

146-01

JAMAICA AVENUE

JAMAICA, QUEENS

Corner of Jamaica Avenue & 146th Street

OFFICE FOR LEASE

APPROXIMATE SIZE

Third Floor: 1,475 SF

Fourth Floor: 1,475 SF

POSSESSION

Immediate

ASKING RENT

Third Floor: ~~\$4,000/Month~~ Reduced

Third Floor: \$3,500/Month

Fourth Floor: ~~\$4,000/Month~~ Reduced

Fourth Floor: \$3,500/Month

TERM

Negotiable

COMMENTS

- Bright third and fourth floor office space with oversized windows providing abundant natural light throughout
- Floors can be leased together or separately
- Efficiently built-out layout with multiple private offices, open work areas, and reception area
- Building with elevator directly to each floor
- Ideal for office uses or medical practices

NEIGHBORS

Walgreens • Bank of America • Chase Bank • Chipotle • McDonald's • Capital One Bank • Starbucks • Dentist & Lab • NYC Civil Court • Courtyard by Marriott • Marina Restaurant • Sunshine Developmental School • Key Foods Supermarket • Burgery

TRANSPORTATION

J Z E F

NOAM AZIZ

Senior Director

212.468.5984

naziz@meridiancapital.com

DANJEL VELAJ

Associate

212.468.5976

dvelaj@meridiancapital.com



MERIDIAN
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

146-01 JAMAICA AVENUE

JAMAICA, QUEENS | Corner of Jamaica Avenue and 146th Street

OFFICE FOR LEASE



INTERIOR | THIRD FLOOR

NOAM AZIZ

Senior Director
212.468.5984

naziz@meridiancapital.com

DANJEL VELAJ

Associate
212.468.5976

dvelaj@meridiancapital.com



MERIDIAN
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

146-01 JAMAICA AVENUE

JAMAICA, QUEENS | Corner of Jamaica Avenue and 146th Street

OFFICE FOR LEASE



INTERIOR | FOURTH FLOOR

NOAM AZIZ

Senior Director
212.468.5984
naziz@meridiancapital.com

DANJEL VELAJ

Associate
212.468.5976
dvelaj@meridiancapital.com



MERIDIAN
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.

JAMAICA, QUEENS | Corner of Jamaica Avenue and 146th Street

OFFICE FOR LEASE



Senior Director
212.468.5984

naziz@meridiancapital.com

212.468.5976

dvelaj@meridiancapital.com

**MERIDIAN**
RETAIL LEASING

All information supplied is from sources deemed reliable and is furnished subject to errors, omissions, modifications, removal of the listing from sale or lease, and to any listing conditions, including the rates and manner of payment of commissions for particular offerings imposed by Meridian Capital Group. This information may include estimates and projections prepared by Meridian Capital Group with respect to future events, and these future events may or may not actually occur. Such estimates and projections reflect various assumptions concerning anticipated results. While Meridian Capital Group believes these assumptions are reasonable, there can be no assurance that any of these estimates and projections will be correct. Therefore, actual results may vary materially from these estimates and projections. Any square footage dimensions set forth are approximate.