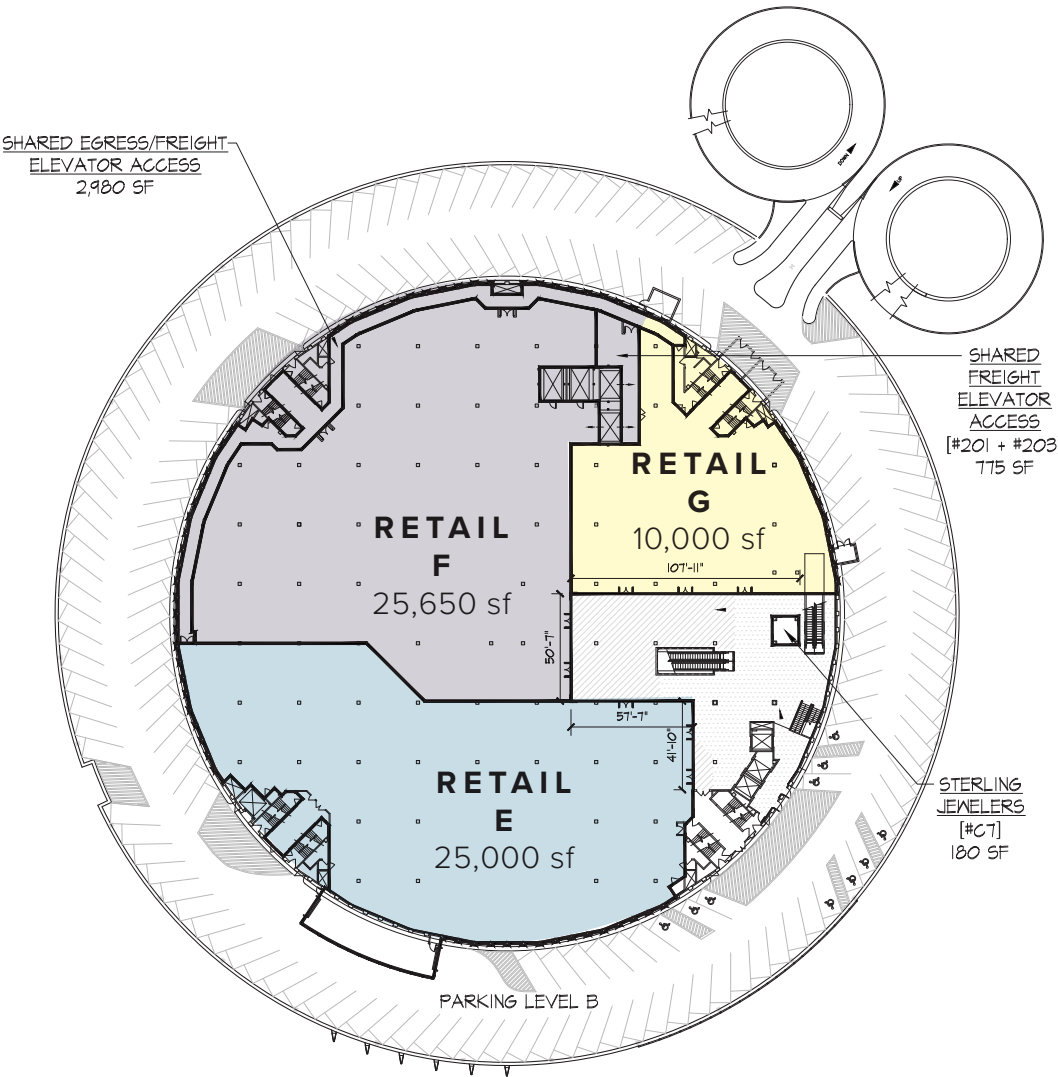
- Former Red Lobster with existing restaurant infrastructure and venting in place
- Landlord will construct a new storefront and entrance
- Space offers both interior and exterior entrances
- Opportunity for large, dedicated outdoor seating area with visibility from Queens Boulevard



SECOND FLOOR  
SINGLE TENANT SCENARIO

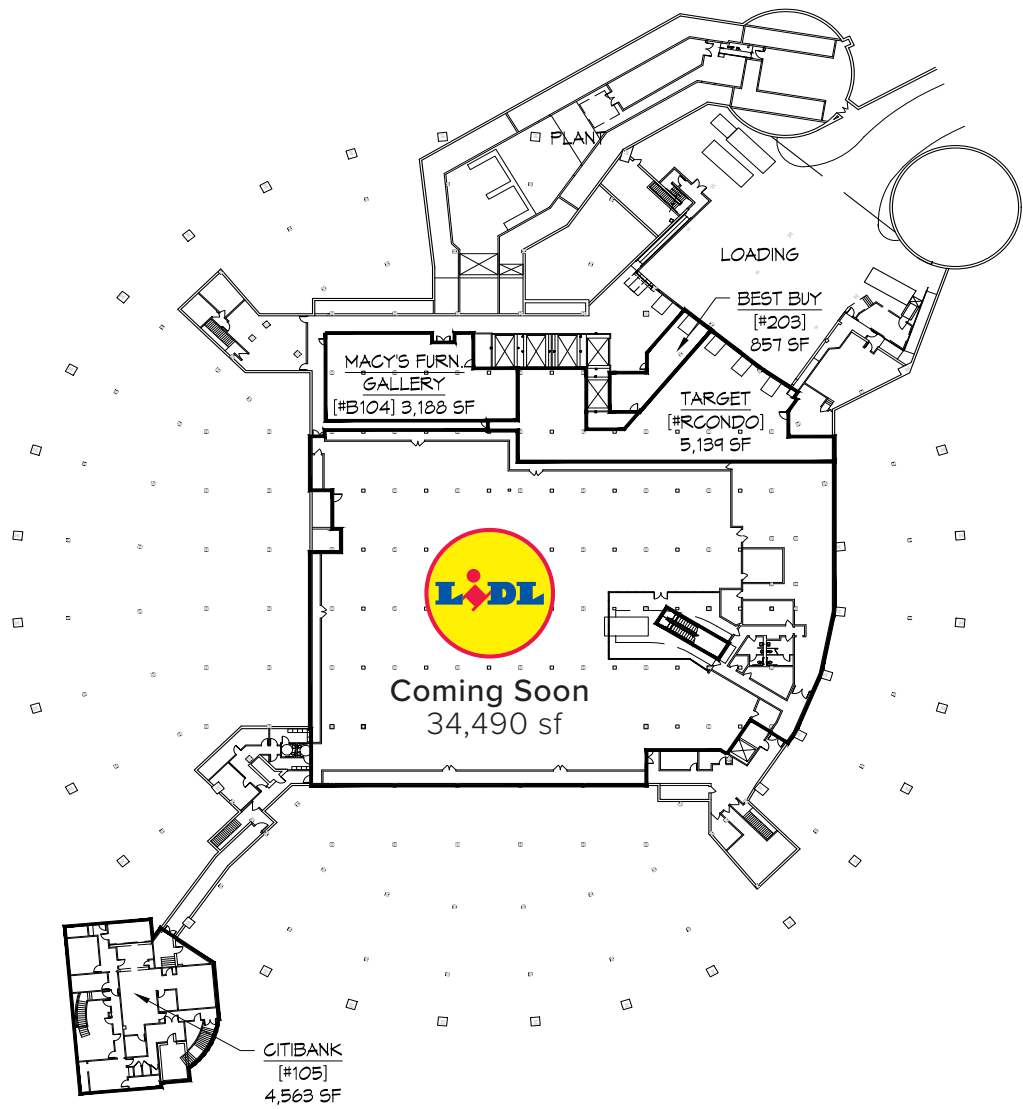


SECOND FLOOR  
MULTIPLE TENANT SCENARIO

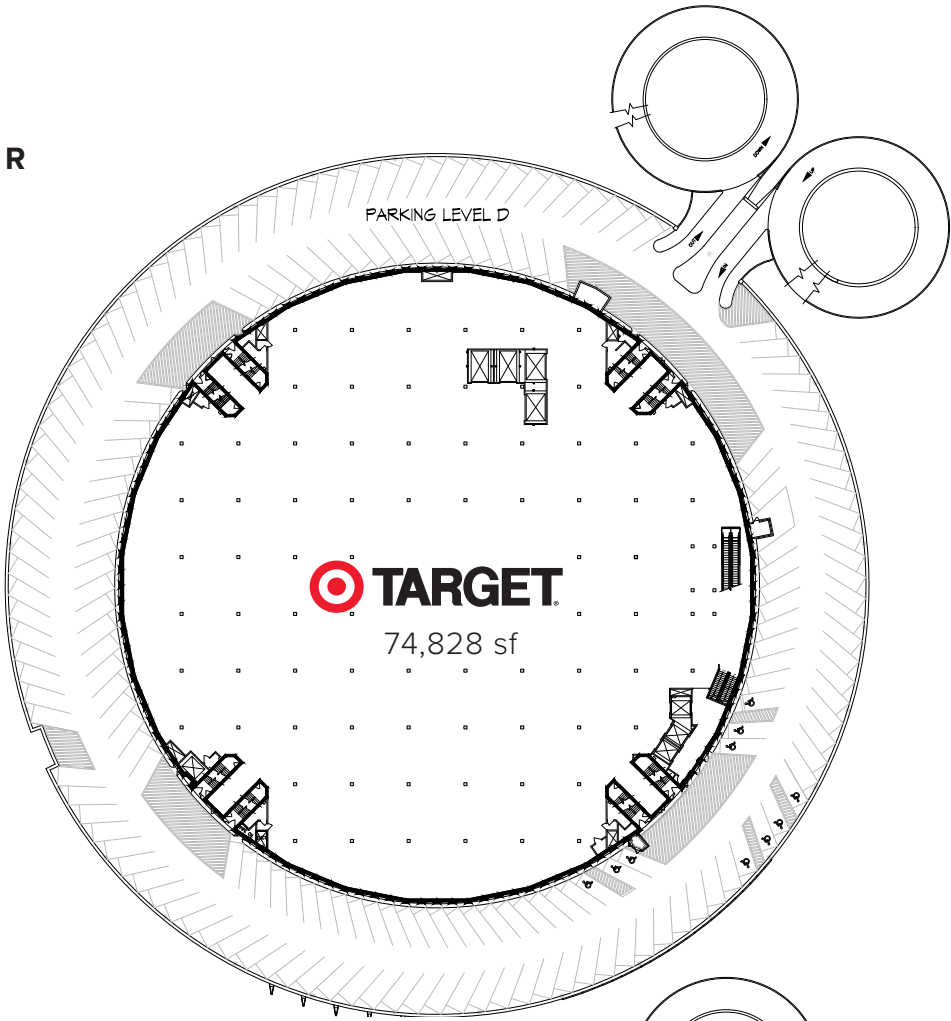


QUEENS PLACE

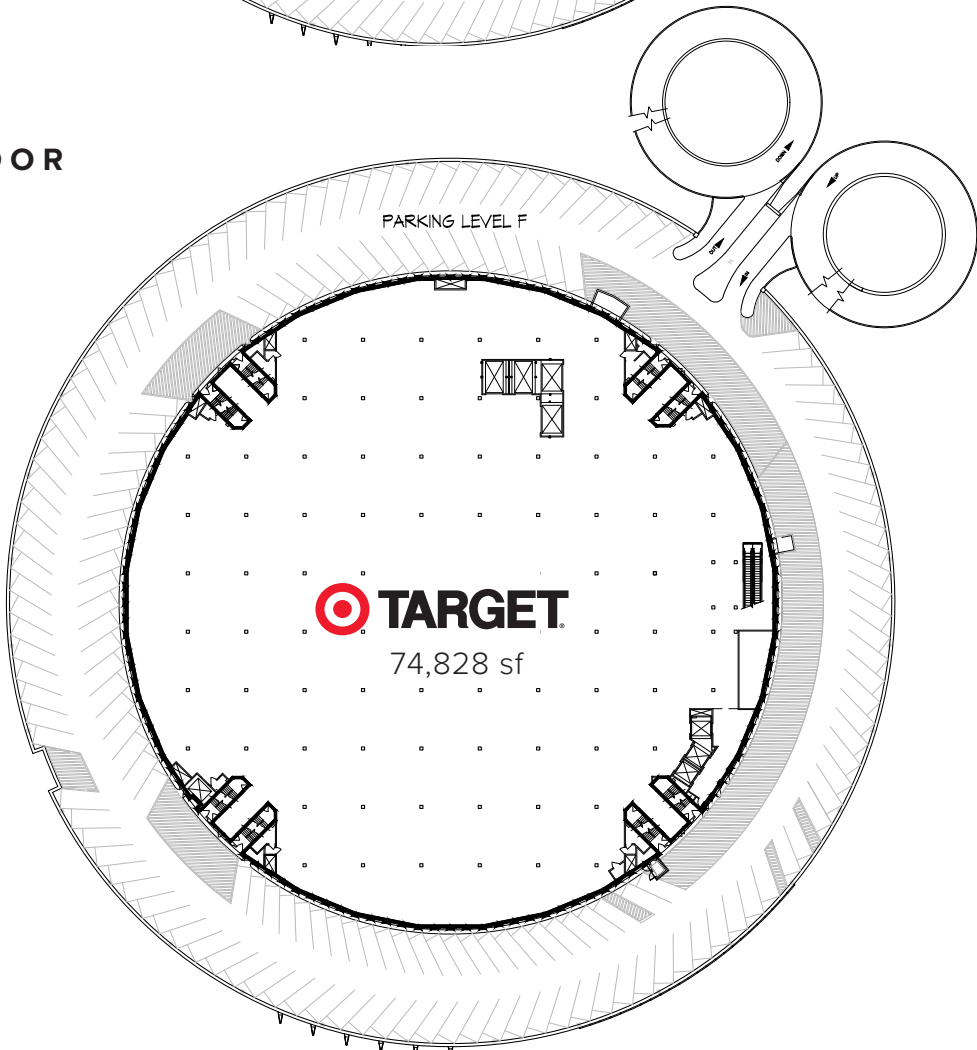
LOWER LEVEL



THIRD FLOOR



FOURTH FLOOR







## FOR LEASING INFORMATION PLEASE CONTACT:

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