

RETAIL

46-30

CENTER BOULEVARD

LONG ISLAND CITY

LIC SPA

REGISTRATION

LIC SPA

RETAIL

46-30

CENTER BOULEVARD

LONG ISLAND CITY

800 SF

Ground Floor*

50 FT

Wraparound Frontage*

*Approximate

KEY HIGHLIGHTS

- At the base of a 184 unit luxury building within a 5,000+ unit neighborhood
- Non-venting uses considered
- Situated on the highly desirable Long Island City waterfront
- Subway stations



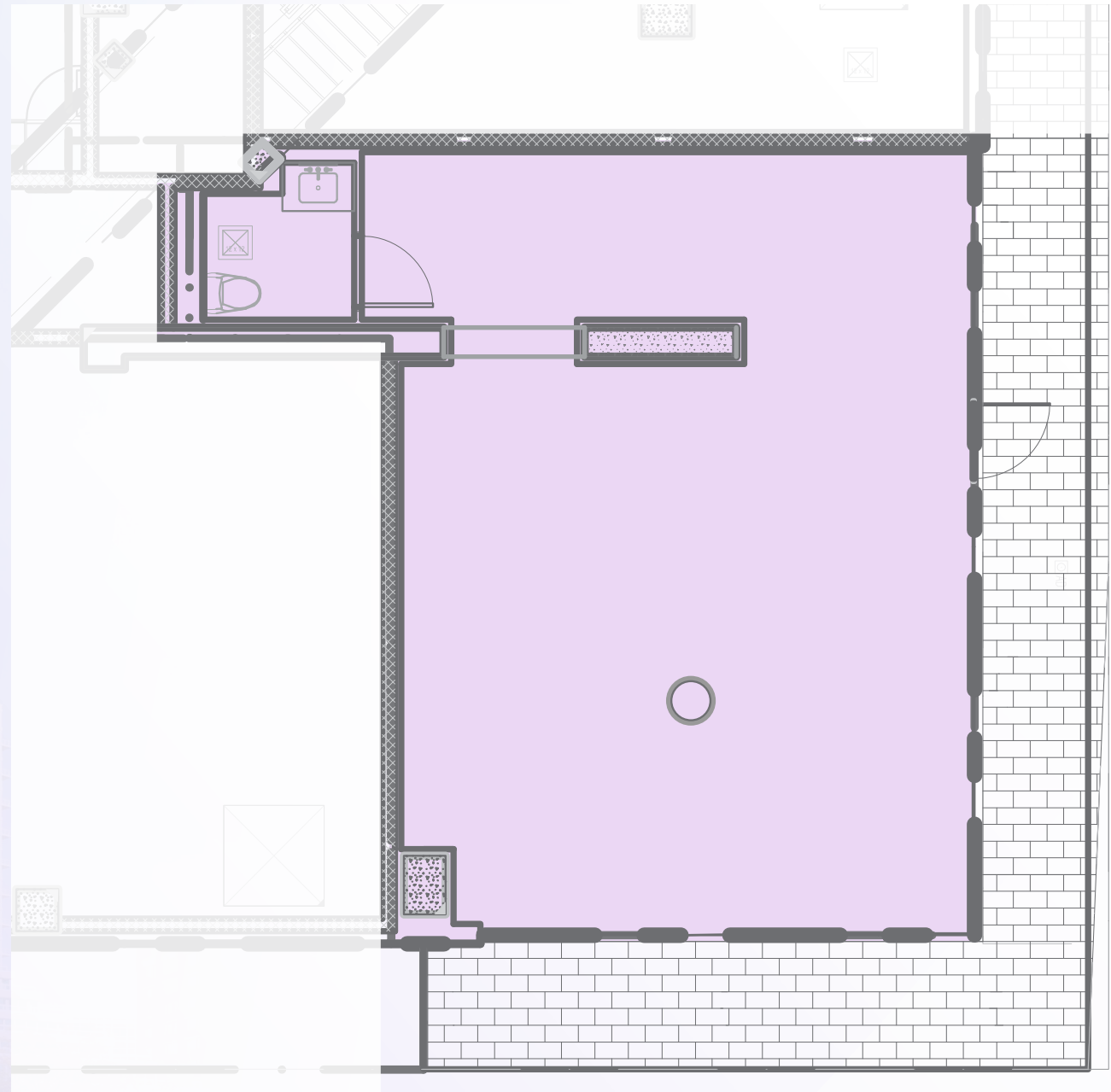
RETAIL

46-30 CENTER BOULEVARD

800 SF
Ground Floor

50 FT
Wraparound Frontage

12 FT
Ceiling Heights



Center Boulevard

47th Avenue



blend
on the water

EUROPEAN
WAX
CENTER

nyk!dsclub

GO NONNA

The Shannon Pot

DUNKIN'

MAIELLA

SWEETLEAF

LIC FLEA
FOOD

LIC
Corner
Cafe

46-30
CENTER BOULEVARD

Dai
Flachi

FIFTH HAMMER
BREWING CO

WATERFRONT CLUB
RESTAURANT & BAR

Sweet Chick

ups

CROSSFIT
GENTRY

ZARUMA
Gold Mountain Coffee

EAT. DRINK.
SHI

DUANEREade

Manducatis
Restaurant

WE
bagel

Jimmy's Cantina
LONG ISLAND CITY

Madeza
cuban grill steak house

BondVet

Pooches
LIC

LITTLE Chef
LITTLE Cafe

SLICE

CENTRO
PIZZA BAR & TELLERIA KITCHEN

THE CONCRETE JUNGLE

西安
名吃
XI'AN
FAMOUS
FOODS

Outcasta Brooklyn

CVS pharmacy

brighter babies
early development center

POOK

Bareburger

Jora

Yumping

Labman

HUYU

Jackson's

51st
BAKERY AND
CAFE

T. LURNESOL

M

LIC MARKET OVERVIEW

	EXISTING Q1 2023		IN CONSTRUCTION / PLANNED		TOTAL BY 2024	
RESIDENTIAL	33,000	UNITS	9,680	UNITS	42,680	UNITS
HOTELS	42	HOTELS	38	HOTELS	78	HOTELS
	4,300+	ROOMS	4,400+	ROOMS	8,700	ROOMS
OFFICE / INDUSTRIAL	11 M SF	OFFICE SPACE	2.8 M SF	OFFICE SPACE	13.9 M SF	OFFICE SPACE
RETAIL	1.1 M SF	RETAIL SPACE	318 K SF	RETAIL SPACE	1.4 M SF	RETAIL SPACE

LIC TODAY

7,000+	BUSINESSES	8	SUBWAY LINES
130,000+	EMPLOYEES	15	BUS LINES
50,000+	HIGHER EDUCATION STUDENTS AT CUNY LAW & LAGUARDIA COMMUNITY COLLEGE	74	CITIBIKES
250+	RESTAURANTS, BARS AND CAFÉS	4	BRIDGES TO LIC
42+	ARTS AND CULTURAL INSTITUTIONS AND VENUES		

RETAIL 46-30
CENTER BOULEVARD

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