

59-07 MAURICE AVE MASPETH, QUEENS

NEW YORK CITY: AT LIE, MAURICE AVE & BORDEN AVE



MAURICE AVE SHOPS

VISIBLE AND ACCESSIBLE FROM THE LONG ISLAND EXPRESSWAY
PYLON SIGN WITH TENANT SIGNAGE VISIBLE TO THE LIE AS WELL

LAST
AVAILABILITY
IN CENTER

1,320 SF



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This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

RENDERING

LOOKING FROM THE HOME DEPOT ENTRANCE



EXTERIOR PHOTOS



EXTERIOR PHOTOS

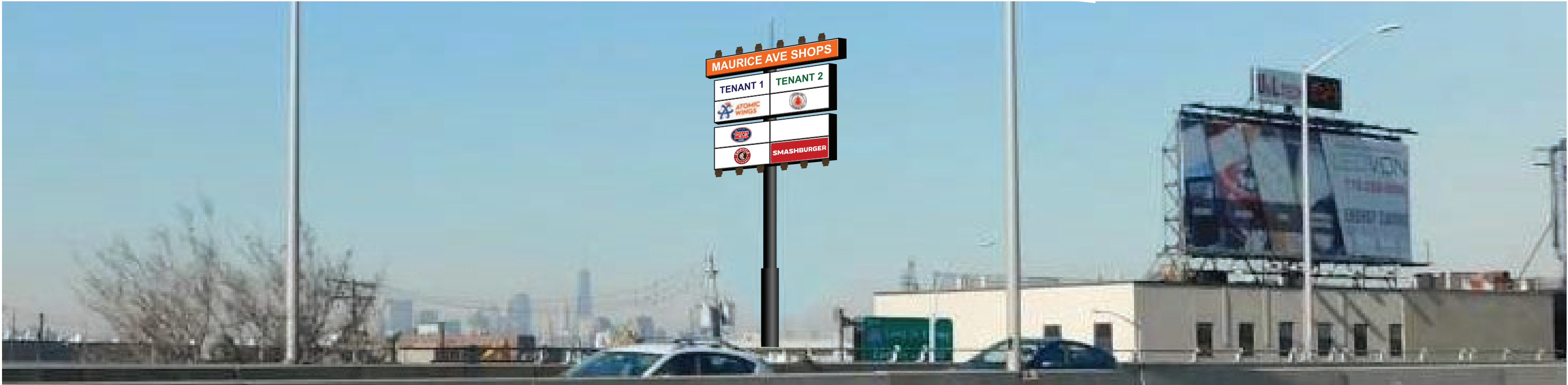


PYLON VIEWS:

EASTBOUND - LONG ISLAND EXPRESSWAY



WESTBOUND - LONG ISLAND EXPRESSWAY



LEASE PLAN



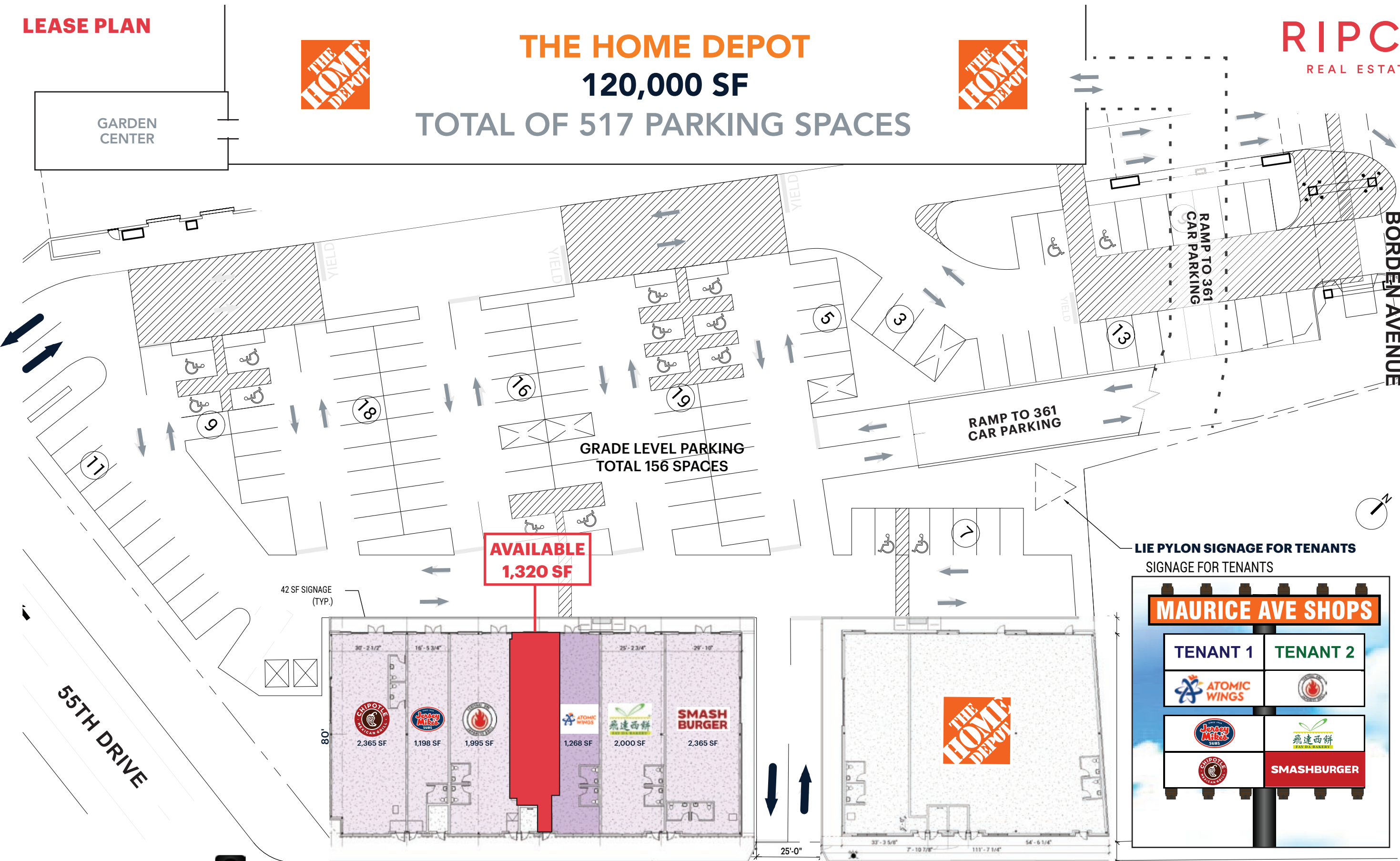
THE HOME DEPOT

120,000 SF

TOTAL OF 517 PARKING SPACES



RIPCO
REAL ESTATE

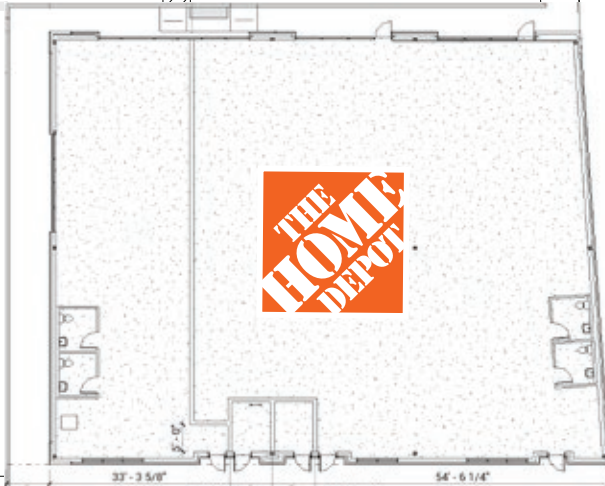
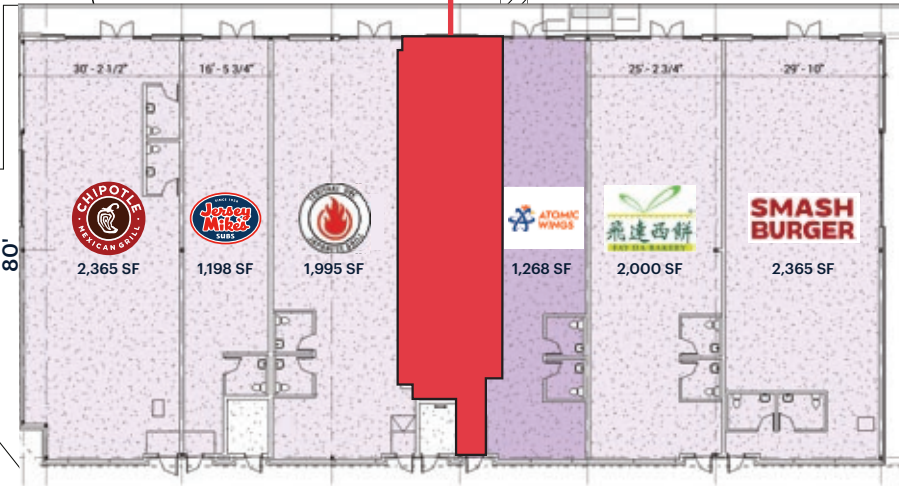


AVAILABLE
1,320 SF

GRADE LEVEL PARKING
TOTAL 156 SPACES

RAMP TO 361
CAR PARKING

LIE PYLON SIGNAGE FOR TENANTS
SIGNAGE FOR TENANTS



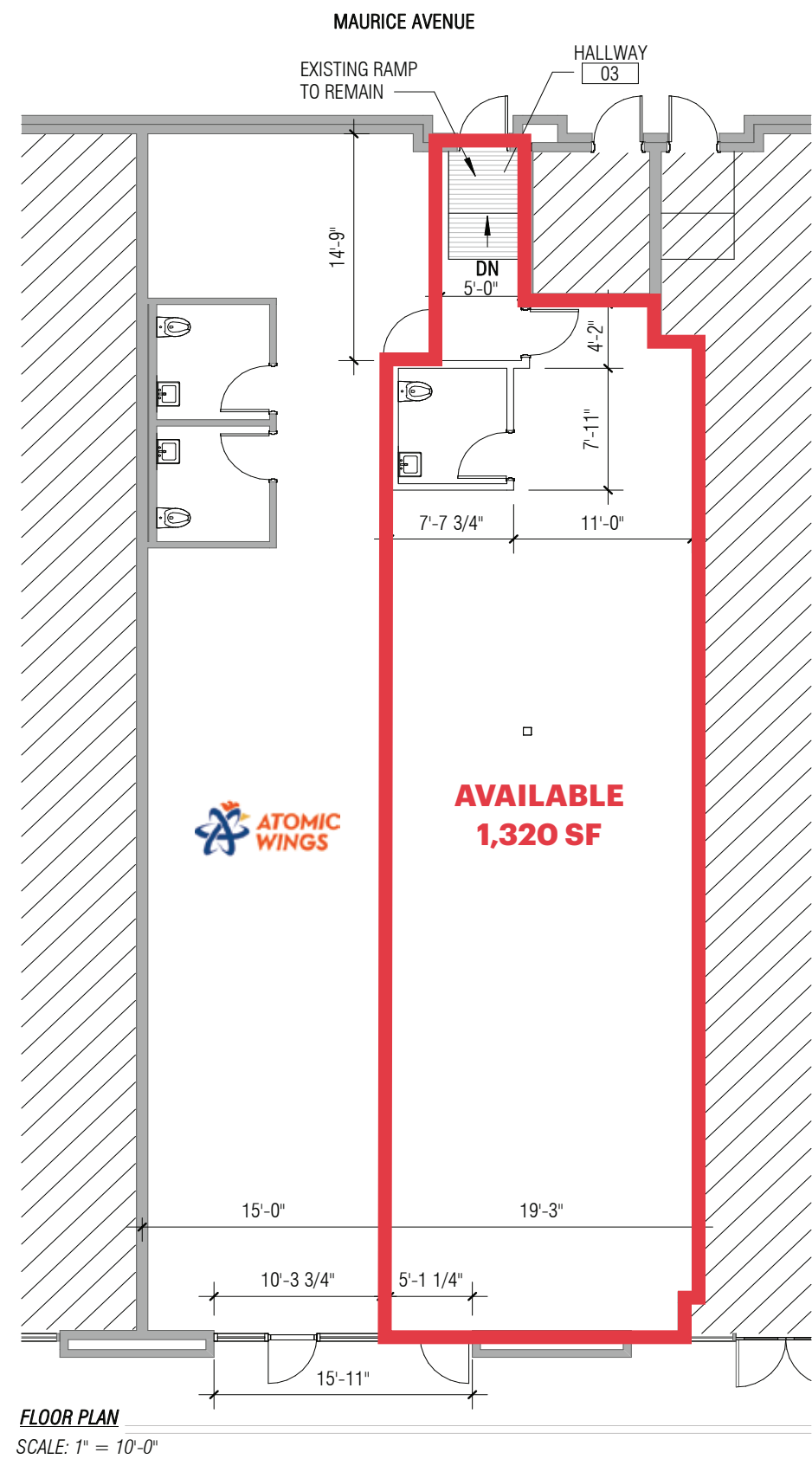
MAURICE AVE - EXIT 18 WESTBOUND / 17 EASTBOUND



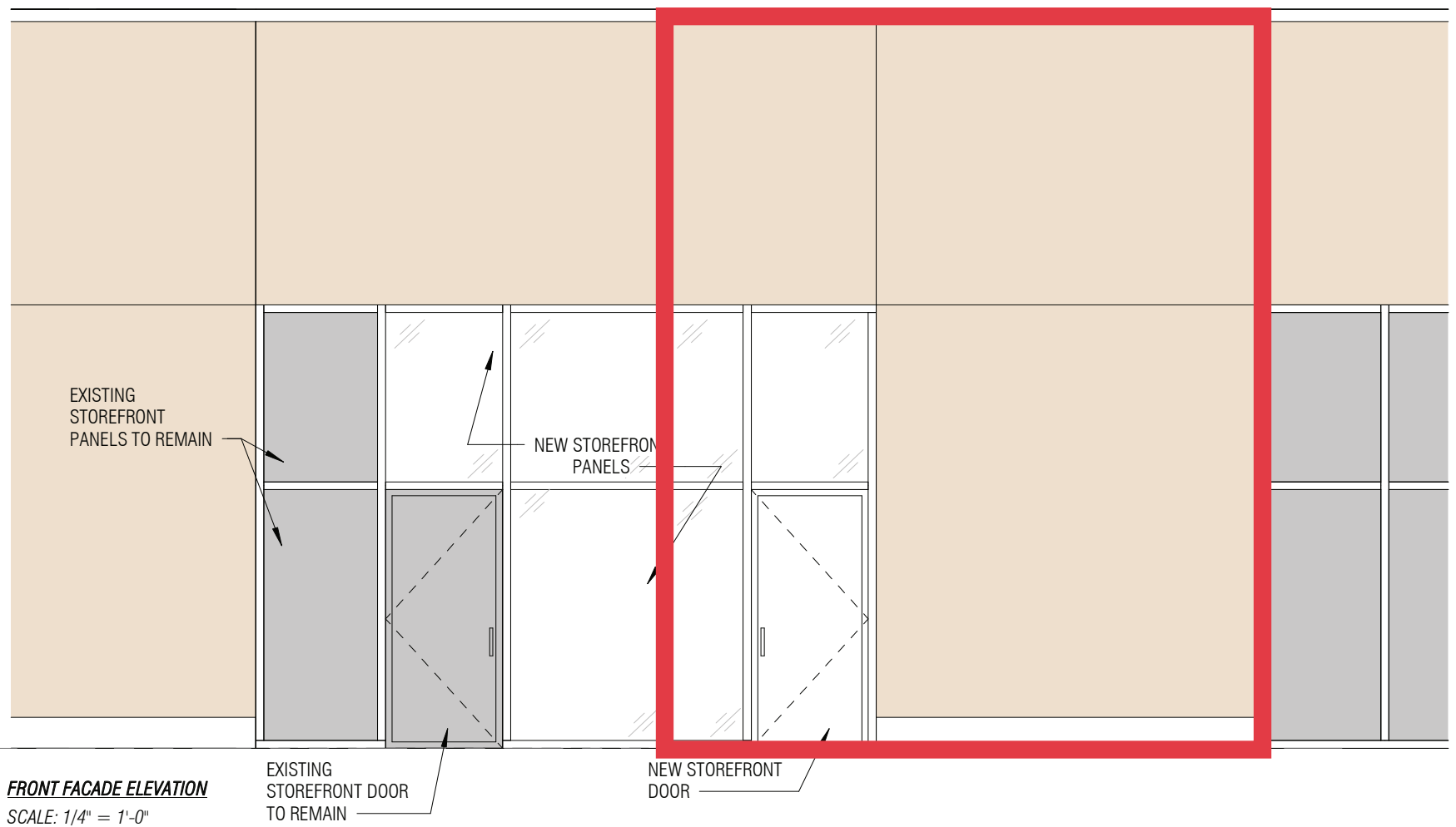
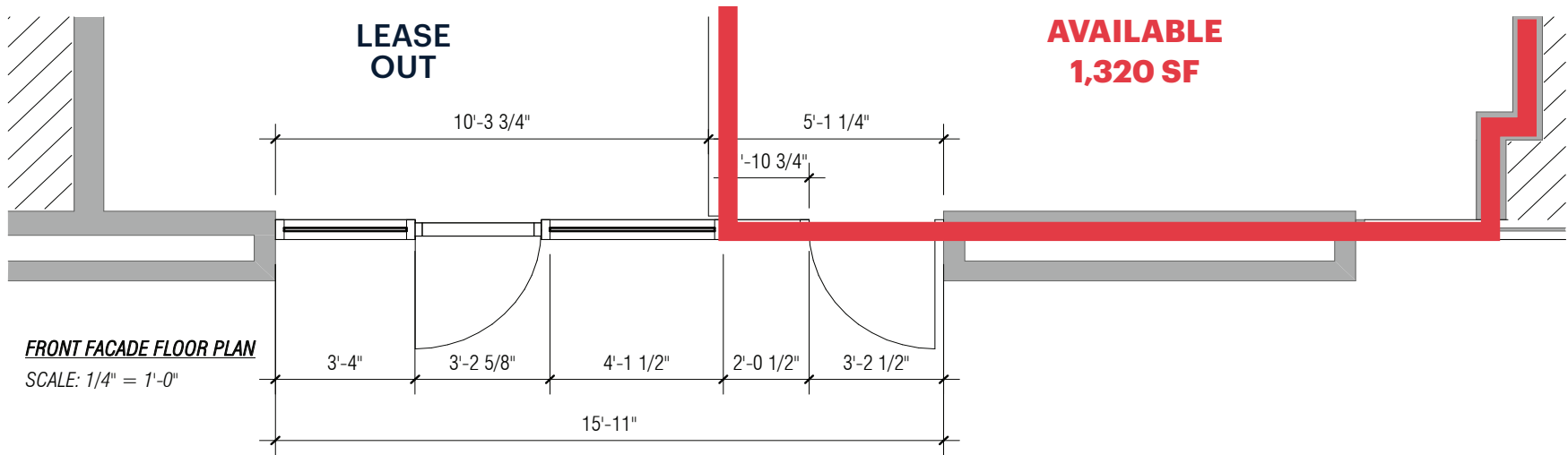
PARKING PLAN



FLOOR PLAN



FIRST LEVEL
EL: + 0' - 0"





AREA DEMOGRAPHICS



1/2 MILE RADIUS

POPULATION	COLLEGE GRADUATES (Bachelor's +)
6,991	1,444 - 28.7%
HOUSEHOLDS	TOTAL BUSINESSES
2,695	350
AVERAGE HOUSEHOLD INCOME	TOTAL EMPLOYEES
\$98,823	10,684
MEDIAN HOUSEHOLD INCOME	DAYTIME POPULATION (w/ 16 yr +)
\$79,988	12,843

1 MILE RADIUS

POPULATION	COLLEGE GRADUATES (Bachelor's +)
52,837	9,991 - 26.5%
HOUSEHOLDS	TOTAL BUSINESSES
18,882	1,609
AVERAGE HOUSEHOLD INCOME	TOTAL EMPLOYEES
\$88,646	22,280
MEDIAN HOUSEHOLD INCOME	DAYTIME POPULATION (w/ 16 yr +)
\$71,037	37,369

1 1/2 MILE RADIUS

POPULATION	COLLEGE GRADUATES (Bachelor's +)
180,394	41,805 - 31.7%
HOUSEHOLDS	TOTAL BUSINESSES
66,401	4,818
AVERAGE HOUSEHOLD INCOME	TOTAL EMPLOYEES
\$84,369	45,693
MEDIAN HOUSEHOLD INCOME	DAYTIME POPULATION (w/ 16 yr +)
\$68,717	97,000

POWER OF HOME DEPOT AS AN ANCHOR

United States
330 million people



1,984 Stores



1,727 Stores

FLOOR & DECOR

120 Stores

Queens
2.3 million people



8 Stores*



0 Stores

FLOOR & DECOR

0 Stores

Total: 3,831 Stores
1 store for every 86,139.38 people

Total: 8 Stores
1 store for every 287,000 people

**Maspeth will be the 8th Home Depot Store in Queens*