



**47-07 Broadway**  
 Northeast Corner of 47<sup>th</sup> Street  
 Astoria, Queens



**Former Walgreens Available for Sublease**

**Premises:** Ground Floor: 12,221 sf  
**Frontage:** 164' on Broadway  
 73' on 47<sup>th</sup> Street  
**Term:** Through 2/28/2023  
**Asking Rent:** Available upon request

**Comments:**

- Parking lot on premises
- One block away from 46<sup>th</sup> St. subway station

Former Walgreens store #19615

**Neighbors include:**



**Demographics**

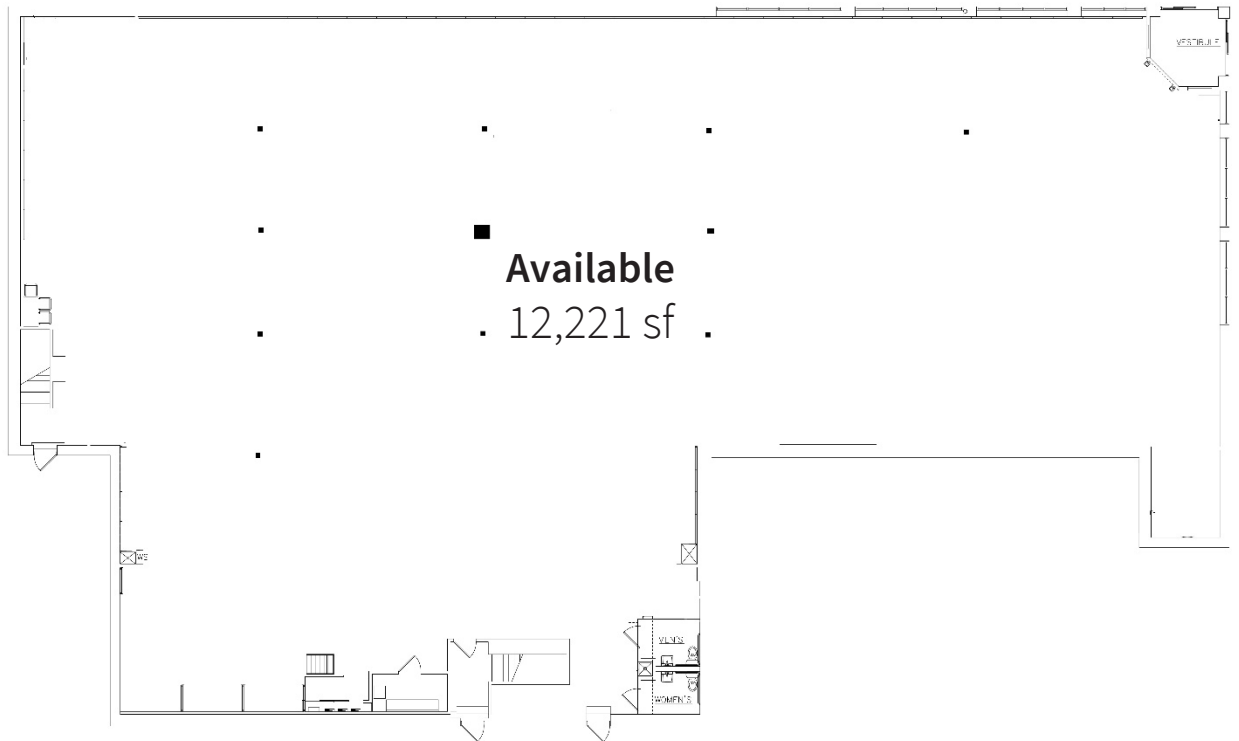
| Radius   | '21 Pop | Total HH | Avg. HHI |
|----------|---------|----------|----------|
| .25 mile | 9,290   | 3,729    | \$75,042 |
| .5 mile  | 30,800  | 12,833   | \$90,155 |
| 1 mile   | 139,556 | 57,833   | \$94,315 |

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## Ground floor plan



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