

# 107-15 71st Ave.

107-15 71st Ave., Forest Hills, NY 11375

Queens County



## HIGHLIGHTS

For Lease  
County: Queens  
Type: Retail

## CONTACT

Michael Robbins  
212-951-3828  
mrobbins@pihc.com

- 36,500 sf HSBC located just off Queens Blvd. in the heart of Forest Hills, NY. Queens Blvd. is a direct route into Midtown Manhattan that connects with the Long Island Express (I-495), the Grand Central Parkway, the Jackie Robinson Parkway, the Van Wyck Expressway (I-678), and Northern Boulevard, all major traffic thoroughfares.
- 1 minute walk to E, F, M, R, and public bus, making all of Manhattan and New York City in general immediately accessible. Annual ridership at 71st Avenue/Forest Hills stop is approximately 8.6 million.
- 10 minutes from LaGuardia and Kennedy Airports
- High density commercial and residential area featuring multitude of top retailers, restaurants, day-time workers, and residents.

## DEMOGRAPHICS

	1 MILE	3 MILES	5 MILES
Population	90,264	935,176	2,100,000
Households	44,570	328,538	752,139
Average Household Income (\$)	109,874	83,837	82,222
Median Age	44	40	39

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## 107-15/17 71ST AVENUE | FOREST HILLS, QUEENS COUNTY, NEW YORK



### PROPERTY OVERVIEW

- +/-6,500sf ground floor and proposed second floor also +/-6,500sf.
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Population	90,264	935,176	2,100,000
Average HH Income	\$109,874	\$83,837	\$82,222
Total HH	44,570	328,538	752,139
Median Age	44.1	39.8	39.4

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All areas and dimensions are approximate. This plan is intended for identification purposes only and is not to be deemed a representation by Landlord as to the accuracy or square footage.

Philips International | 295 Madison Avenue, 2nd Floor, NY, NY 10017

1 Jay health Inc

6,500 SF