

Nº
8
COURT
SQUARE

LOWER LEVEL
ENTRANCE

Coming Soon

WELLS
FARGO

Coming Soon

WELLS
FARGO

WARBY PARKER

PRIME RETAIL SPACE IN
LONG ISLAND CITY



PROPERTY FEATURES

- Located at the absolute center of Long Island City on Jackson Avenue, the main retail thoroughfare.
- Directly across from the iconic 1 Court Square and the Long Island City Courthouse, both major local landmarks.
- Long Island City is the fastest growing neighborhood in New York City and one of the few live/work/play neighborhoods in the city outside Manhattan.
- The area has recently attracted several well-known national retailers including Target, Trader Joe's, Walgreens, and Sweetgreen in addition to a number of notable boutique stores.
- Over the next three years, the area is expected to see significant increases in residential and worker population. This will be driven by a projected 50% increase in residential units as well as significant office developments especially as LIC emerges as a regional Life Sciences hub.
- Already underserved from a retail standpoint, the increasing residential and office populations will accelerate demand for additional retailers, restaurants, and services.

HIGHLIGHTS

- At the base of a brand new 157-unit luxury rental building
- Located on the best retail corner in LIC with exceptional visibility on Jackson Ave and 44th Drive
- Prime location with multiple transportation arteries
- Just steps from the **E** **G** **M** **7** subway lines
- Co-tenants include Wells Fargo, Warby Parker, USWOO Realty and Matsunori Handroll Bar





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Possession - Immediate

PROPERTY OVERVIEW

Ground Floor

991 SF

Ceiling Height

~16-20 FT

Lower Level

5,109 SF

Ceiling Height

~12 FT

Frontage

15 FT

Condition

White Box

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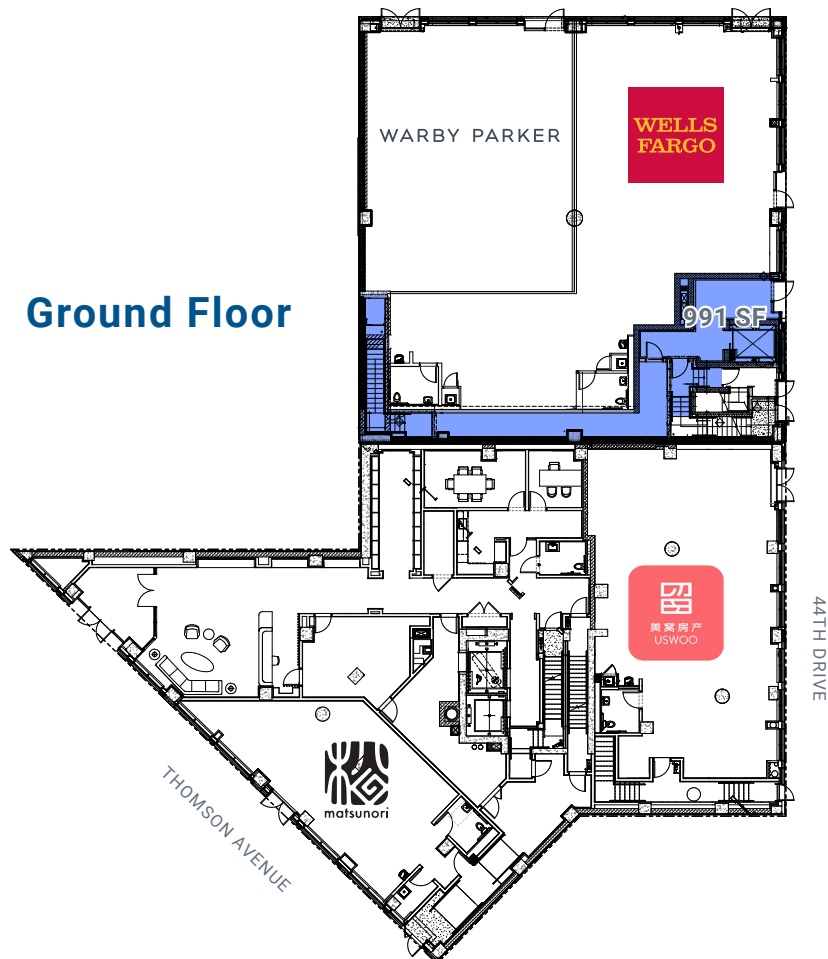
Frontage

15 FT

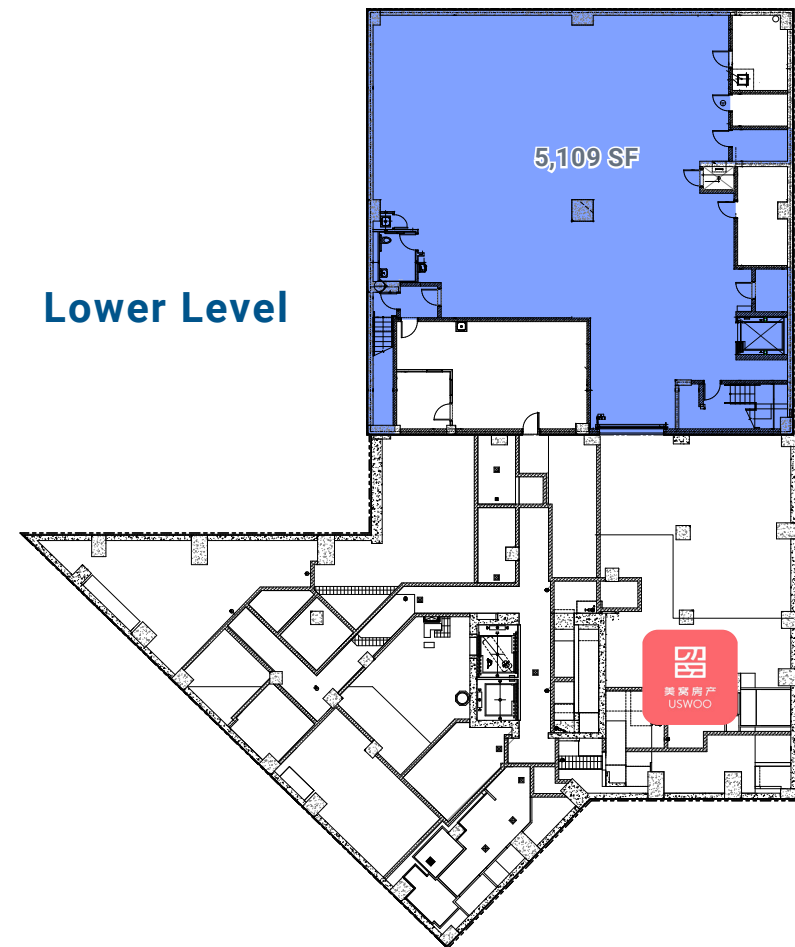
Condition

White Box

Ground Floor



Lower Level



JACKSON AVENUE RETAILER MAP

WELCOME
TO LONG ISLAND CITY,
A VIBRANT CITY WITHIN
A CITY WHERE
RETAIL THRIVES.



ONE
STOP FROM
EVERYTHING

TRANSPORTATION MAP



HOTEL

EXISTING 2023

58
Hotels

EXISTING 2023

6,000+
Rooms

UNDER CONSTRUCTION

24
Hotels

UNDER CONSTRUCTION

2,700+
Rooms

RESIDENTIAL

EXISTING 2023

33,000+
Units

UNDER CONSTRUCTION

9,680+
Units

OFFICE

EXISTING 2023

11M SF+
Office Space

UNDER CONSTRUCTION

4M SF+
of which Life Sciences comprise
1M SF+

RETAIL

EXISTING 2023

1.1M SF+

UNDER CONSTRUCTION

414K SF+



7,000+
Businesses



130K+
Employees



250+
Restaurants/Bars/Cafes



50K+
College Students



120K SF+
Arts & Culture



8
Subway Lines



15
Bus Lines



74
Citibike Docks



5
Bridges



Nº
8
COURT
SQUARE

LONG ISLAND CITY
NEW YORK

FOR MORE INFORMATION, PLEASE CONTACT OUR EXCLUSIVE AGENTS

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