

78-03 41ST AVENUE, ELMHURST, NY 11373

FOR LEASE

# 1,800 – 5,500 SF DIVISIBLE COMMUNITY FACILITY IN ELMHURST

Between 78th Street & 79th Street



**SHLOMI BAGDADI**  
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**TRI STATE COMMERCIAL®**

## PROPERTY SUMMARY

### LOCATION

Located in the Elmhurst neighborhood of Queens.

### HIGHLIGHTS

- Dedicated Ground Floor Entrances
- Dedicated Driveway and Backyard with Public Parking Lot Across the Street
- Opportunity to Create a Dedicated Play Area for Children
- Separate Waiting Rooms and Partition Walls with ADA Compliant Bathrooms

### SPACE DETAILS

- Configured as Administrative Office Spaces
- Includes Conference Rooms and Storage Areas
- Separate or Combined Spaces, Including Basement
- Three Spaces of 1,800 SF
- Total Combinable Space: Approx: 5,500 SF

### TRANSPORTATION

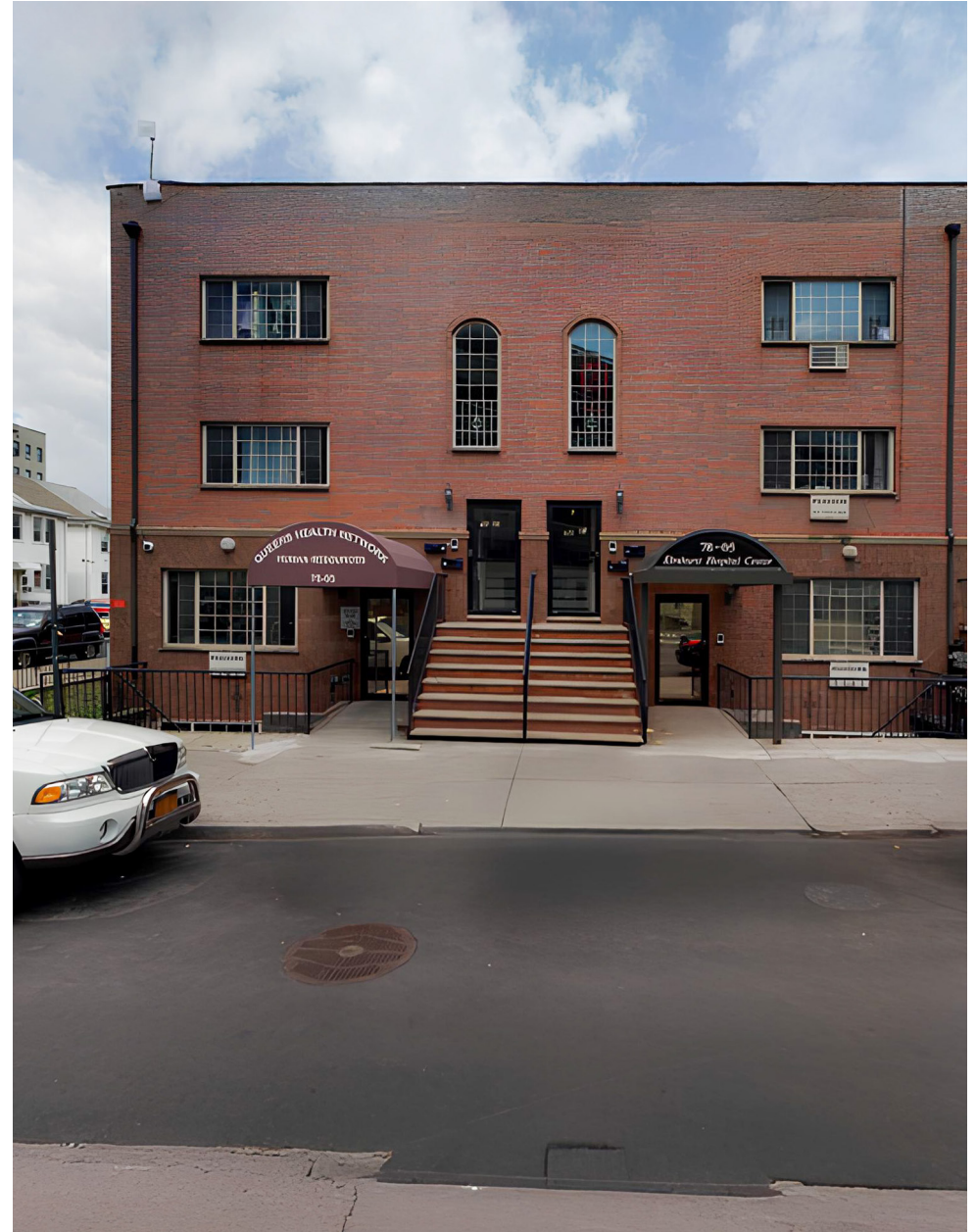
**E R F M** Trains at Jackson Heights – Roosevelt Avenue

**7** Train at 74 Street – Broadway

**Q53-SBS Q32 Q33 Q70-SBS Q49 Q29 Q47 Q32** Bus Lines

### NEIGHBORS

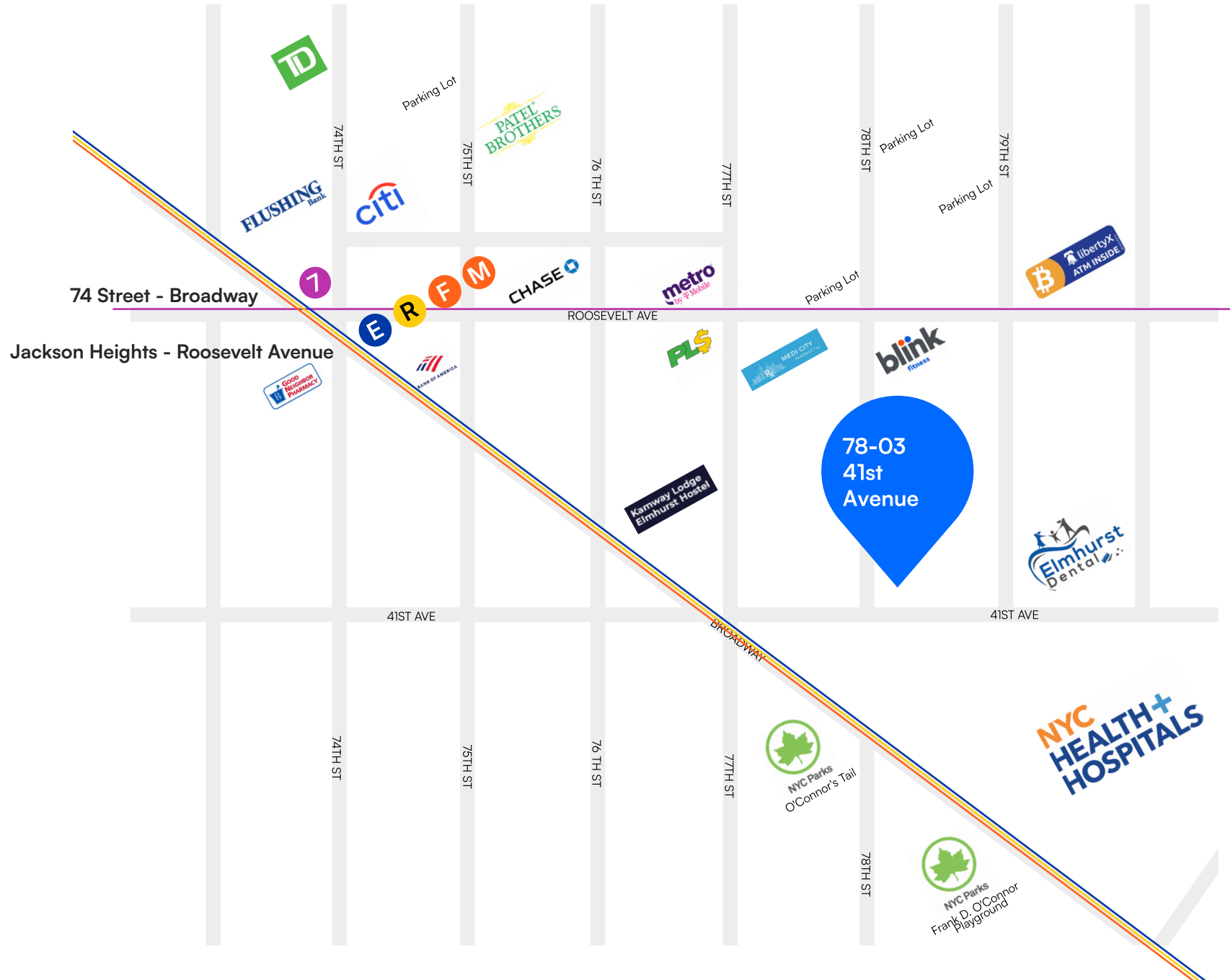
Chick-fil-A, Kung Fu Tea, Popeyes Louisiana Kitchen, Chipotle Mexican Grill, Smashburger, NYC Health + Hospitals/Elmhurst, Queens Ophthalmology, Boost Mobile, Fay Da Bakery, Taste of Himalaya, Alfonso's Bar, Kiwilime, Blink Fitness Jackson Heights, Birria-Landia, Paris Baguette, Teriyaki One Japanese Grill, Louie's, Tandoori Tibet, Sabor Ecuatoriano Bakery, Las Americas Bakery, and more!



## PROPERTY PHOTOS



## RETAIL MAP



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**TSC.**