



For Lease

RIPCO
RETAIL LEASING

116-16 Queens Blvd

Between 77th
and 78th Ave

Forest Hills,
Queens, 11375

Ground Floor & Second Floor Spaces Ranging from:
307 SF to 2,522 SF

Retail, Restaurant, Medical and Office Space

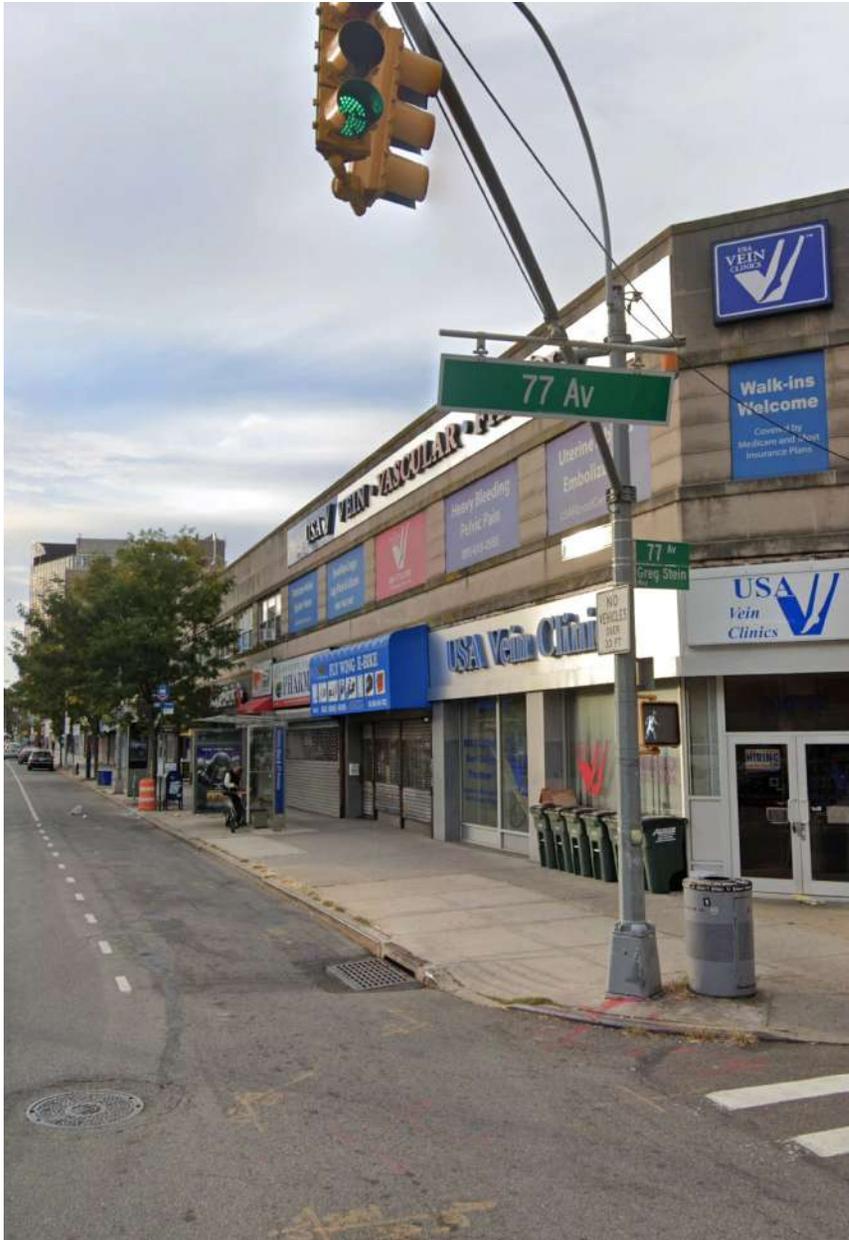
Contact
Exclusive Agents

Daniel Yeu
dyeu@ripcony.com
646.827.9976

Michelle Abramov
mabramov@ripcony.com
718.663.2652

Greg Batista
gbatista@ripcony.com
516.933.8880

Space Details



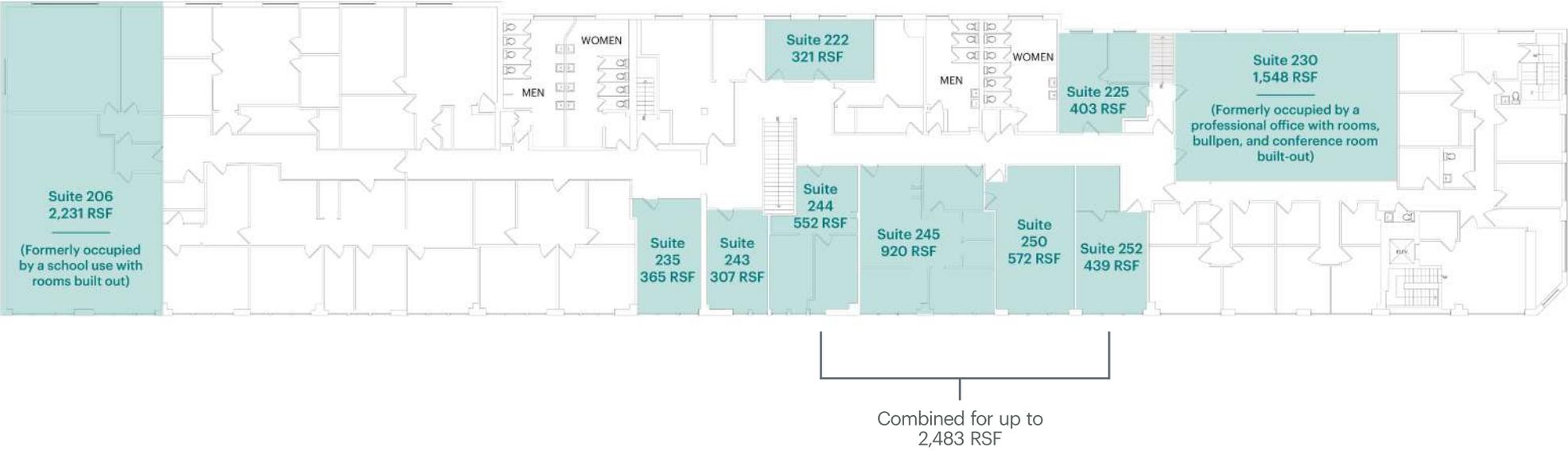
Location	Between 77th and 78th Avenue	
Size	Ground Floor (all spaces have basements) Suite 06: 1,820 SF Suite 12: 2,522 SF Suite 14: 1,136 SF Suite 18A: 675 SF Suite 28: 1,252 SF	Second Floor Suite 206: 2,231 RSF Suite 222: 321 RSF Suite 225: 403 RSF Suite 230: 1,548 RSF Suite 235: 365 RSF Suite 243: 307 RSF Suite 244: 552 RSF Suite 245: 920 RSF Suite 250: 572 RSF Suite 252: 439 RSF <div style="border-left: 1px solid black; border-right: 1px solid black; border-top: 1px solid black; border-bottom: 1px solid black; width: 20px; height: 20px; margin-left: 10px; margin-top: 5px;"></div> 2,483 RSF
Possession	Immediate	
Rent	Upon request	
Co-Tenants	Surreal I Cream, Sunnyvale Physical Therapy, Musculoskeletal Wellness Clinic, Dental Made Easy, MyDoc Urgent Care, Fancy Nail & Beauty, Beijing Dumpling, Young Chefs Academy, Queens Central Pharmacy, USA Vein Clinics	
Neighbors	New York-Presbyterian Medical Group of Queens, Starbucks, Chase Bank, PC Richard & Son, Metrokids Preschool, CVS, Mattress Firm, Kumon, KeyFood, Cobblestones, Queens Borough Hall, Queens County Courthouse	
Comments	All ground floor spaces have basements; smallest space available is 675 SF and the largest is 2,522 SF Second floor has multiple means of egress, shared men's and women's bathrooms, and windows for light and air Heavy walking traffic as well as over 40,000 vehicles per day passing Surrounded by mix of local and national tenants; in a very busy trade area with over 1.5M SF of office, education, medical and government institutions One block from the E & F train lines at Kew Gardens - Union Tpk Q60 Bus stop directly in front of space Ideal for multiple uses, including all general retail, restaurant, medical, and office.	

Ground Floor

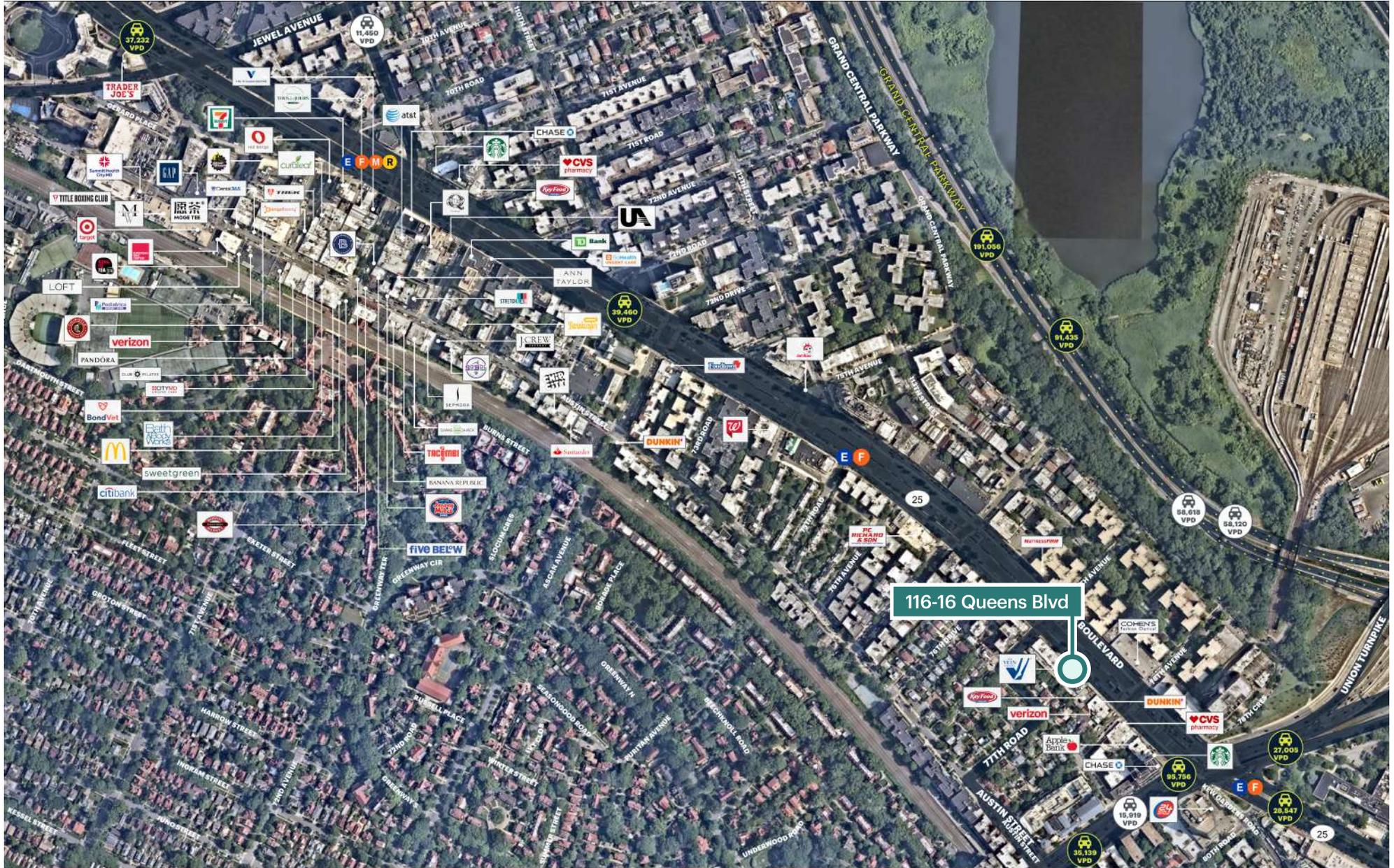


Queens Boulevard

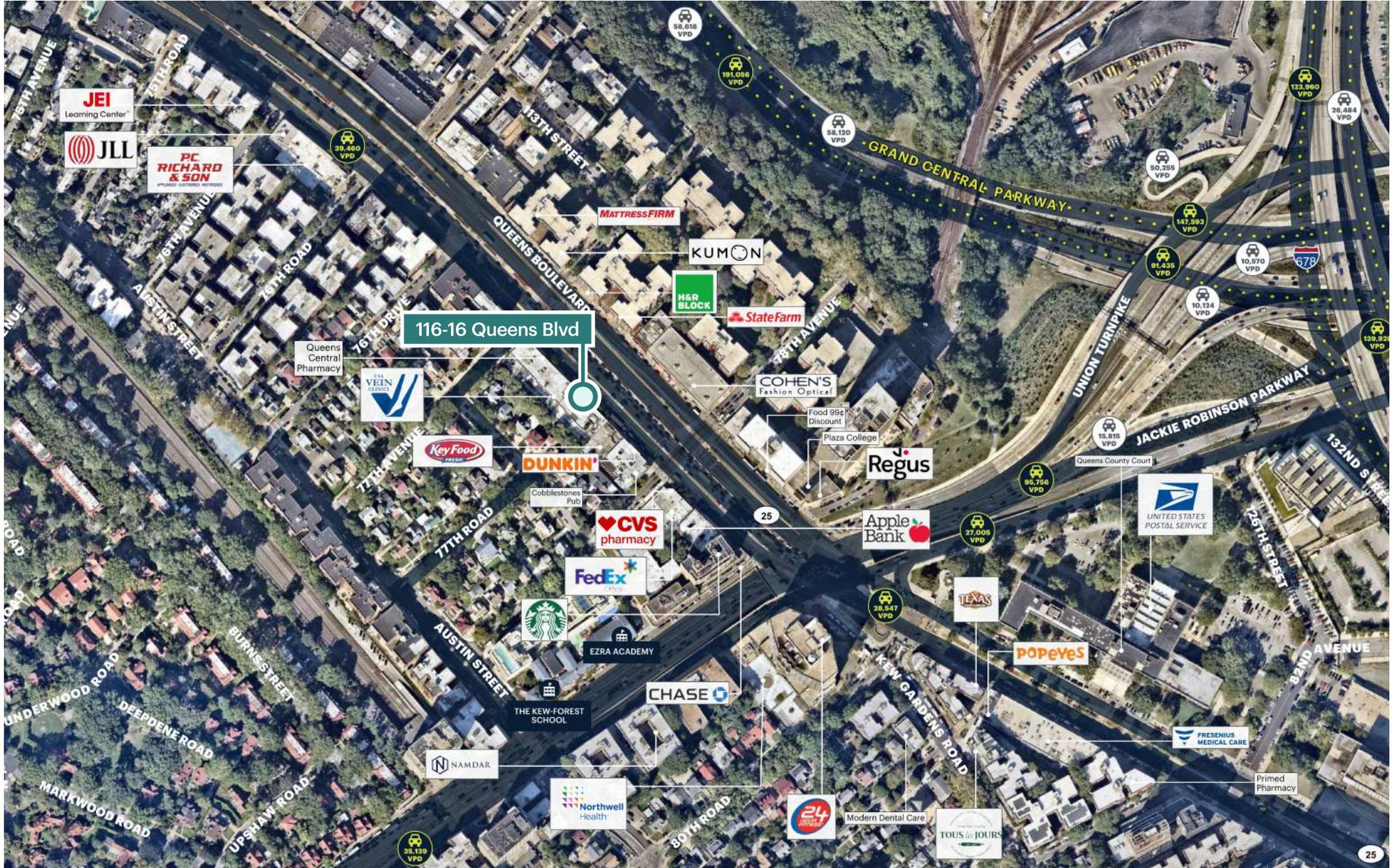
Second Floor



Market Aerial



Area Retail



Area Demographics



Population	1 mile	80,510	College Graduates (Bachelor's +)	1 mile	40.9%
	2 miles	370,143		2 miles	30.9%
	3 miles	881,638		3 miles	23.7%

Households	1 mile	35,792	Total Businesses	1 mile	2,815
	2 miles	140,786		2 miles	9,290
	3 miles	303,292		3 miles	19,464

Average Household Income	1 mile	\$139,241	Total Employees	1 mile	32,997
	2 miles	\$116,630		2 miles	128,632
	3 miles	\$109,684		3 miles	270,690

Median Household Income	1 mile	\$102,625	Daytime Population (W/ 16 YR +)	1 mile	70,680
	2 miles	\$86,635		2 miles	316,233
	3 miles	\$80,993		3 miles	728,646

Transportation	75th Ave	E F
2024 Ridership Report	Annual	745,630
	Weekday	2,382
	Weekend	2,530