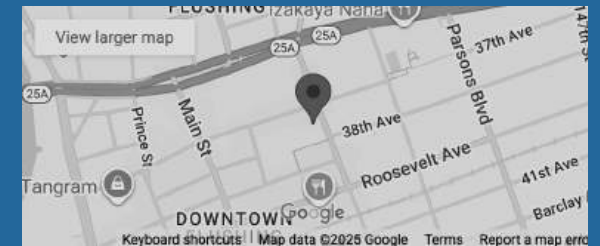


Macedonia Plaza
**37-08 Union St,
Flushing,
NY 11354**



Highlights

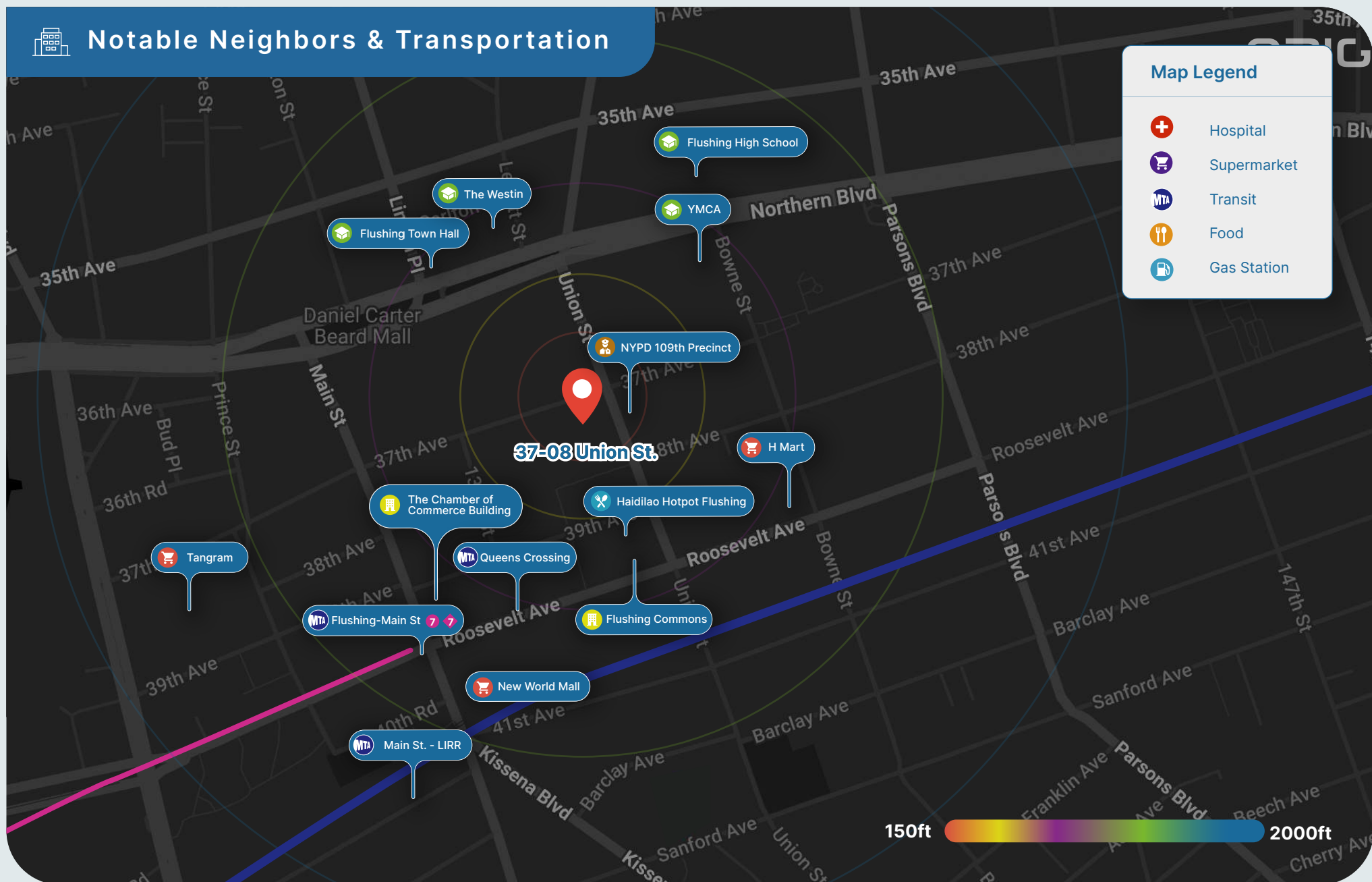
Flagship Corner Space in
Downtown Flushing

Rare 10,000 SF on the
Ground Floor

Turnkey Bakery and
Supermarket



Notable Neighbors & Transportation





Space Informaion

Square Footage

Ground Floor: 8,817 SF
Lower Level: 1,395 SF

Space Type

Retail

CAM

- Tenant responsible for standard maintenance
- No additional charge

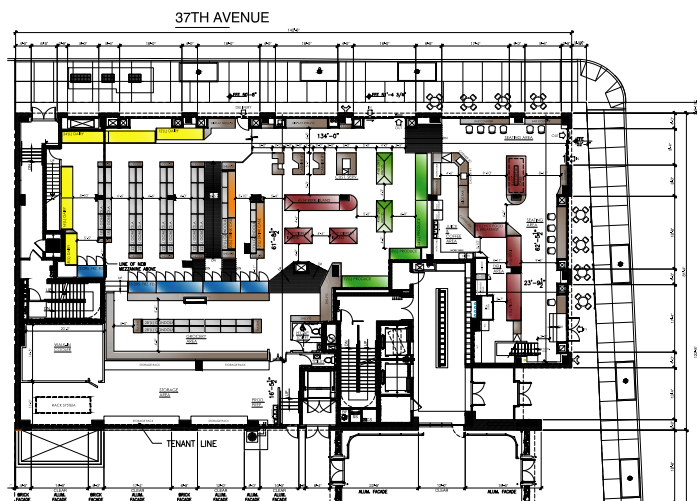
Utilities

- Tenant Direct Meter
- 1,200 AMPS
- Building uses an electrical cogeneration system which does not run through Con Edison, at a highly discounted rate.
- Type 1 Venting Available

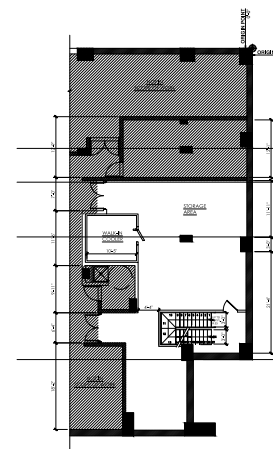
Existing Build Out

- Gourmet Supermarket
- Fully Equipped Bakery on the corner of Union St. and 37th Ave.

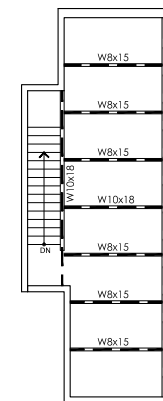
Floor Plan



FIRST FLOOR



MEZZANINE



CELLAR



Macedonia Plaza
37-08 Union St,
Flushing, NY 11354

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