

NEXT GENERATION RETAIL SPACE

One Flushing

133-45 41ST AVENUE, FLUSHING, NY



EXCLUSIVE LEASING AGENT:





One Flushing

THE LARGEST RESIDENTIAL DEVELOPMENT IN DOWNTOWN FLUSHING, QUEENS

One Flushing is an elite retail opportunity in Prime Downtown Flushing. With Class A Retail Space, One Flushing is a large mixed-use building with 232 residential units, underground public parking, and many community facility spaces and services that bring daily foot traffic.

Flushing is one of New York City's most rapidly growing neighborhoods. Known for its huge multicultural population with a strong local shopping demand, Flushing draws visitors from all over New York City and Long Island. Flushing continues to grow as a regional retail destination, making One Flushing the ideal spot for a top tier retailer to land.

One Flushing

PROPERTY INFORMATION

LOCATION	PREMISES	FRONTAGE	CEILING HEIGHTS
SPACES D - H	5,731 SF	48'	15'3" - 17'3"
SPACE J	2,418 SF	27'	12' - 14'
SPACE L	4,944 SF	47'	10'8" - 12'8"

LEASE TYPE

DIRECT

POSSESSION

ARRANGED

ASKING RENT

UPON REQUEST

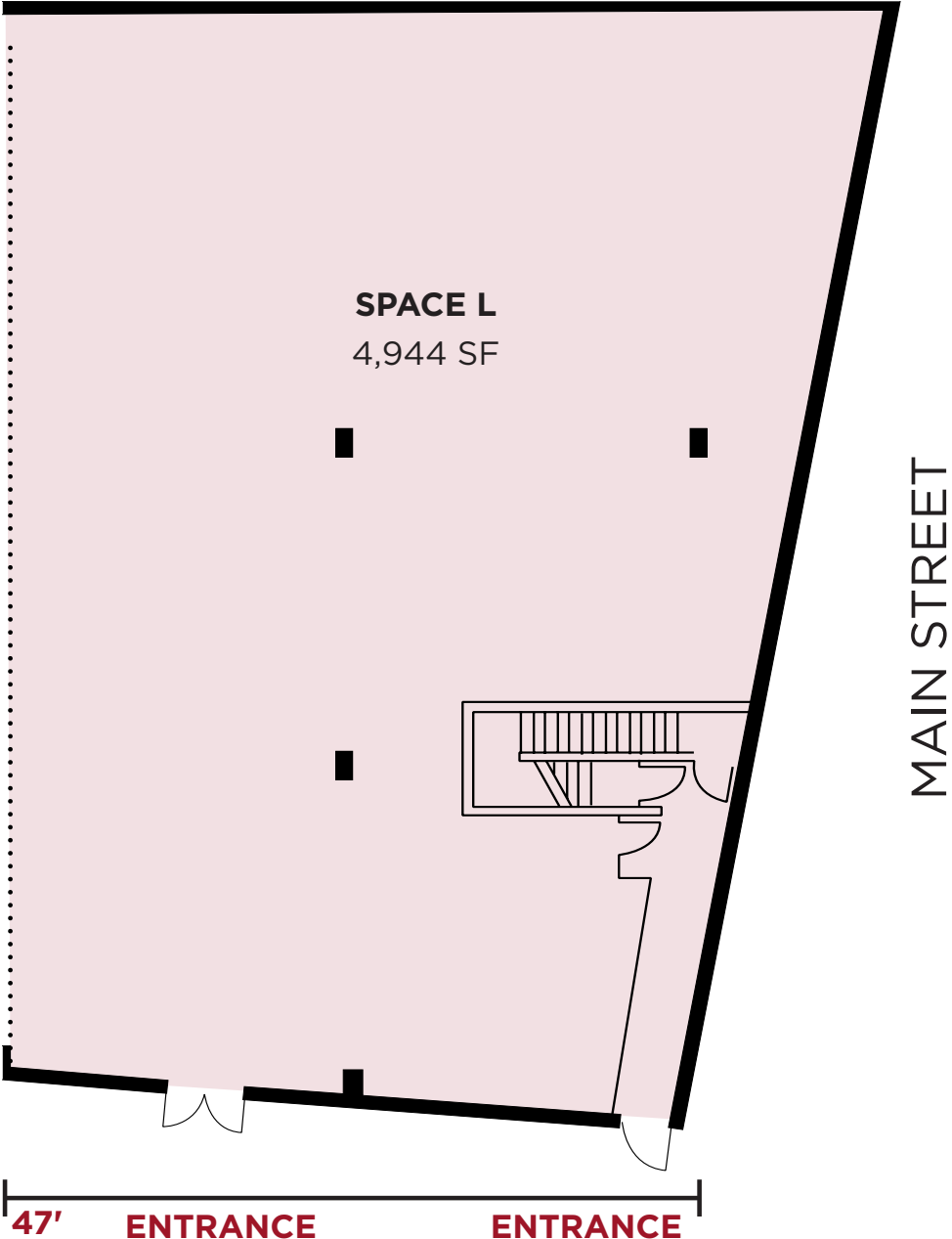
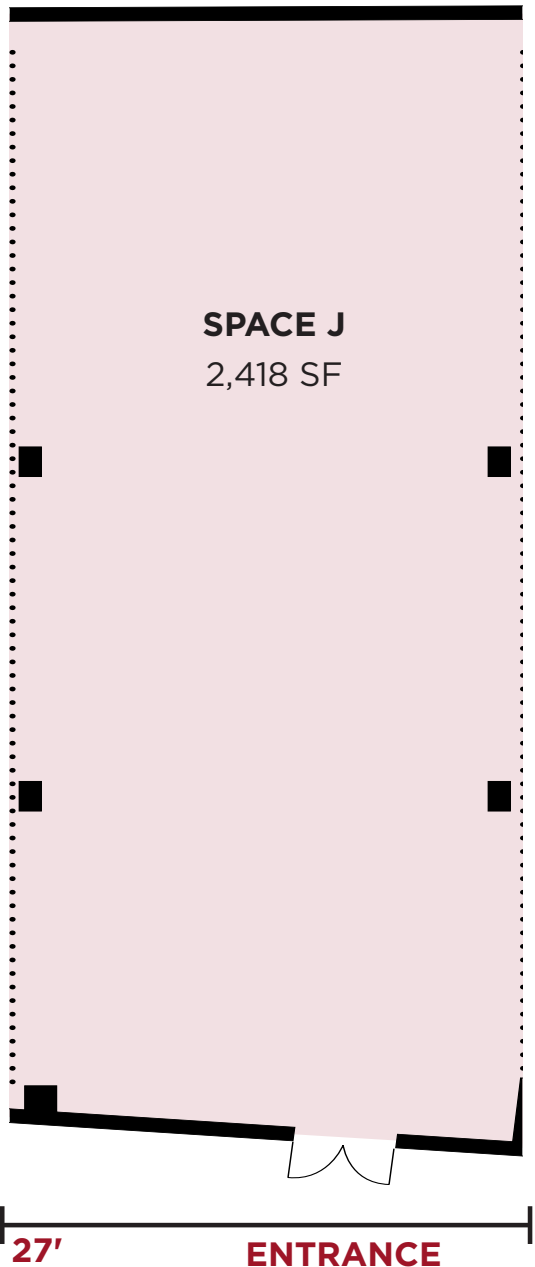
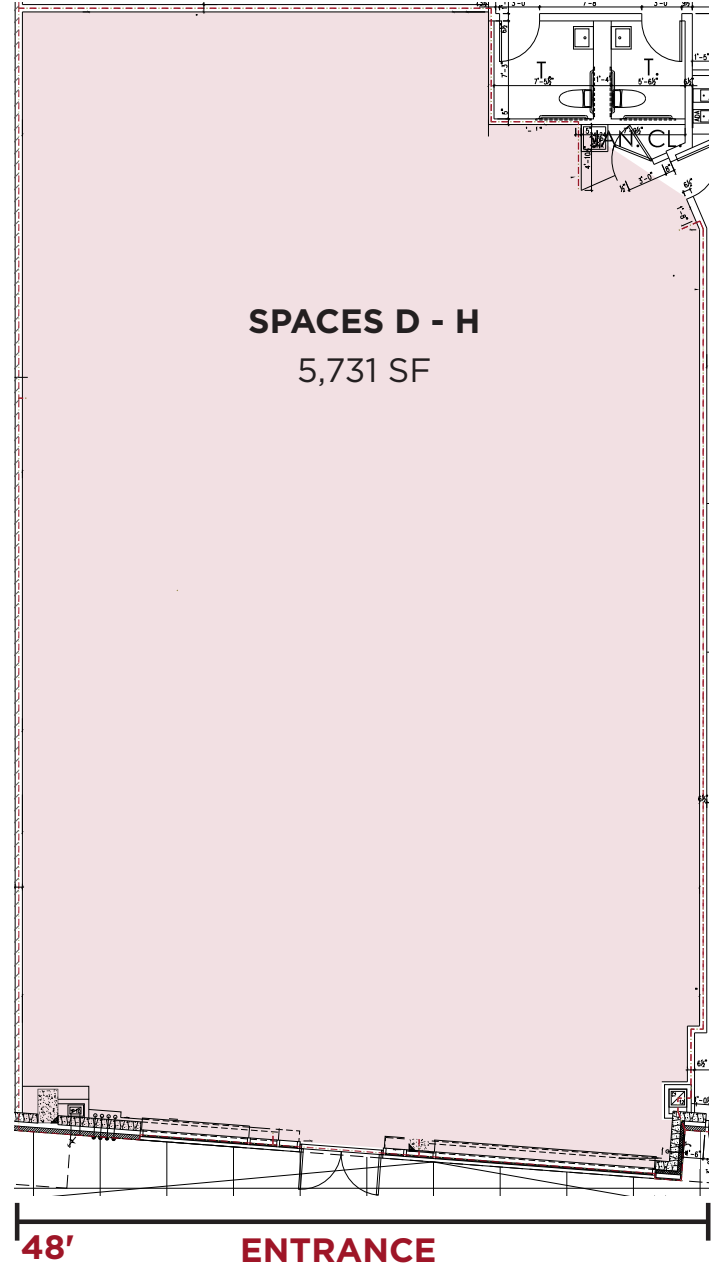
SUBJECT SITE

- All uses considered including F&B
- Located just 100 FT from Main Street, one of New York’s busiest streets
- Adjacent to the Flushing-Main Street LIRR Station
- Two Blocks from the 7 Train Subway Station



One Flushing

FLOOR PLANS



41ST AVENUE

One Flushing

RETAILER FLOOR PLAN

AVAILABLE SPACES



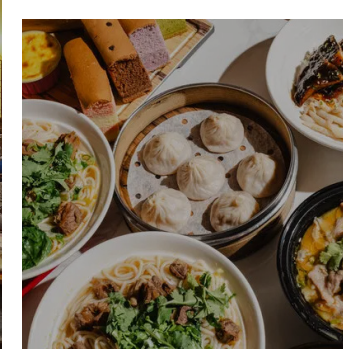
SPACE INFORMATION

SPACE A	1,281 SF	PHARMACY
SPACE B	1,036 SF	EYEMAZING OPTOMETRIC CARE
SPACE C	2,893 SF	ACF URGENT CARE
SPACE D	450 SF	CHUN YANG TEA FLUSHING
SPACE E	297 SF	VACANT
SPACE F	846 SF	DOPA STUDIO
SPACE G	568 SF	VACANT

SPACE H	646 SF	CHUN YANG TEA
ARCADE	2,746 SF	ARCADE
SPACE I	3,298 SF	EGLANCE BOOKSTORE
SPACE J	2,418 SF	LAVANA AESTHETIC SPA
SPACE K	2,369 SF	FAY DA BAKERY
SPACE L	4,944 SF	TESO-X

One Flushing

SURROUNDING AREA



One Flushing

2025 NEIGHBORHOOD STATS

AVERAGE HOUSEHOLD INCOME

\$76.8 K

1 MILE

\$104.4 K

3 MILES

\$108.9 K

5 MILES



\$78.8 M

APPAREL CONSUMER SPENDING

\$115.8 M

ENTERTAINMENT & RECREATION CONSUMER SPENDING

\$363.3 M

FOOD CONSUMER SPENDING

120 K

POPULATION

45 K

HOUSEHOLDS

30 K

FAMILIES



* THE ABOVE STATISTICS ARE WITHIN A ONE-MILE RADIUS OF THE SUBJECT PROPERTY

One Flushing

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EXCLUSIVE LEASING AGENT:



**CUSHMAN &
WAKEFIELD**