



TRI STATE  
COMMERCIAL®  
REAL ESTATE EXPERTS



FOR LEASE | RETAIL SPACE

1,500 SF | 123-04 Metropolitan Ave | Retail Space for Lease

123-04 Metropolitan Ave, Kew Gardens, NY 11415

Shlomi Bagdadi  
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## Executive Summary



### OFFERING SUMMARY

Lease Rate: Call to: 718-437-6100

Available SF: 1,500 SF

Building Size: 2,200 SF

Lot Size: 1,833 SF

Zoning: R6B

### PROPERTY OVERVIEW

Large and wide space to accommodate several types of uses  
Space is ventable with gas line in place

### LOCATION OVERVIEW

Located near two major highways in the Kew Gardens neighborhood of Queens with active pedestrian foot traffic between 123rd St & 124th St near the 121st St subway station.

Nearest Transit: J train at 121st St and the Q54 bus line.

Nearby tenants include CVS, Trader Joe's, The Home Depot, Trade Fair Supermarket, Conoco, Burger King, Planet Fitness, Starbucks, Subway, and more!

Broker is relying on Landlord or other Landlord-supplied sources for the accuracy of said information and has no knowledge of the accuracy of it. Broker makes no representation and/or warranty, expressed or implied, as to the accuracy of such information.

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### Additional Photos



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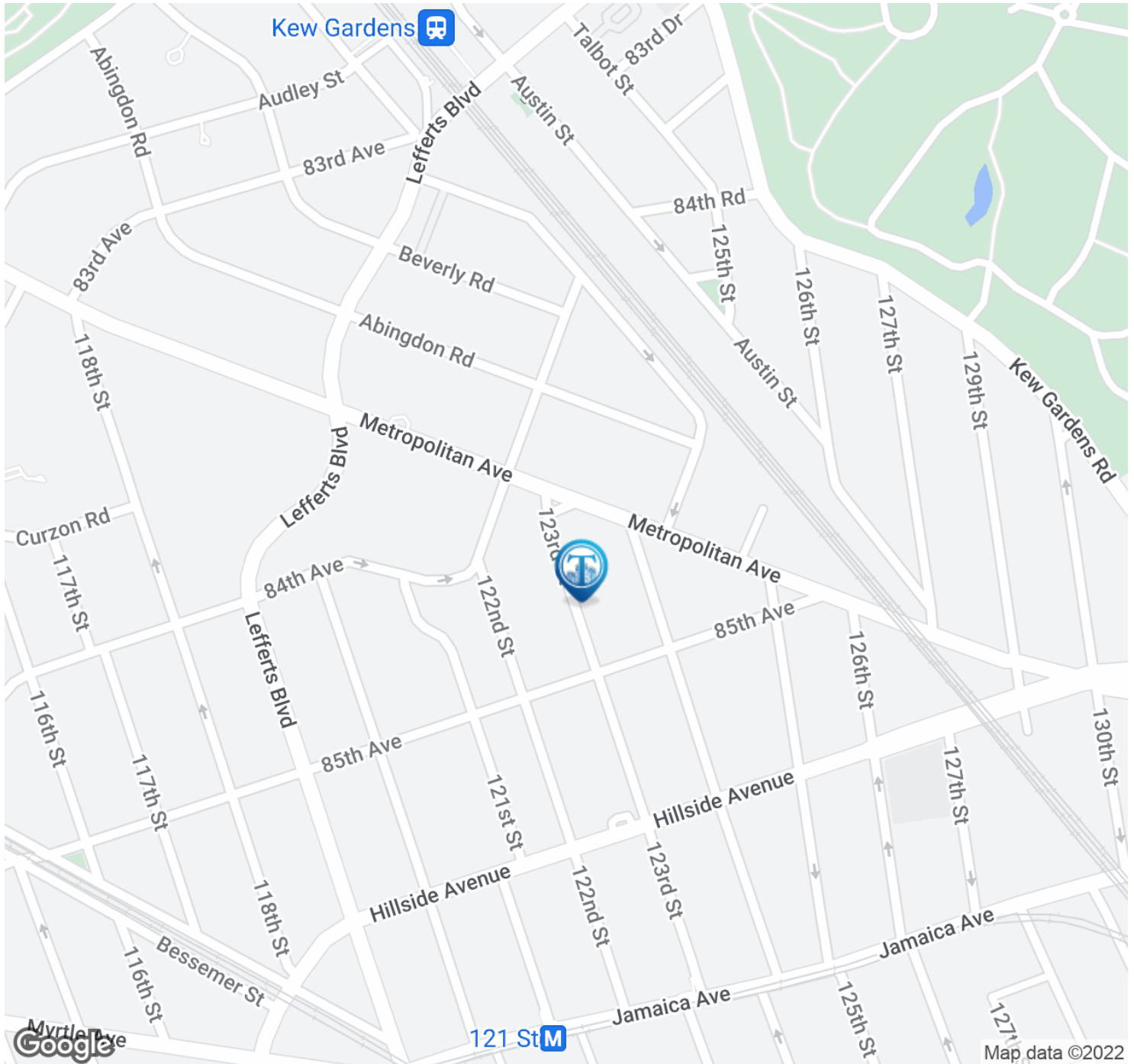
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## Location Map



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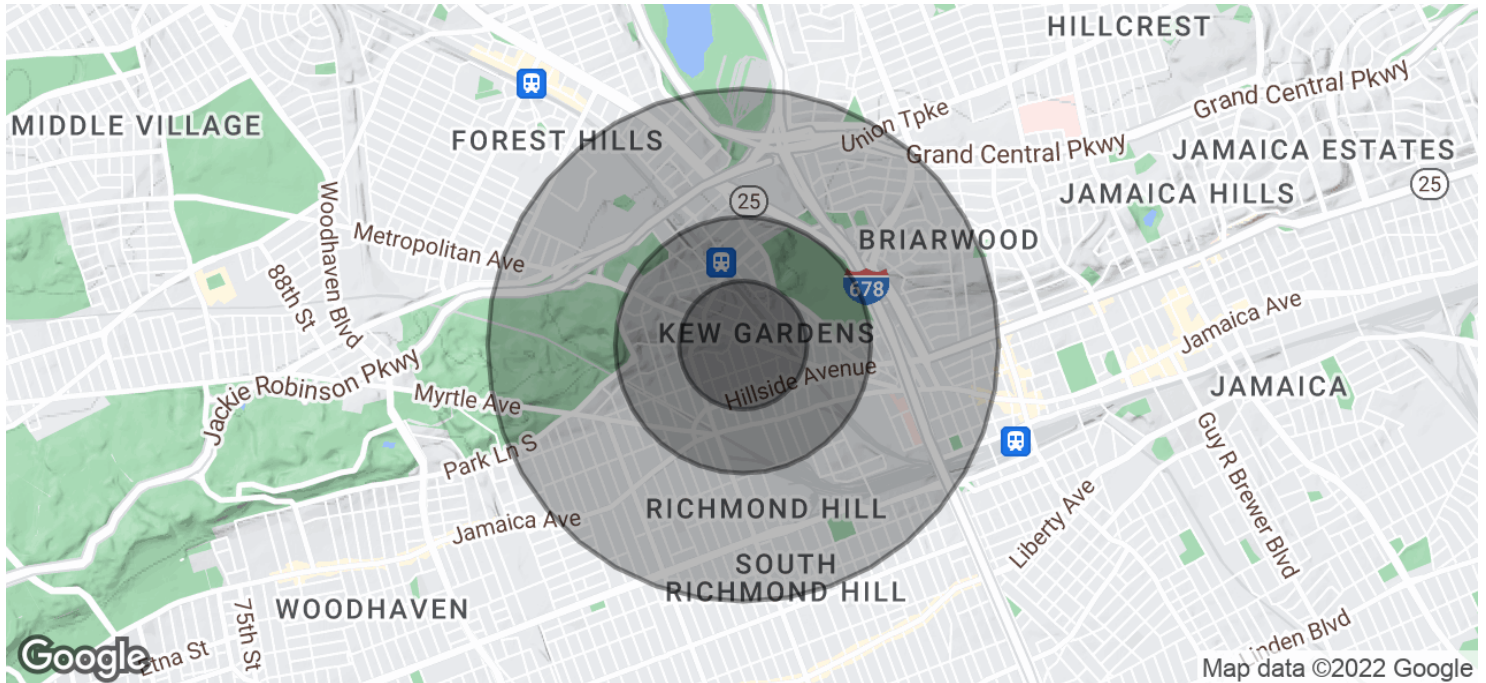
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## Demographics Map & Report



### POPULATION

	0.25 MILES	0.5 MILES	1 MILE
Total Population	7,410	28,721	88,565
Average Age	37.8	36.2	36.3
Average Age (Male)	36.3	34.9	35.8
Average Age (Female)	39.0	37.4	36.7

### HOUSEHOLDS & INCOME

	0.25 MILES	0.5 MILES	1 MILE
Total Households	3,058	11,109	33,267
# of Persons per HH	2.4	2.6	2.7
Average HH Income	\$68,636	\$67,319	\$72,518
Average House Value	\$552,464	\$468,716	\$460,699

\* Demographic data derived from 2010 US Census

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## Retailer Map



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