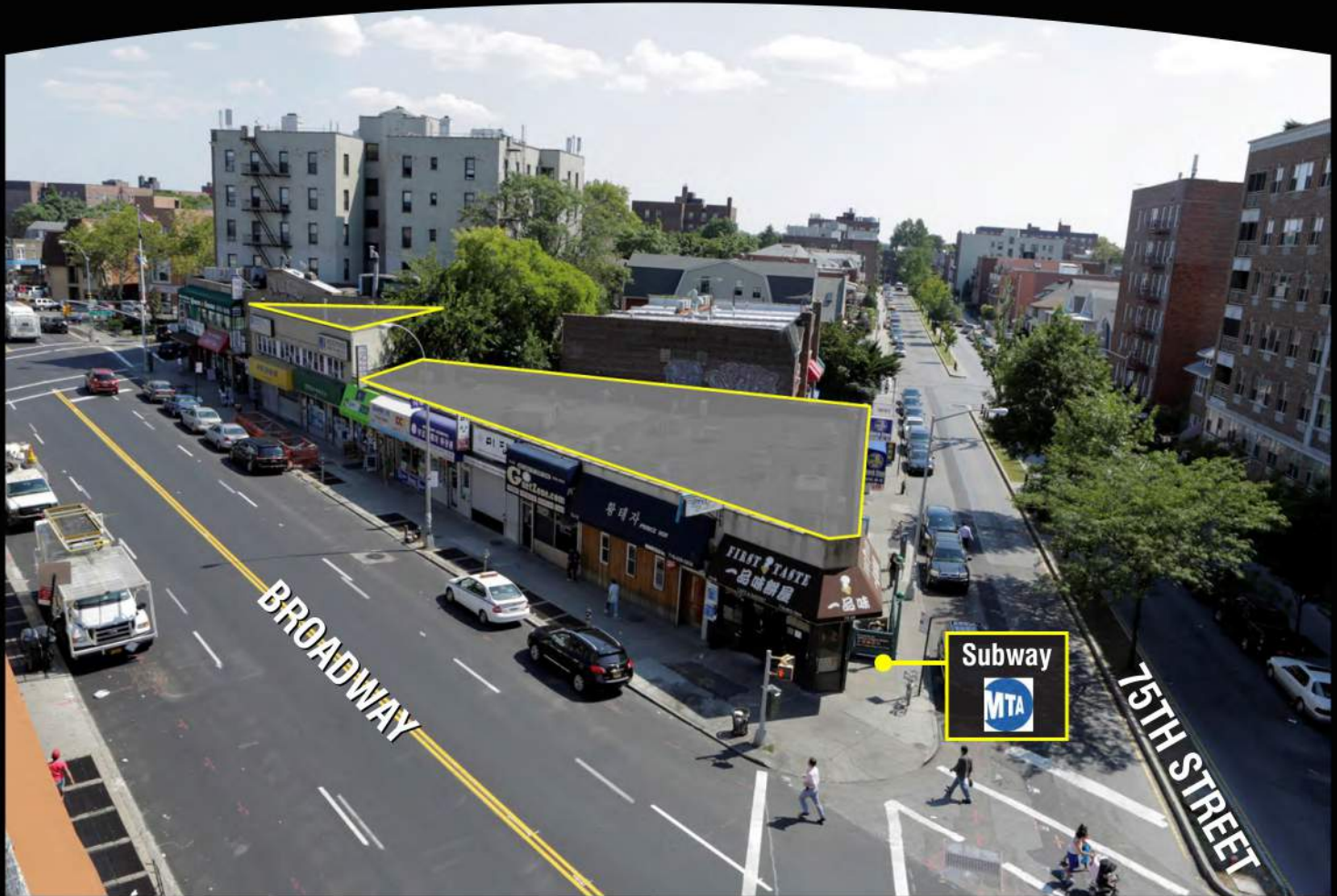


JACKSON HEIGHTS RETAIL



7508 BROADWAY CORNER RETAIL AVAILABILITY SEC BROADWAY & 75TH STREET

FOR MORE INFORMATION, CONTACT EXCLUSIVE AGENTS:

NICK MASSON, LICENSED RE SALESPERSON
PETER YOON, ASSOCIATE BROKER
KENNETH SCHUCKMAN, PRESIDENT

| nick@schuckmanrealty.com
| peter@schuckmanrealty.com
| ken@schuckmanrealty.com

SCHUCKMAN
REALTY INC.

7600 Jericho Turnpike / Woodbury, NY 11797 | www.schuckmanrealty.com | P. 516.496.8888

JACKSON HEIGHTS CORNER RETAIL AVAILABILITY

**APPROXIMATE
SIZE**

7,000 sf divisible

ASKING RENT

Upon Request

POSSESSION

Arranged

**NEIGHBORING
TENANTS**

Chase, McDonald's, Citibank, Dunkin Donuts, Blink Fitness, 7-Eleven, CityMD

COMMENTS

- Located Across from NYC's 14th Busiest Transportation HUB with over 16.8 Million Riders Annually on 5 Lines **E F M R 7** plus two MTA buses that service LaGuardia Airport
- 190' of Frontage on Broadway and 97' of Frontage on 75th St.
- Heavy Foot Traffic
- Dense Residential Population
- Multicultural & ethnically diverse neighborhood filled with young professionals & families



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JACKSON HEIGHTS CORNER RETAIL AVAILABILITY

PROPOSED RENDERING

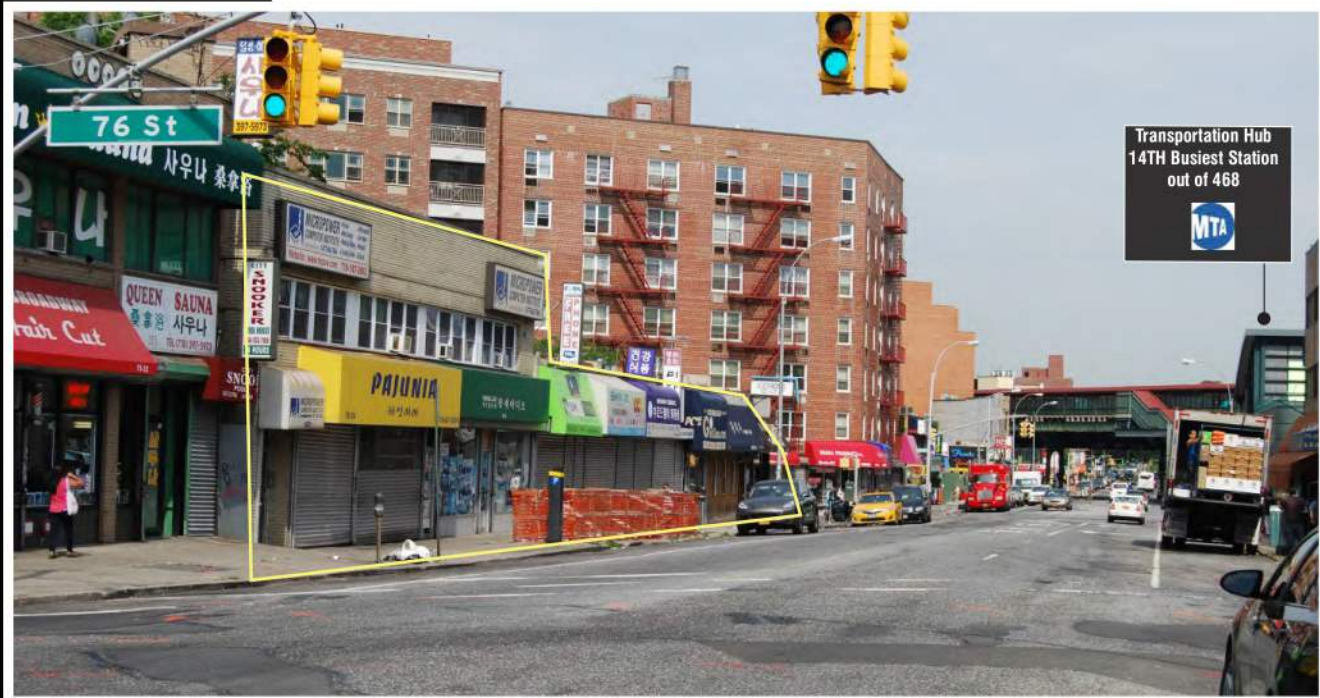


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**CONNECTS THE
SUBWAY LINES**

E F M R 7

**SERVICED BY 6
LOCAL BUS
ROUTES**

**Q32 Q33 Q70
Q47 Q53 Q49**

**DIRECT SERVICE
TO LAGUARDIA
AIRPORT VIA**

Q70 Q33 Q47

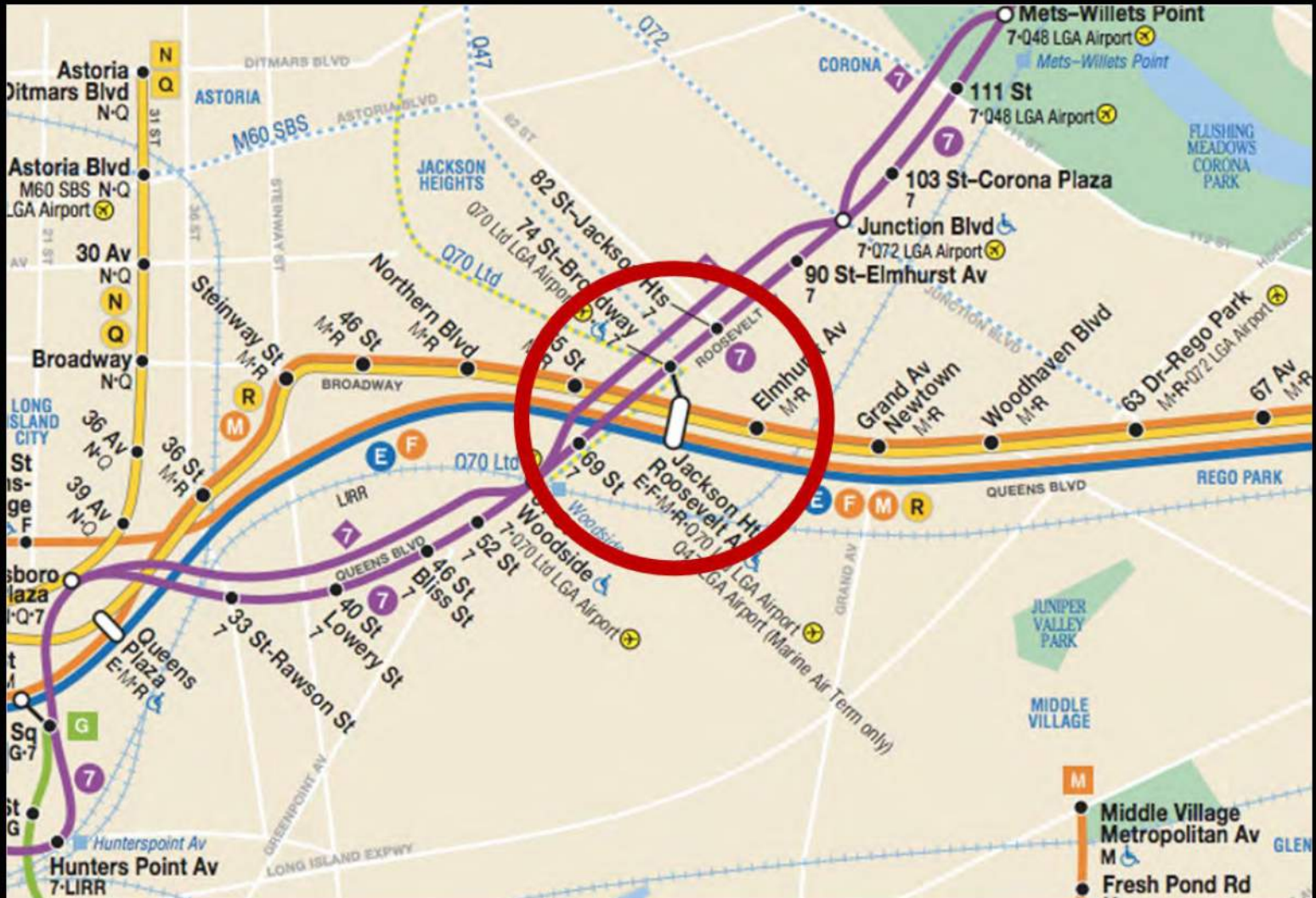
**EASY CONNECT
TO THE LIRR**

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TRANSPORTATION HUB ADJACENT TO 7508 BROADWAY SUBWAY MAP



SUBWAY RIDERSHIP DATA*

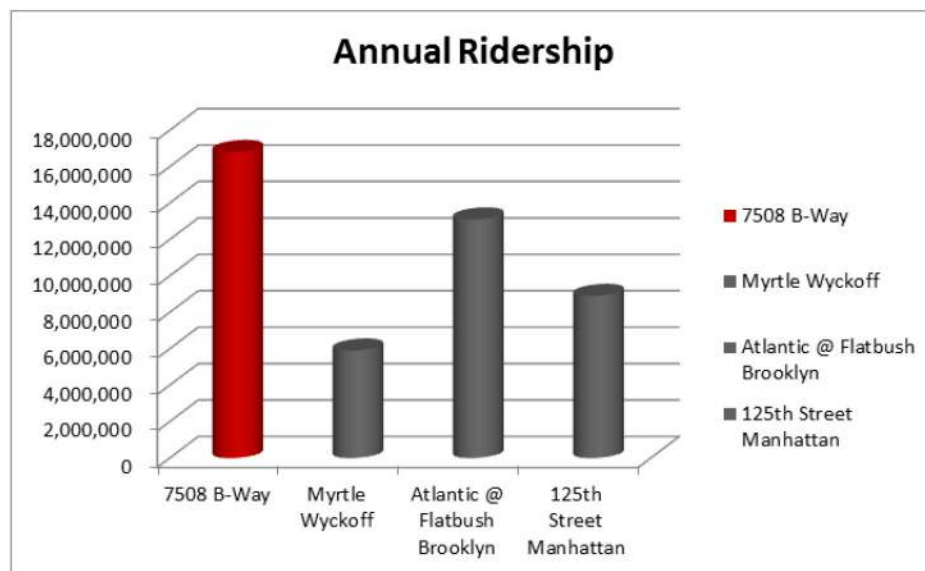
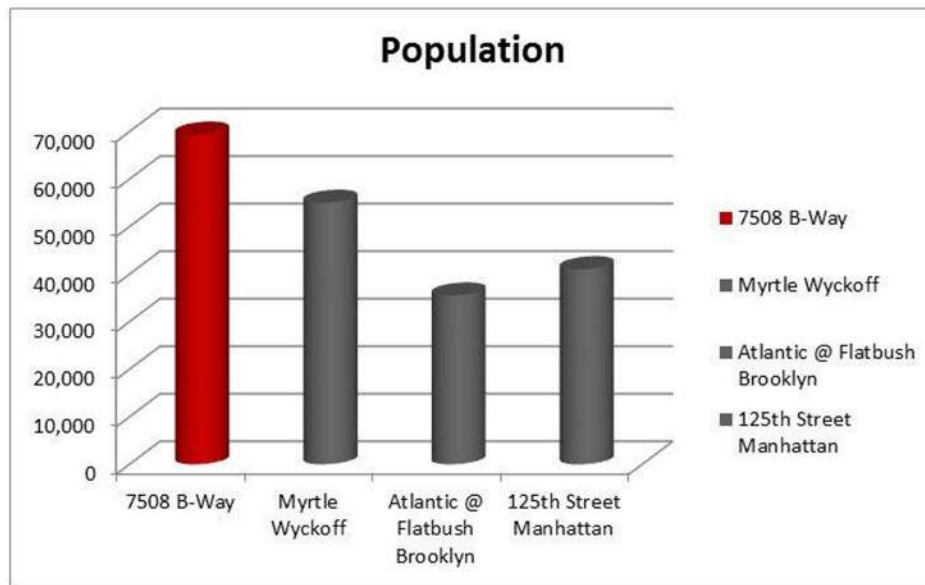
**RANKED IN THE BUSIEST
3% OF ALL NYC SUBWAYS
(14TH BUSIEST OUT OF 468 STATIONS)
MORE THAN 16 MILLION SUBWAY RIDERS ANNUALLY**

***SOURCE : MTA FACTS AND FIGURES FOR 2012**

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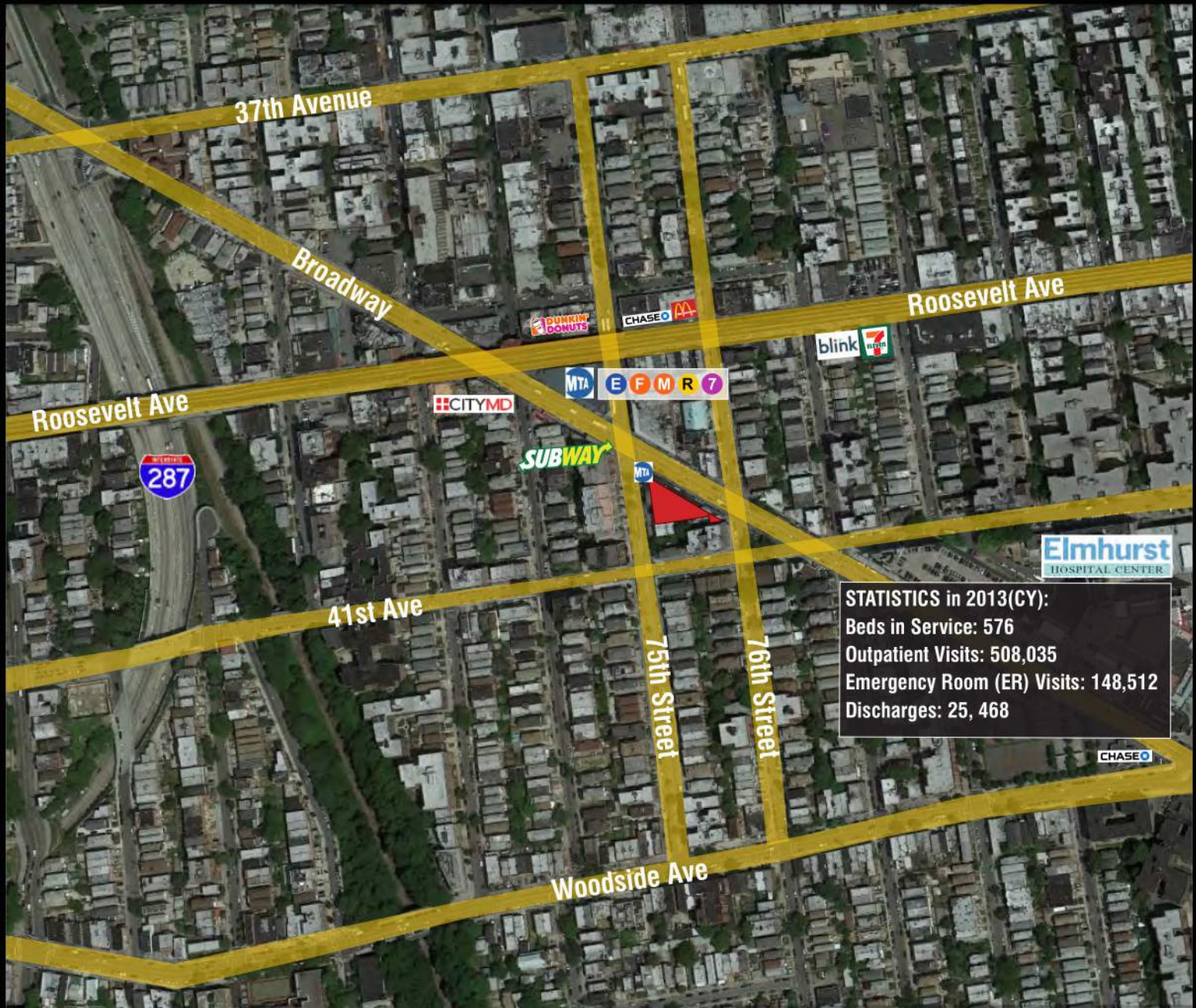


7508 B'way Demographics	.25 Miles	.5 Miles	.75 Miles	1 Mile
2013 Population	13,125	69,346	128,438	211,890
AVG HH Income	\$55,143	\$59,220	\$61,547	\$65,282
Households	4,518	24,190	43,668	194,697

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STATISTICS in 2013(CY):
Beds in Service: 576
Outpatient Visits: 508,035
Emergency Room (ER) Visits: 148,512
Discharges: 25, 468

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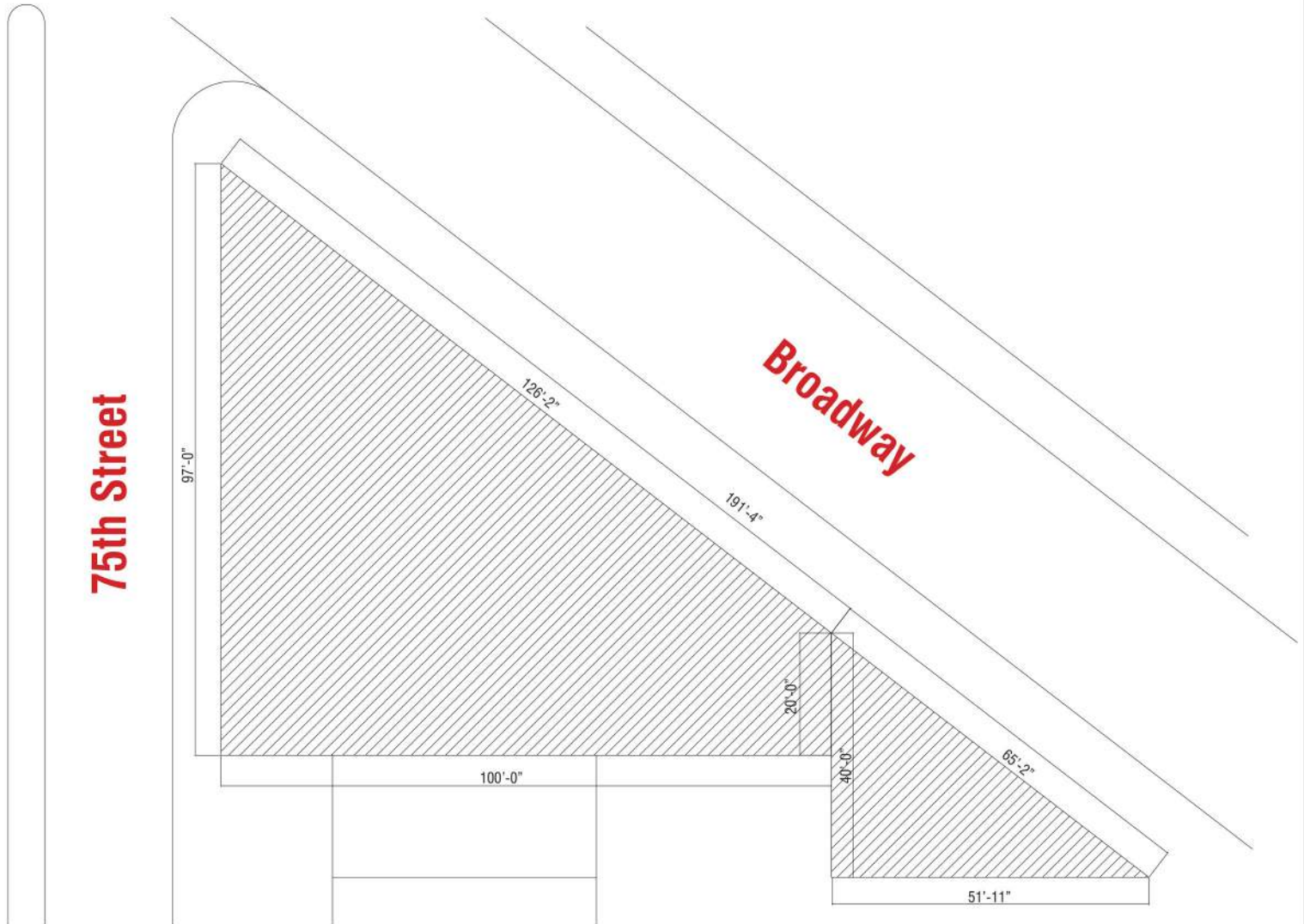
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