

FOR LEASE

STORE FOR RENT
10,735 SQUARE FEET + FULL BASEMENT
REASONABLE DIVISIONS CONSIDERED

96-06 Queens Blvd | 95-14 63rd Dr
Rego Park, Queens

10,800 sf +
full basement

AINEH
PROPERTY GROUP

Leasing
Inquiries

Brian Ainehsazan
Briansazan@gmail.com (516) 736-2056

Itai Khalili
Itaikhalili1@gmail.com | (516) 912-3800



FEATURES

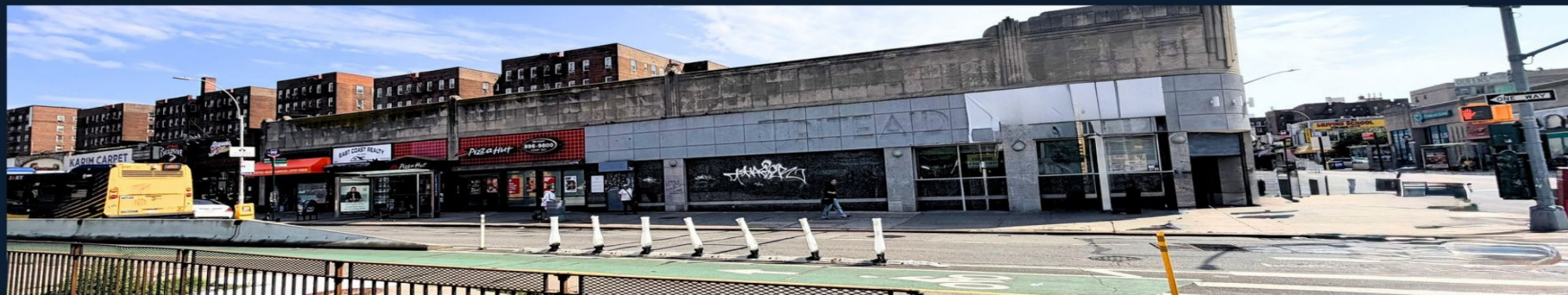
Highly accessible location
with abundant foot traffic

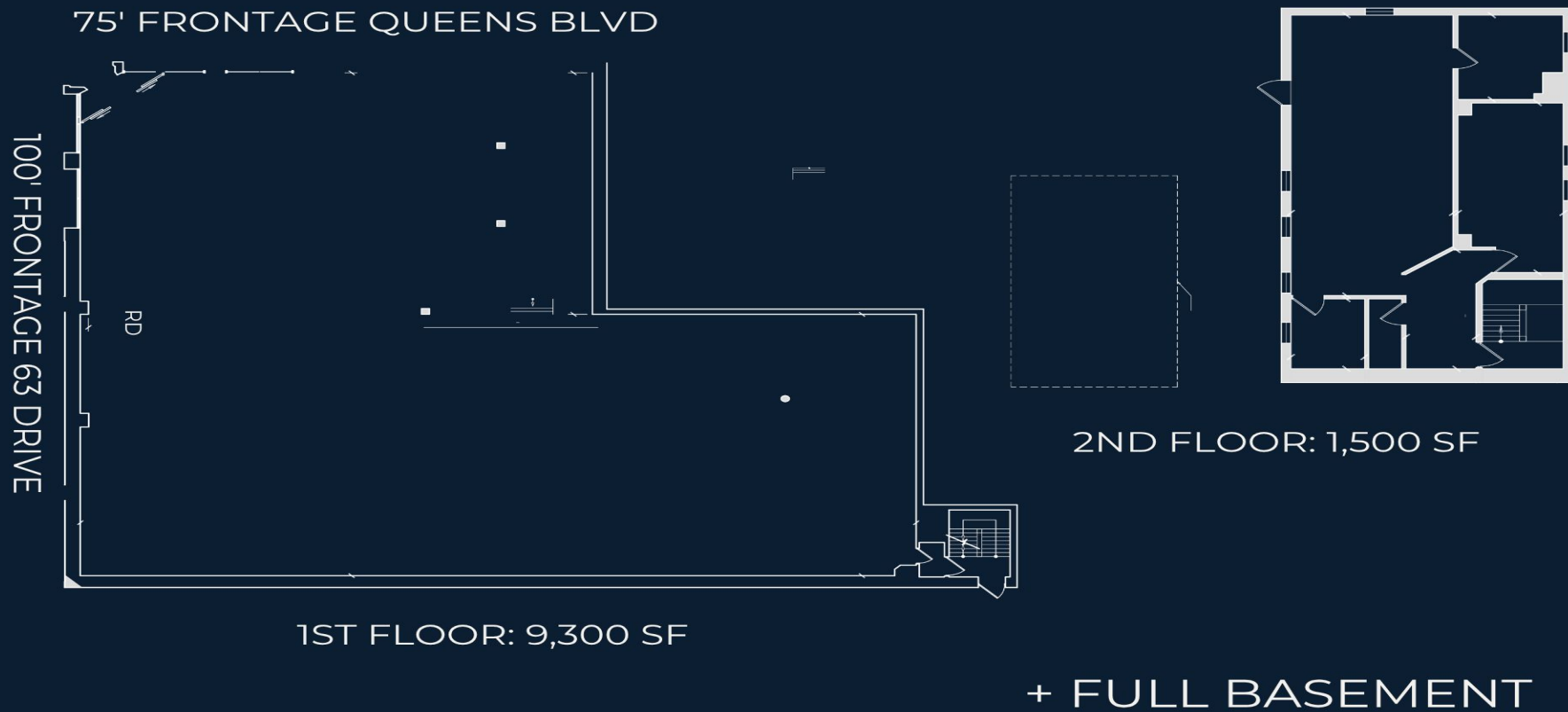
75' frontage on Queens blvd
& 100' on 63rd Drive

Steps from the M & R subway
& busses Q60 & Q30

Corner presence on one of Queens
most traveled thoroughfares

Surrounded by notable retailers
a variety of national & local







OUR NEIGHBORS

Starbucks Pizza Hut Walgreens Dunkin' Paris Baguette Mobil TD Bank Citibank
 Popeyes Capital One Libertyx/Bitcoin Foodtown Marshalls Burlington Costco 7/11
 Target Panera Tiger Schulmann's Petco TJ Maxx NY Sports Club Five Below Auntie Anne's

LOCATION DEMOGRAPHICS

WITHIN A ONE
MILE RADIUS



POPULATION

2010:	159,617
2023:	173,943
2028 (P):	178,767

HOUSEHOLDS

2010:62,752 2023:68,316 2028 (P): 70,218

Annual Growth 2010-2023: 0.8% 2023-2028: 0.6%



EMPLOYMENT

Civilian Employed: 86,891 Civilian
Unemployed: 4,719 Civilian Non-
Labor force: 51,235



POPULATION AGE

Age 15+: 145,532

Age 20+: 137,113

Age 55+: 36,195

Median age: 43

Avg Age: 42 ½

HOUSEHOLD INCOME

< \$25k:	11,760	\$100k-125k:	7,354
\$25-50k:	11,501	\$125-150k:	5,038
\$50-75k:	10,971	\$150-200k:	6,969
\$75-100k:	8,480	\$200k +:	6,242



EDUCATION

Some highschool:	18,600
High School Grad:	29,240
Some College:	26,106
College degree:	42,640
Advanced degree:	22,147

Household Composition

1-Person:	22,069	2-Person:	20,172	3-Person:	11,110	4-Person:	8,114	5-Person:	3,799	6-Person:	1,627
-----------	--------	-----------	--------	-----------	--------	-----------	-------	-----------	-------	-----------	-------

MARITAL STATUS

Married:	29,431
Married no children:	17,366
Married w children:	12,065

96-06 QUEENS BLVD | 95-14 63rd DRIVE
REGO PARK | QUEENS | NEW YORK CITY

For more information, please contact:

BRIAN AINEHSAZAN
(516) 736-2056
Briansazan@gmail.com

ITAI KHALILI
(516) 912-3800
Itaikhilili1@gmail.com

INEH
PROPERTY GROUP