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Prime Retail Corridor with Strong Foot Traffic
Located along Jamaica Avenue, one of Queens' busiest commercial strips, the property benefits from excellent visibility and consistent pedestrian and vehicular traffic—ideal for national or local retail users.

Single-Tenant Net-Leased Investment (Bank Tenant)
The property is a ~6,500 SF, single-story retail building currently occupied by a bank tenant under a net lease structure —offering stable income and minimal landlord responsibilities.

Transit-Oriented, Highly Accessible Location
Positioned just steps from the J subway line and multiple bus routes, the site offers strong connectivity and accessibility, with a Walk Score of 93 ("Walker's Paradise").

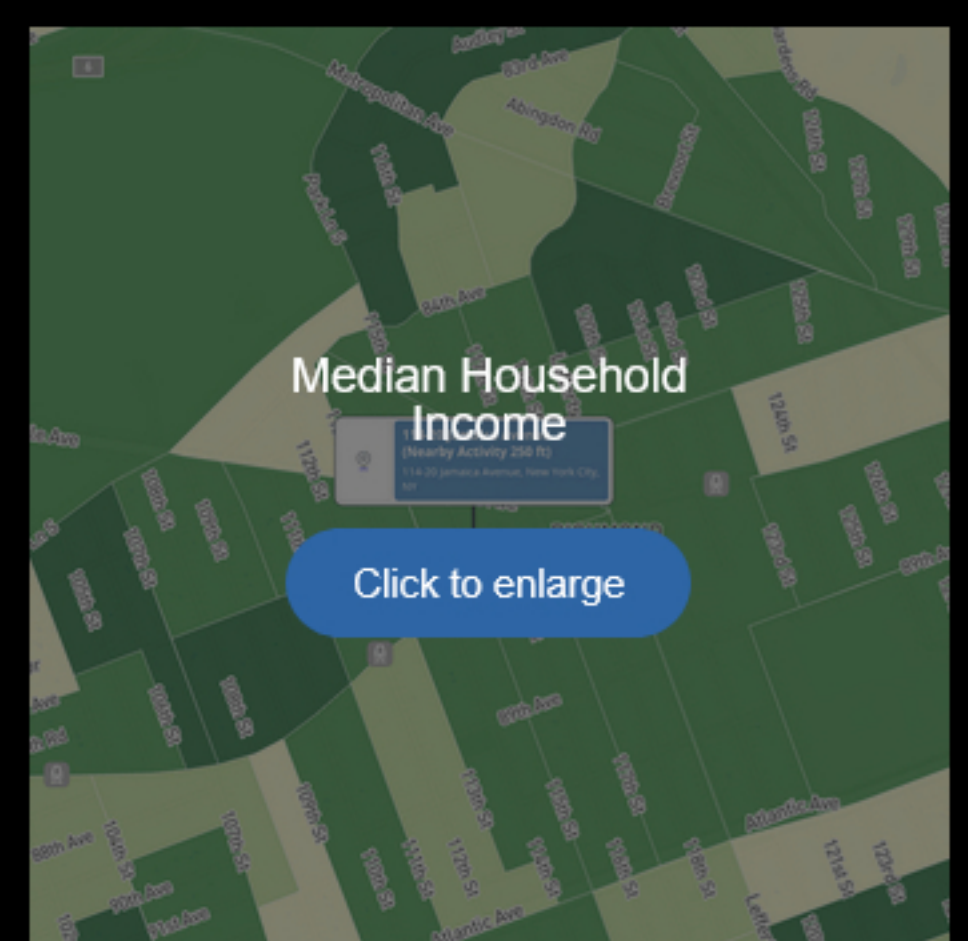


Demographic Data

Click to enlarge

30% of Visits 50% of Visits 70% of Visits

Category	30% of Visits	50% of Visits	70% of Visits
Gender	1,619 (12.2%)	3,462 (11.5%)	10,527 (12.8%)
Age	868,858.93	867,573.9	868,206.78
Income	39.6	39.91	40.11
Marital Status	37.95	38.34	38.49
Education	3,942 (29.8%)	8,562 (28.4%)	22,449 (27.3%)
Marital Status	23,548 (80.3%)	54,710 (79.6%)	148,143 (79.6%)



Space Type

Retail

Current Condition

2nd Generation Bank

Floor

Ground

Utilities

Three phase – 400 AMPS

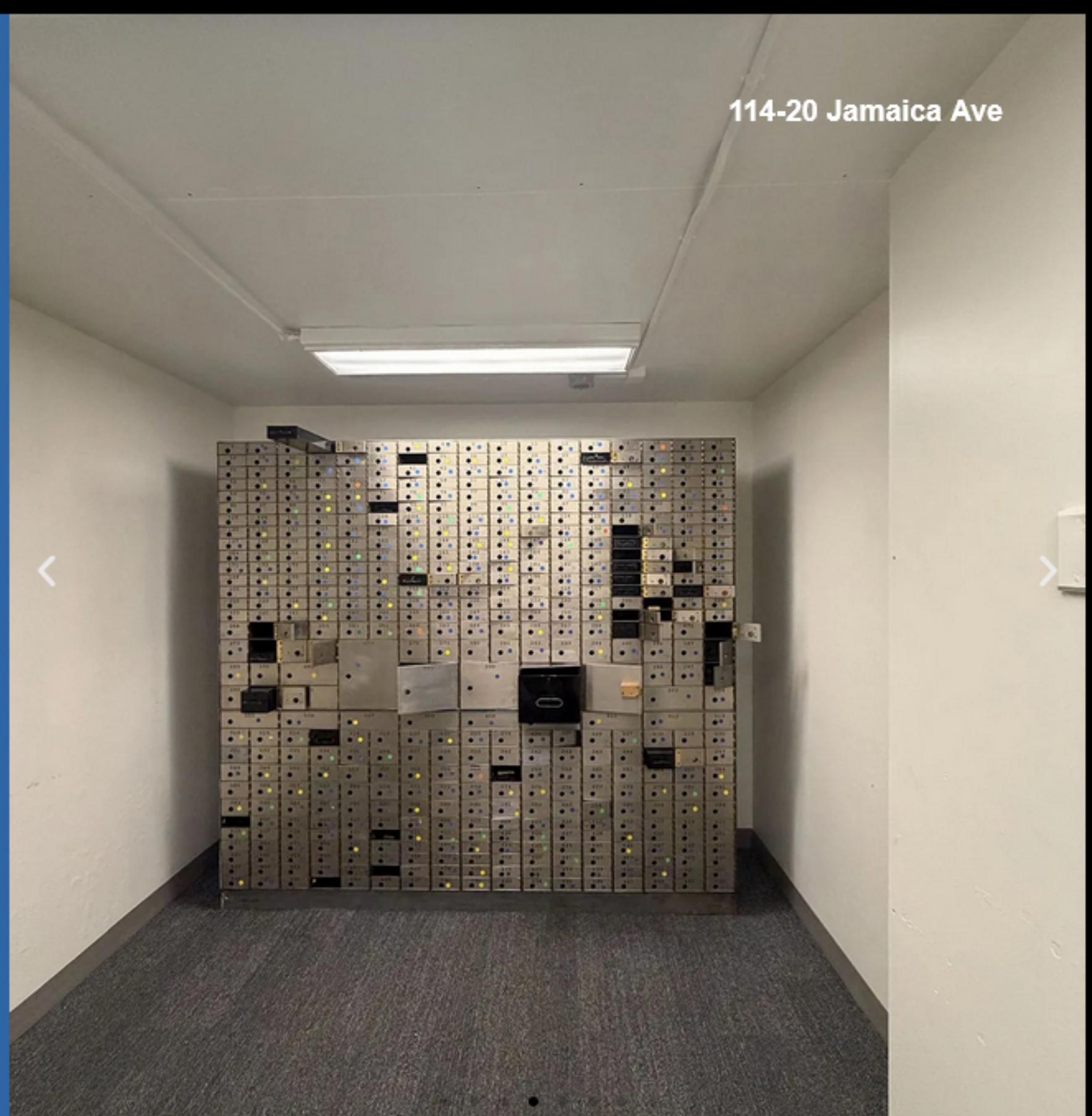
Square Feet

6,500 SF

Additional Space Information

Full Basement

Vault



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