

Queens Boulevard

# 108-18 QUEENS BOULEVARD, FOREST HILLS, NY

PRIME OFFICE SPACE FOR LEASE

**AVAILABLE SPACE:**

PRE-BUILT UNITS AVAILABLE  
ON THE FOURTH FLOOR

**1,610 SF**  
**2,512 SF**  
**3,676 SF**

ENTIRE SEVENTH FLOOR  
AVAILABLE (DIVISIBLE)

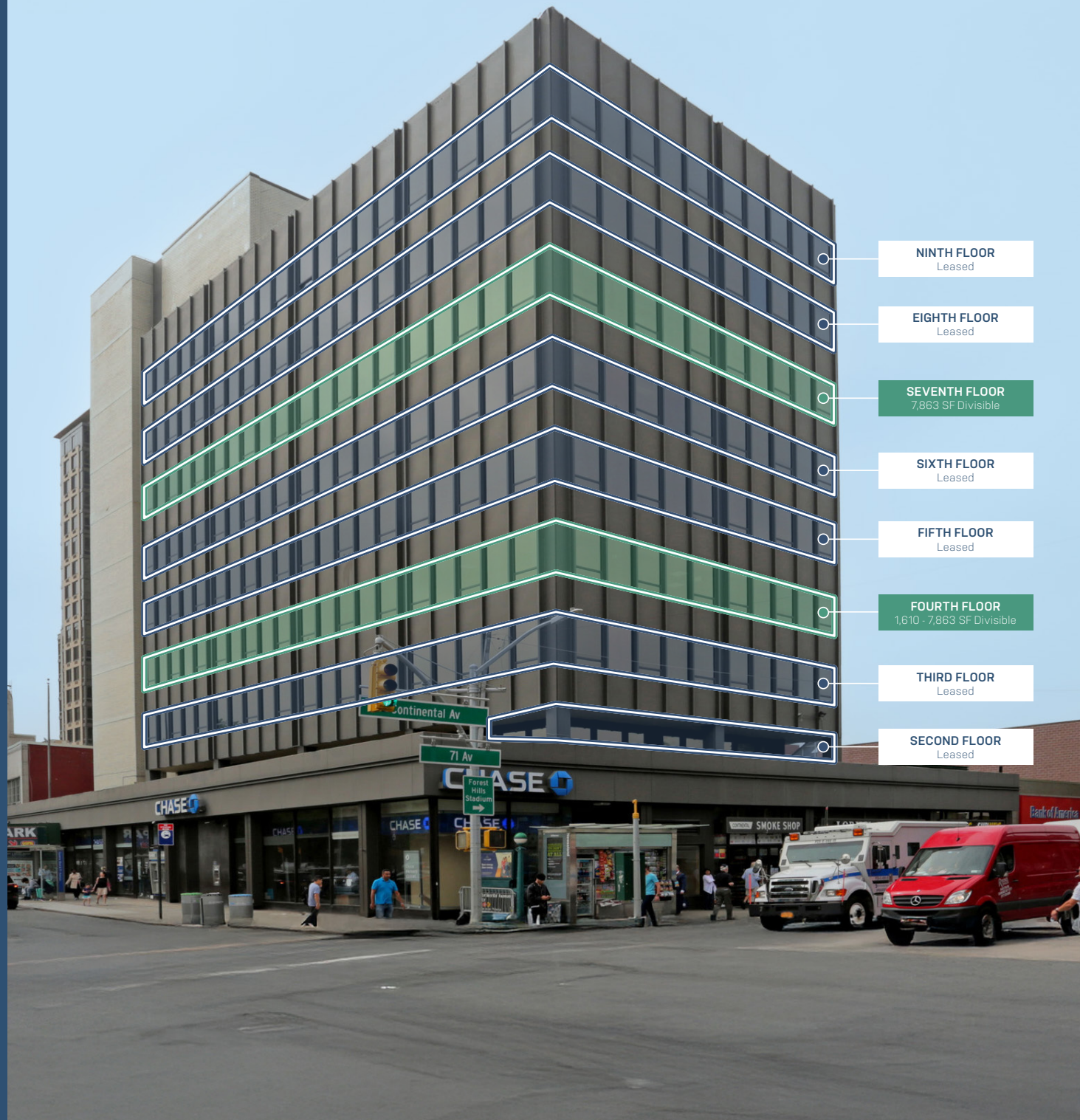
**7,863 SF**

**ASKING RENT:**

UPON REQUEST

**BUILDING FEATURES:**

- Premier Class A Building with lobby attendant
- Recently updated lobby and common corridors
- Outdoor terrace with seating and putting green
- On-site ownership and property management
- Ground floor parking garage and retail shops
- Flexible floor plan for various office sizes and configurations
- State-of-the-art build-outs tailored to tenant specifications
- Sweeping views in all directions
- Steps away from Subway (E, F, M, R) and LIRR - Forest Hills Station



**NINTH FLOOR**  
Leased

**EIGHTH FLOOR**  
Leased

**SEVENTH FLOOR**  
7,863 SF Divisible

**SIXTH FLOOR**  
Leased

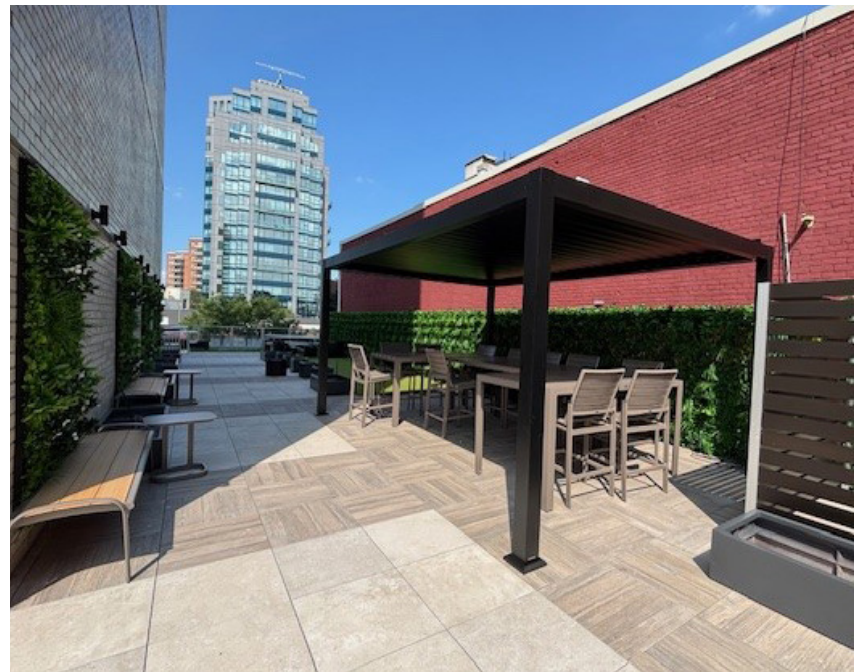
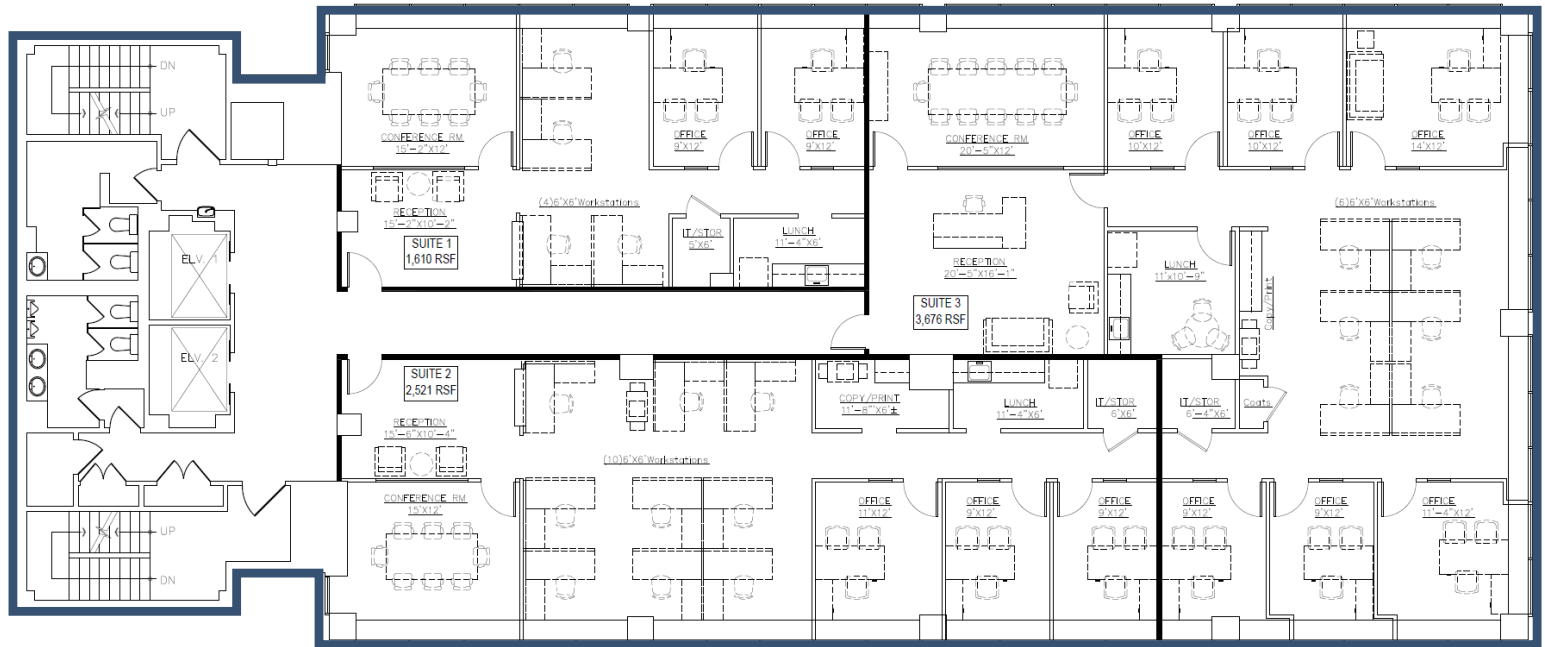
**FIFTH FLOOR**  
Leased

**FOURTH FLOOR**  
1,610 - 7,863 SF Divisible

**THIRD FLOOR**  
Leased

**SECOND FLOOR**  
Leased

# PRE-BUILT OFFICE SPACE FLOOR PLAN





## TRANSPORTATION

- Steps from the E, F, M, R Subway Lines
- Q23 & Q60 bus lines in front of the building
- LIRR Forest Hills Station nearby
- 19 minutes to Penn Station
- 16 minutes to Grand Central Terminal

## LOCATION

- Walking distance to abundant shopping and restaurants
- Surrounded by shopping & dining on Austin Street
- Close to Forest Hills Stadium & West Side Tennis Club
- Walking distance to local parks and residential neighborhoods

## CONTACTS:

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