

RETAIL SPACE FOR LEASE

GROUND 1,977 SQUARE FEET + BASEMENT 2,421 SQUARE FEET

37-44 74TH STREET | JACKSON HEIGHTS, NY 11372

BETWEEN 37TH AVENUE & ROOSEVELT AVENUE



EXCLUSIVE RETAIL LEASING

KATZ & ASSOCIATES

RETAIL REAL ESTATE ADVISORS

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PROPERTY OVERVIEW

HIGHLIGHTS

- Ground Floor: 1,977 Square Feet
- Basement: 2,421 Square Feet
- Prime 74th Street-Jackson Heights location
- 2nd generation space with utilities separately metered
- All Non-Competing Uses considered
- One block from 74-Broadway 7 and Jackson-Heights Roosevelt Avenue EFMR trains

ADDITIONAL INFO

CEILING HEIGHT:	11'
POSSESSION:	3/1/24
FRONTAGE:	27'

DEMOGRAPHICS

	.25 Mile	.5 Miles	.75 Miles
POPULATION	14,768	63,970	127,786
HOUSEHOLDS	5,873	22,920	44,099
DAYTIME EMPLOYEES	5,582	18,266	29,068
AVERAGE HH INCOME	\$93,814	\$87,493	\$86,001



37-44 74TH STREET | EXECUTIVE SUMMARY