

# ELMHURST QUEENS BOULEVARD

**LOCATION:**

89-25 Queens Boulevard  
Elmhurst, Queens, NY 11373

**SIZE:** GLA 4,477 Rentable square feet

89-23 Queens Blvd: Razkuzen 2,340 SF

**89-25A Queens Blvd: Available 972 SF**

**Currently Fro Roll**

**89-25B Queens Blvd: Available 1,165 SF**

No Basement or Sprinkler System.

**CALL FOR AVAILABILITIES**

**ZONING:** C1-2 Overlay in R6.

**PARKING:** Metered Street Parking and  
Garages near by.



**OTHER PROJECT TENANTS:** Chase Bank and Razkuzen Buffet Restaurant.

**NEARBY TENANTS:** On same block with White Castle and Bank of America. Between Queens Center Mall featuring JC Penny's, Macy's and many others and Queens Place featuring Target, Best Buy, DSW and others.

**NEIGHBORHOOD:** Densely populated middle income neighborhood, near Subway lines and numerous bus Lines. Tremendous Pedestrian and Vehicular Traffic.

**PRICE:** TBD RE Tax - \$26/sq ft, CAM & Insurance - \$5/sq ft.

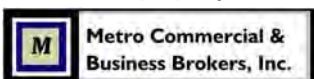
**NOTE:** Excellent Queens Blvd location between two major Malls. Excellent Pedestrian Traffic!

2018	1/2 Mile	1 Mile	3 Mile
Estimated Population	42,912	189,521	916,236
Estimated Average HH Income	\$73,377	\$72,605	\$81,715

Woodhaven  
Boulevard Station



This property is offered subject to availability, errors, omissions, or changes in price or terms without notice. ID #2465



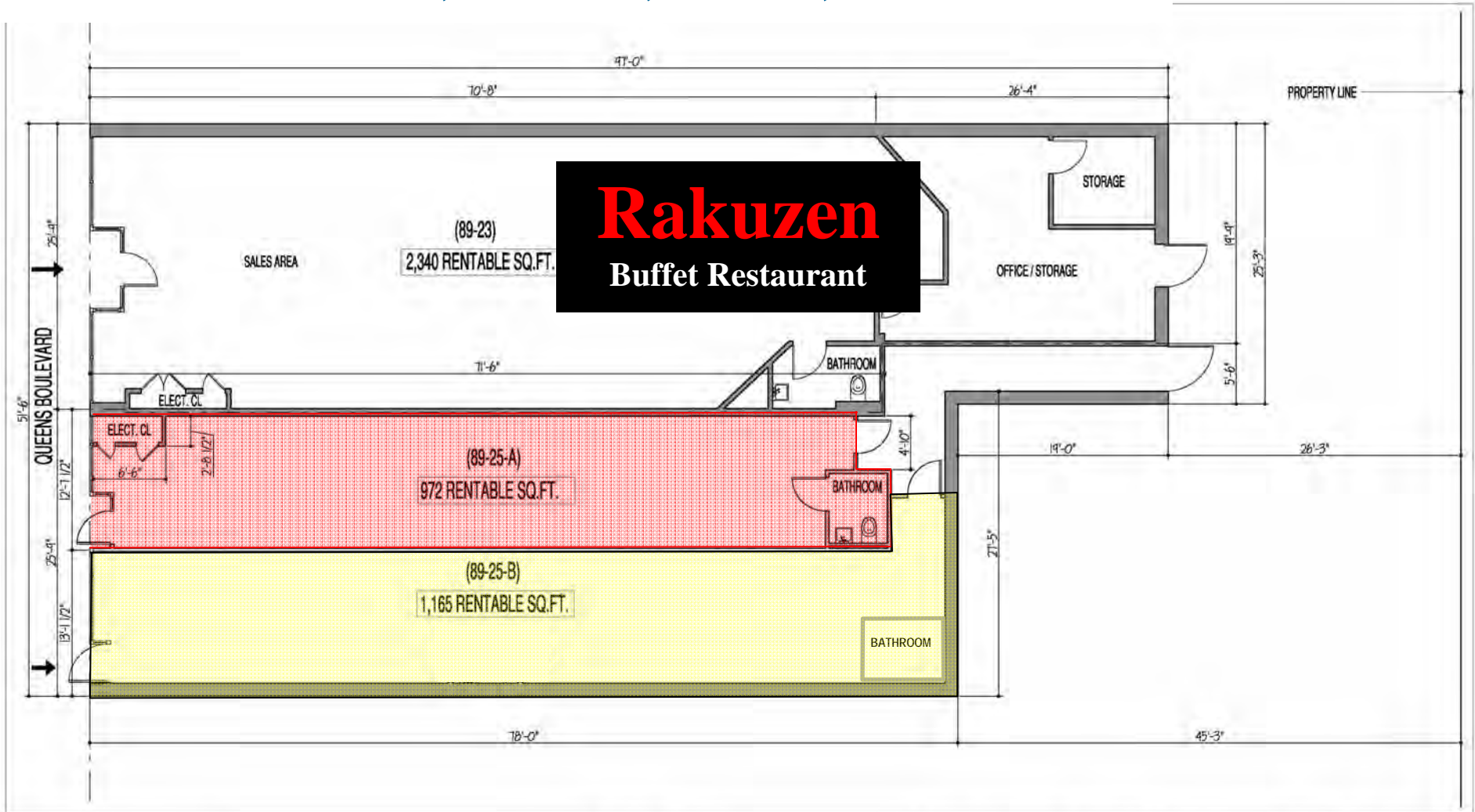
*For more information and inspection, contact*  
**Metro Commercial & Business Brokers, Inc.**  
425 Linda Drive, East Meadow, NY 11554  
[www.metrocbb.com](http://www.metrocbb.com)



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(516) 640-5440 [john@metrocb.com](mailto:john@metrocb.com)

Gerry Dantone  
(631) 623-6914 [metrocb@aol.com](mailto:metrocb@aol.com)

# 89-23 25 Queens Blvd, Elmhurst, Queens, NY 11373



8923 & 8925 Queens Blvd.  
Elmhurst, NY

DRAWING TITLE  
AS-BUILT PLANS  
'QUEENS BOULEVARD'

JOB NUMBER 33069.00 DRAWING NO.  
DRAWN BY CL **A.1**  
SCALE 1/8"=1'-0"

**TULLER  
McNEALUS  
FELD**  
ARCHITECTURE  
INTERIOR DESIGN  
54 West 38th Street  
New York, NY 10018  
TEL: (212) 768-7788  
FAX: (212) 768-8171



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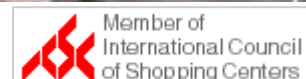
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# 89-21-25B Queens Blvd, Elmhurst, NY 11373



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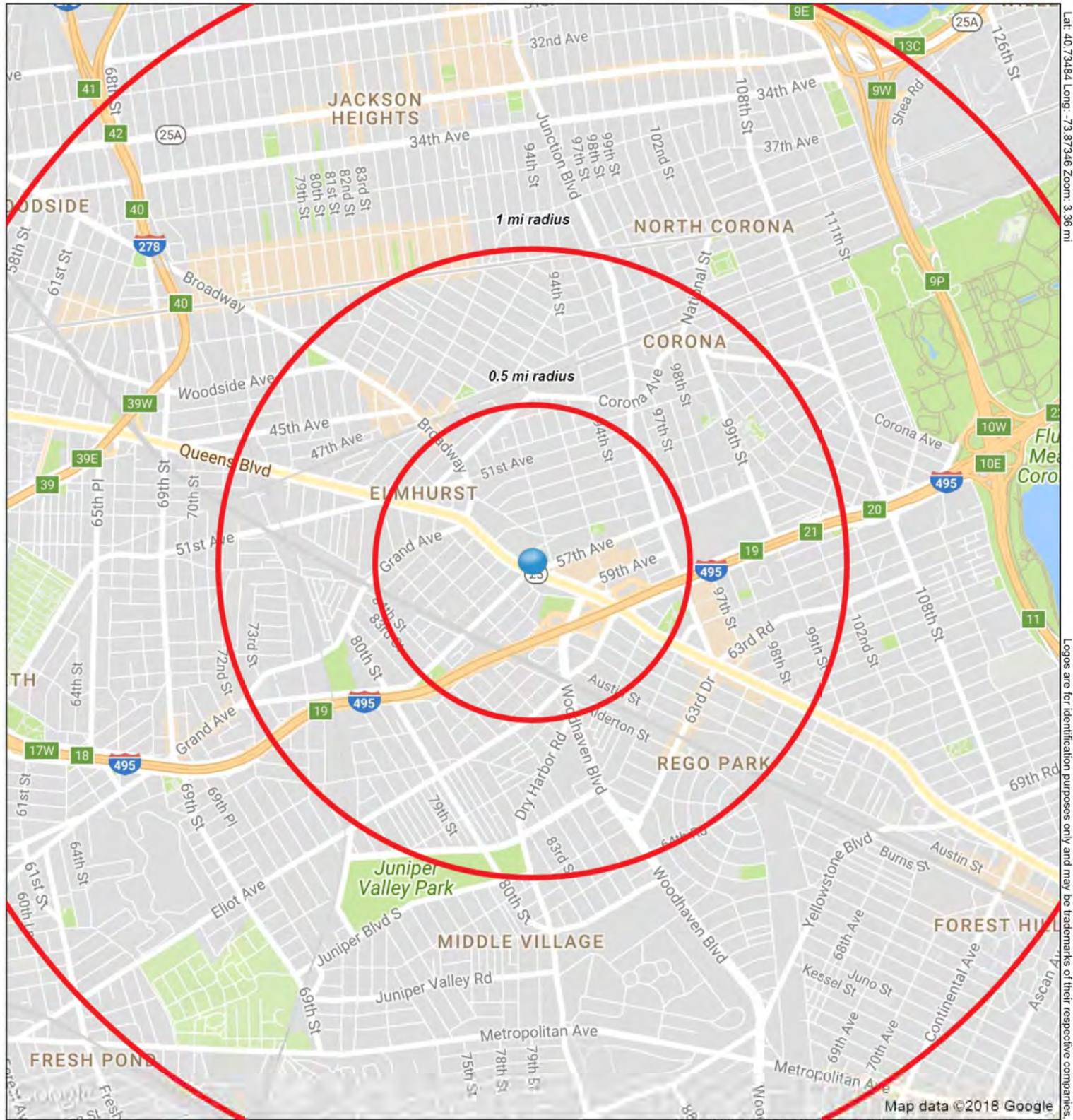


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Lat: 40.73484 Long: -73.87346 Zoom: 3.36 mi

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**89-23 Queens Blvd**

**Elmhurst, NY 11373**



*April 2018*

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# COMPLETE PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Metro Commercial & Business Brokers, Inc.

Lat/Lon: 40.7348/-73.8734

RFULL9

89-23 Queens Blvd Elmhurst, NY 11373	0.5 mi radius	1 mi radius	2 mi radius	3 mi radius
<b>Population</b>				
Estimated Population (2018)	42,912	189,521	556,253	916,236
Projected Population (2023)	43,293	191,200	562,573	927,705
Census Population (2010)	40,876	180,740	530,484	870,458
Census Population (2000)	40,357	178,096	521,234	866,544
Projected Annual Growth (2018-2023)	381 0.2%	1,679 0.2%	6,320 0.2%	11,469 0.3%
Historical Annual Growth (2010-2018)	2,036 0.6%	8,781 0.6%	25,769 0.6%	45,778 0.7%
Historical Annual Growth (2000-2010)	519 0.1%	2,644 0.1%	9,250 0.2%	3,914 -
Estimated Population Density (2018)	54,722 <i>psm</i>	60,351 <i>psm</i>	44,283 <i>psm</i>	32,417 <i>psm</i>
Trade Area Size	0.8 <i>sq mi</i>	3.1 <i>sq mi</i>	12.6 <i>sq mi</i>	28.3 <i>sq mi</i>
<b>Households</b>				
Estimated Households (2018)	14,490	63,629	188,457	323,233
Projected Households (2023)	15,016	65,832	195,530	335,785
Census Households (2010)	13,953	61,241	181,652	310,348
Census Households (2000)	14,053	60,651	182,268	312,889
Projected Annual Growth (2018-2023)	526 0.7%	2,203 0.7%	7,073 0.8%	12,552 0.8%
Historical Annual Change (2000-2018)	437 0.2%	2,978 0.3%	6,188 0.2%	10,344 0.2%
<b>Average Household Income</b>				
Estimated Average Household Income (2018)	\$73,377	\$72,605	\$79,856	\$81,715
Projected Average Household Income (2023)	\$85,935	\$85,856	\$94,530	\$96,961
Census Average Household Income (2010)	\$65,759	\$59,591	\$64,235	\$64,424
Census Average Household Income (2000)	\$50,127	\$48,427	\$51,434	\$51,087
Projected Annual Change (2018-2023)	\$12,557 3.4%	\$13,250 3.6%	\$14,674 3.7%	\$15,246 3.7%
Historical Annual Change (2000-2018)	\$23,250 2.6%	\$24,178 2.8%	\$28,423 3.1%	\$30,628 3.3%
<b>Median Household Income</b>				
Estimated Median Household Income (2018)	\$59,663	\$56,532	\$61,807	\$63,125
Projected Median Household Income (2023)	\$67,542	\$64,289	\$70,624	\$72,214
Census Median Household Income (2010)	\$52,526	\$48,365	\$52,458	\$52,862
Census Median Household Income (2000)	\$39,964	\$38,767	\$41,590	\$41,521
Projected Annual Change (2018-2023)	\$7,880 2.6%	\$7,757 2.7%	\$8,817 2.9%	\$9,090 2.9%
Historical Annual Change (2000-2018)	\$19,699 2.7%	\$17,766 2.5%	\$20,217 2.7%	\$21,604 2.9%
<b>Per Capita Income</b>				
Estimated Per Capita Income (2018)	\$24,790	\$24,393	\$27,093	\$28,866
Projected Per Capita Income (2023)	\$29,818	\$29,578	\$32,892	\$35,133
Census Per Capita Income (2010)	\$22,446	\$20,192	\$21,996	\$22,969
Census Per Capita Income (2000)	\$17,146	\$16,382	\$17,917	\$18,353
Projected Annual Change (2018-2023)	\$5,028 4.1%	\$5,184 4.3%	\$5,800 4.3%	\$6,267 4.3%
Historical Annual Change (2000-2018)	\$7,644 2.5%	\$8,011 2.7%	\$9,176 2.8%	\$10,513 3.2%
Estimated Average Household Net Worth (2018)	\$702,710	\$669,506	\$741,946	\$762,339

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RFULL9

89-23 Queens Blvd Elmhurst, NY 11373	0.5 mi radius		1 mi radius		2 mi radius		3 mi radius	
<b>Race and Ethnicity</b>								
Total Population (2018)	42,912		189,521		556,253		916,236	
White (2018)	10,993	25.6%	65,529	34.6%	227,250	40.9%	402,922	44.0%
Black or African American (2018)	2,373	5.5%	14,696	7.8%	38,997	7.0%	65,179	7.1%
American Indian or Alaska Native (2018)	215	0.5%	1,088	0.6%	3,722	0.7%	5,528	0.6%
Asian (2018)	23,933	55.8%	73,176	38.6%	164,870	29.6%	263,802	28.8%
Hawaiian or Pacific Islander (2018)	20	-	80	-	220	-	368	-
Other Race (2018)	4,105	9.6%	27,892	14.7%	99,242	17.8%	143,430	15.7%
Two or More Races (2018)	1,272	3.0%	7,061	3.7%	21,953	3.9%	35,008	3.8%
Population < 18 (2018)	7,788	18.1%	37,438	19.8%	112,318	20.2%	182,651	19.9%
White Not Hispanic	756	9.7%	5,707	15.2%	21,164	18.8%	40,800	22.3%
Black or African American	441	5.7%	2,624	7.0%	6,571	5.9%	11,489	6.3%
Asian	4,040	51.9%	12,904	34.5%	29,694	26.4%	46,899	25.7%
Other Race Not Hispanic	175	2.2%	823	2.2%	2,492	2.2%	4,370	2.4%
Hispanic	2,377	30.5%	15,380	41.1%	52,397	46.7%	79,094	43.3%
Not Hispanic or Latino Population (2018)	31,895	74.3%	122,213	64.5%	328,367	59.0%	575,582	62.8%
Not Hispanic White	5,529	17.3%	34,566	28.3%	125,657	38.3%	249,677	43.4%
Not Hispanic Black or African American	1,978	6.2%	11,627	9.5%	28,961	8.8%	47,850	8.3%
Not Hispanic American Indian or Alaska Native	71	0.2%	271	0.2%	690	0.2%	1,167	0.2%
Not Hispanic Asian	23,365	73.3%	71,733	58.7%	161,634	49.2%	258,079	44.8%
Not Hispanic Hawaiian or Pacific Islander	15	-	48	-	99	-	184	-
Not Hispanic Other Race	270	0.8%	1,214	1.0%	3,932	1.2%	5,700	1.0%
Not Hispanic Two or More Races	666	2.1%	2,754	2.3%	7,393	2.3%	12,926	2.2%
Hispanic or Latino Population (2018)	11,017	25.7%	67,308	35.5%	227,886	41.0%	340,654	37.2%
Hispanic White	5,464	49.6%	30,963	46.0%	101,593	44.6%	153,245	45.0%
Hispanic Black or African American	395	3.6%	3,069	4.6%	10,035	4.4%	17,330	5.1%
Hispanic American Indian or Alaska Native	144	1.3%	816	1.2%	3,031	1.3%	4,361	1.3%
Hispanic Asian	568	5.2%	1,442	2.1%	3,236	1.4%	5,723	1.7%
Hispanic Hawaiian or Pacific Islander	5	-	33	-	121	0.1%	184	0.1%
Hispanic Other Race	3,835	34.8%	26,678	39.6%	95,310	41.8%	137,730	40.4%
Hispanic Two or More Races	606	5.5%	4,307	6.4%	14,560	6.4%	22,082	6.5%
Not Hispanic or Latino Population (2010)	29,240	71.5%	111,368	61.6%	298,234	56.2%	530,068	60.9%
Hispanic or Latino Population (2010)	11,636	28.5%	69,372	38.4%	232,250	43.8%	340,390	39.1%
Not Hispanic or Latino Population (2000)	28,749	71.2%	113,164	63.5%	315,228	60.5%	559,540	64.6%
Hispanic or Latino Population (2000)	11,608	28.8%	64,933	36.5%	206,007	39.5%	307,004	35.4%
Not Hispanic or Latino Population (2023)	32,157	74.3%	123,019	64.3%	330,589	58.8%	577,966	62.3%
Hispanic or Latino Population (2023)	11,137	25.7%	68,181	35.7%	231,983	41.2%	349,739	37.7%
Projected Annual Growth (2018-2023)	119	0.2%	873	0.3%	4,097	0.4%	9,084	0.5%
Historical Annual Growth (2000-2010)	28	-	4,439	0.7%	26,243	1.3%	33,386	1.1%

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RFULL9

## 89-23 Queens Blvd

### Elmhurst, NY 11373

#### Total Age Distribution (2018)

	0.5 mi radius		1 mi radius		2 mi radius		3 mi radius	
Total Population	42,912		189,521		556,253		916,236	
Age Under 5 Years	2,405	5.6%	11,816	6.2%	36,230	6.5%	58,312	6.4%
Age 5 to 9 Years	2,195	5.1%	10,732	5.7%	32,229	5.8%	52,043	5.7%
Age 10 to 14 Years	2,055	4.8%	9,637	5.1%	28,550	5.1%	47,029	5.1%
Age 15 to 19 Years	1,943	4.5%	9,073	4.8%	26,609	4.8%	43,983	4.8%
Age 20 to 24 Years	2,676	6.2%	11,718	6.2%	34,008	6.1%	55,575	6.1%
Age 25 to 29 Years	3,946	9.2%	16,379	8.6%	47,555	8.5%	79,141	8.6%
Age 30 to 34 Years	3,568	8.3%	15,468	8.2%	47,327	8.5%	79,035	8.6%
Age 35 to 39 Years	3,220	7.5%	14,668	7.7%	45,002	8.1%	74,216	8.1%
Age 40 to 44 Years	2,883	6.7%	12,831	6.8%	38,616	6.9%	64,047	7.0%
Age 45 to 49 Years	3,042	7.1%	12,965	6.8%	37,715	6.8%	62,497	6.8%
Age 50 to 54 Years	2,904	6.8%	12,529	6.6%	35,953	6.5%	59,538	6.5%
Age 55 to 59 Years	3,043	7.1%	12,722	6.7%	35,793	6.4%	59,088	6.4%
Age 60 to 64 Years	2,699	6.3%	11,561	6.1%	32,062	5.8%	52,832	5.8%
Age 65 to 69 Years	2,070	4.8%	8,945	4.7%	25,676	4.6%	42,297	4.6%
Age 70 to 74 Years	1,570	3.7%	6,894	3.6%	19,156	3.4%	31,396	3.4%
Age 75 to 79 Years	1,100	2.6%	4,739	2.5%	13,424	2.4%	22,171	2.4%
Age 80 to 84 Years	828	1.9%	3,320	1.8%	9,449	1.7%	15,329	1.7%
Age 85 Years or Over	764	1.8%	3,525	1.9%	10,898	2.0%	17,708	1.9%
Median Age	38.4		37.8		37.2		37.3	
Age 19 Years or Less	8,598	20.0%	41,258	21.8%	123,618	22.2%	201,367	22.0%
Age 20 to 64 Years	27,981	65.2%	120,840	63.8%	354,032	63.6%	585,968	64.0%
Age 65 Years or Over	6,333	14.8%	27,423	14.5%	78,604	14.1%	128,901	14.1%

#### Female Age Distribution (2018)

Female Population	22,169	51.7%	95,781	50.5%	277,365	49.9%	461,490	50.4%
Age Under 5 Years	1,149	5.2%	5,632	5.9%	17,369	6.3%	28,097	6.1%
Age 5 to 9 Years	1,065	4.8%	5,114	5.3%	15,449	5.6%	24,988	5.4%
Age 10 to 14 Years	1,015	4.6%	4,679	4.9%	13,821	5.0%	22,666	4.9%
Age 15 to 19 Years	966	4.4%	4,279	4.5%	12,406	4.5%	20,729	4.5%
Age 20 to 24 Years	1,315	5.9%	5,416	5.7%	15,518	5.6%	26,292	5.7%
Age 25 to 29 Years	1,996	9.0%	8,067	8.4%	22,810	8.2%	39,012	8.5%
Age 30 to 34 Years	1,837	8.3%	7,557	7.9%	22,548	8.1%	38,299	8.3%
Age 35 to 39 Years	1,541	7.0%	7,019	7.3%	21,117	7.6%	35,342	7.7%
Age 40 to 44 Years	1,473	6.6%	6,208	6.5%	18,073	6.5%	30,603	6.6%
Age 45 to 49 Years	1,553	7.0%	6,364	6.6%	18,235	6.6%	30,594	6.6%
Age 50 to 54 Years	1,540	6.9%	6,458	6.7%	18,185	6.6%	30,279	6.6%
Age 55 to 59 Years	1,630	7.4%	6,830	7.1%	18,747	6.8%	30,907	6.7%
Age 60 to 64 Years	1,436	6.5%	6,208	6.5%	17,292	6.2%	28,464	6.2%
Age 65 to 69 Years	1,140	5.1%	4,948	5.2%	14,120	5.1%	23,215	5.0%
Age 70 to 74 Years	887	4.0%	3,836	4.0%	10,693	3.9%	17,641	3.8%
Age 75 to 79 Years	633	2.9%	2,773	2.9%	7,809	2.8%	12,873	2.8%
Age 80 to 84 Years	501	2.3%	2,015	2.1%	5,802	2.1%	9,553	2.1%
Age 85 Years or Over	492	2.2%	2,378	2.5%	7,370	2.7%	11,938	2.6%
Female Median Age	39.8		39.6		38.9		38.8	
Age 19 Years or Less	4,195	18.9%	19,704	20.6%	59,045	21.3%	96,480	20.9%
Age 20 to 64 Years	14,321	64.6%	60,126	62.8%	172,526	62.2%	289,791	62.8%
Age 65 Years or Over	3,652	16.5%	15,951	16.7%	45,794	16.5%	75,219	16.3%

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## 89-23 Queens Blvd

### Elmhurst, NY 11373

0.5 mi radius      1 mi radius      2 mi radius      3 mi radius

#### Male Age Distribution (2018)

Male Population	20,743	48.3%	93,740	49.5%	278,888	50.1%	454,746	49.6%
Age Under 5 Years	1,255	6.1%	6,184	6.6%	18,861	6.8%	30,214	6.6%
Age 5 to 9 Years	1,130	5.4%	5,618	6.0%	16,780	6.0%	27,056	5.9%
Age 10 to 14 Years	1,041	5.0%	4,958	5.3%	14,729	5.3%	24,363	5.4%
Age 15 to 19 Years	977	4.7%	4,794	5.1%	14,203	5.1%	23,254	5.1%
Age 20 to 24 Years	1,361	6.6%	6,302	6.7%	18,490	6.6%	29,282	6.4%
Age 25 to 29 Years	1,950	9.4%	8,312	8.9%	24,745	8.9%	40,130	8.8%
Age 30 to 34 Years	1,731	8.3%	7,911	8.4%	24,779	8.9%	40,736	9.0%
Age 35 to 39 Years	1,679	8.1%	7,649	8.2%	23,885	8.6%	38,873	8.5%
Age 40 to 44 Years	1,409	6.8%	6,623	7.1%	20,543	7.4%	33,444	7.4%
Age 45 to 49 Years	1,489	7.2%	6,601	7.0%	19,481	7.0%	31,903	7.0%
Age 50 to 54 Years	1,363	6.6%	6,070	6.5%	17,768	6.4%	29,259	6.4%
Age 55 to 59 Years	1,413	6.8%	5,892	6.3%	17,046	6.1%	28,181	6.2%
Age 60 to 64 Years	1,264	6.1%	5,353	5.7%	14,770	5.3%	24,368	5.4%
Age 65 to 69 Years	930	4.5%	3,997	4.3%	11,556	4.1%	19,082	4.2%
Age 70 to 74 Years	684	3.3%	3,058	3.3%	8,463	3.0%	13,755	3.0%
Age 75 to 79 Years	467	2.3%	1,965	2.1%	5,615	2.0%	9,298	2.0%
Age 80 to 84 Years	328	1.6%	1,305	1.4%	3,647	1.3%	5,776	1.3%
Age 85 Years or Over	272	1.3%	1,147	1.2%	3,529	1.3%	5,770	1.3%
Male Median Age	37.0		36.2		35.8		35.9	
Age 19 Years or Less	4,403	21.2%	21,554	23.0%	64,573	23.2%	104,887	23.1%
Age 20 to 64 Years	13,659	65.9%	60,714	64.8%	181,506	65.1%	296,178	65.1%
Age 65 Years or Over	2,680	12.9%	11,472	12.2%	32,810	11.8%	53,682	11.8%

#### Males per 100 Females (2018)

Overall Comparison	94		98		101		99	
Age Under 5 Years	109	52.2%	110	52.3%	109	52.1%	108	51.8%
Age 5 to 9 Years	106	51.5%	110	52.3%	109	52.1%	108	52.0%
Age 10 to 14 Years	103	50.6%	106	51.5%	107	51.6%	107	51.8%
Age 15 to 19 Years	101	50.3%	112	52.8%	114	53.4%	112	52.9%
Age 20 to 24 Years	103	50.9%	116	53.8%	119	54.4%	111	52.7%
Age 25 to 29 Years	98	49.4%	103	50.7%	108	52.0%	103	50.7%
Age 30 to 34 Years	94	48.5%	105	51.1%	110	52.4%	106	51.5%
Age 35 to 39 Years	109	52.1%	109	52.1%	113	53.1%	110	52.4%
Age 40 to 44 Years	96	48.9%	107	51.6%	114	53.2%	109	52.2%
Age 45 to 49 Years	96	48.9%	104	50.9%	107	51.7%	104	51.0%
Age 50 to 54 Years	89	47.0%	94	48.5%	98	49.4%	97	49.1%
Age 55 to 59 Years	87	46.4%	86	46.3%	91	47.6%	91	47.7%
Age 60 to 64 Years	88	46.8%	86	46.3%	85	46.1%	86	46.1%
Age 65 to 69 Years	82	44.9%	81	44.7%	82	45.0%	82	45.1%
Age 70 to 74 Years	77	43.5%	80	44.4%	79	44.2%	78	43.8%
Age 75 to 79 Years	74	42.5%	71	41.5%	72	41.8%	72	41.9%
Age 80 to 84 Years	65	39.6%	65	39.3%	63	38.6%	60	37.7%
Age 85 Years or Over	55	35.6%	48	32.5%	48	32.4%	48	32.6%
Age 19 Years or Less	105	51.2%	109	52.2%	109	52.2%	109	52.1%
Age 20 to 39 Years	100	50.1%	108	51.8%	112	52.8%	107	51.7%
Age 40 to 64 Years	91	47.6%	95	48.8%	99	49.7%	98	49.4%
Age 65 Years or Over	73	42.3%	72	41.8%	72	41.7%	71	41.6%

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# COMPLETE PROFILE

2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Metro Commercial & Business Brokers, Inc.

Lat/Lon: 40.7348/-73.8734

RFULL9

## 89-23 Queens Blvd

### Elmhurst, NY 11373

	0.5 mi radius		1 mi radius		2 mi radius		3 mi radius	
<b>Household Type (2018)</b>								
Total Households	14,490		63,629		188,457		323,233	
Households with Children	4,515	31.2%	20,968	33.0%	61,726	32.8%	100,887	31.2%
Average Household Size	3.0		3.0		2.9		2.8	
Household Density per Square Mile	18,478		20,262		15,003		11,436	
Population Family	36,763	85.7%	162,141	85.6%	469,626	84.4%	761,438	83.1%
Population Non-Family	6,100	14.2%	26,841	14.2%	83,617	15.0%	149,592	16.3%
Population Group Quarters	49	0.1%	539	0.3%	3,010	0.5%	5,206	0.6%
Family Households	10,245	70.7%	44,298	69.6%	127,942	67.9%	213,773	66.1%
Married Couple Households	7,111	69.4%	29,713	67.1%	86,497	67.6%	145,427	68.0%
Other Family Households	3,134	30.6%	14,585	32.9%	41,444	32.4%	68,345	32.0%
Family Households with Children	4,479	43.7%	20,760	46.9%	61,103	47.8%	100,013	46.8%
Married Couple with Children	3,215	71.8%	14,265	68.7%	41,974	68.7%	68,785	68.8%
Other Family Households with Children	1,264	28.2%	6,495	31.3%	19,128	31.3%	31,227	31.2%
Family Households No Children	5,766	56.3%	23,538	53.1%	66,839	52.2%	113,760	53.2%
Married Couple No Children	3,897	67.6%	15,448	65.6%	44,523	66.6%	76,642	67.4%
Other Family Households No Children	1,870	32.4%	8,090	34.4%	22,316	33.4%	37,118	32.6%
Non-Family Households	4,245	29.3%	19,331	30.4%	60,515	32.1%	109,460	33.9%
Non-Family Households with Children	37	0.9%	208	1.1%	623	1.0%	874	0.8%
Non-Family Households No Children	4,208	99.1%	19,123	98.9%	59,892	99.0%	108,586	99.2%
Average Family Household Size	3.6		3.7		3.7		3.6	
Average Family Income	\$79,410		\$78,917		\$86,374		\$89,446	
Median Family Income	\$70,990		\$66,935		\$72,916		\$74,881	
Average Non-Family Household Size	1.4		1.4		1.4		1.4	
<b>Marital Status (2018)</b>								
Population Age 15 Years or Over	36,257		157,336		459,244		758,852	
Never Married	13,892	38.3%	58,933	37.5%	184,182	40.1%	302,640	39.9%
Currently Married	14,309	39.5%	60,873	38.7%	171,747	37.4%	292,260	38.5%
Previously Married	8,056	22.2%	37,530	23.9%	103,314	22.5%	163,952	21.6%
Separated	3,528	43.8%	16,019	42.7%	42,978	41.6%	65,617	40.0%
Widowed	2,222	27.6%	10,188	27.1%	26,409	25.6%	43,792	26.7%
Divorced	2,306	28.6%	11,323	30.2%	33,927	32.8%	54,543	33.3%
<b>Educational Attainment (2018)</b>								
Adult Population Age 25 Years or Over	31,638		136,545		398,627		659,295	
Elementary (Grade Level 0 to 8)	4,229	13.4%	18,954	13.9%	55,062	13.8%	80,103	12.1%
Some High School (Grade Level 9 to 11)	2,027	6.4%	11,774	8.6%	33,859	8.5%	55,140	8.4%
High School Graduate	8,068	25.5%	37,482	27.5%	113,340	28.4%	185,311	28.1%
Some College	4,287	13.6%	17,776	13.0%	50,235	12.6%	85,124	12.9%
Associate Degree Only	2,207	7.0%	9,313	6.8%	28,406	7.1%	49,585	7.5%
Bachelor Degree Only	7,300	23.1%	27,422	20.1%	74,647	18.7%	128,233	19.5%
Graduate Degree	3,520	11.1%	13,824	10.1%	43,078	10.8%	75,799	11.5%
Any College (Some College or Higher)	17,313	54.7%	68,335	50.0%	196,366	49.3%	338,741	51.4%
College Degree + (Bachelor Degree or Higher)	10,819	34.2%	41,246	30.2%	117,725	29.5%	204,032	30.9%

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## 89-23 Queens Blvd

### Elmhurst, NY 11373

	0.5 mi radius	1 mi radius	2 mi radius	3 mi radius
<b>Housing</b>				
Total Housing Units (2018)	14,939	65,559	195,247	335,886
Total Housing Units (2010)	14,710	64,496	192,967	331,829
Historical Annual Growth (2010-2018)	229 0.2%	1,063 0.2%	2,280 0.1%	4,056 0.2%
Housing Units Occupied (2018)	14,490 97.0%	63,629 97.1%	188,457 96.5%	323,233 96.2%
Housing Units Owner-Occupied	4,986 34.4%	20,133 31.6%	67,766 36.0%	112,184 34.7%
Housing Units Renter-Occupied	9,504 65.6%	43,496 68.4%	120,691 64.0%	211,049 65.3%
Housing Units Vacant (2018)	449 3.1%	1,930 3.0%	6,791 3.6%	12,653 3.9%
<b>Household Size (2018)</b>				
Total Households	14,490	63,629	188,457	323,233
1 Person Households	3,083 21.3%	14,721 23.1%	46,202 24.5%	82,884 25.6%
2 Person Households	3,742 25.8%	15,619 24.5%	47,235 25.1%	85,325 26.4%
3 Person Households	2,779 19.2%	11,486 18.1%	32,297 17.1%	56,485 17.5%
4 Person Households	2,406 16.6%	10,103 15.9%	28,153 14.9%	47,213 14.6%
5 Person Households	1,281 8.8%	5,689 8.9%	16,045 8.5%	25,217 7.8%
6 Person Households	588 4.1%	2,811 4.4%	8,366 4.4%	12,418 3.8%
7 or More Person Households	611 4.2%	3,200 5.0%	10,159 5.4%	13,691 4.2%
<b>Household Income Distribution (2018)</b>				
HH Income \$200,000 or More	719 5.0%	2,974 4.7%	10,365 5.5%	18,352 5.7%
HH Income \$150,000 to \$199,999	862 5.9%	3,647 5.7%	12,376 6.6%	22,165 6.9%
HH Income \$125,000 to \$149,999	863 6.0%	3,133 4.9%	10,470 5.6%	19,038 5.9%
HH Income \$100,000 to \$124,999	1,369 9.4%	5,661 8.9%	16,636 8.8%	28,969 9.0%
HH Income \$75,000 to \$99,999	1,899 13.1%	7,492 11.8%	24,164 12.8%	42,440 13.1%
HH Income \$50,000 to \$74,999	2,540 17.5%	10,751 16.9%	33,969 18.0%	56,896 17.6%
HH Income \$35,000 to \$49,999	1,724 11.9%	8,474 13.3%	23,519 12.5%	39,279 12.2%
HH Income \$25,000 to \$34,999	1,315 9.1%	6,243 9.8%	18,168 9.6%	29,832 9.2%
HH Income \$15,000 to \$24,999	1,277 8.8%	6,668 10.5%	17,642 9.4%	30,111 9.3%
HH Income \$10,000 to \$14,999	718 5.0%	2,801 4.4%	7,777 4.1%	13,161 4.1%
HH Income Under \$10,000	1,204 8.3%	5,784 9.1%	13,369 7.1%	22,989 7.1%
<b>Household Vehicles (2018)</b>				
Households 0 Vehicles Available	7,083 48.9%	32,468 51.0%	88,460 46.9%	150,533 46.6%
Households 1 Vehicle Available	5,707 39.4%	23,978 37.7%	75,958 40.3%	129,905 40.2%
Households 2 Vehicles Available	1,369 9.4%	5,651 8.9%	18,813 10.0%	33,797 10.5%
Households 3 or More Vehicles Available	331 2.3%	1,532 2.4%	5,226 2.8%	8,998 2.8%
Total Vehicles Available	9,658	40,360	130,949	227,367
Average Vehicles per Household	0.7	0.6	0.7	0.7
Owner-Occupied Household Vehicles	5,166 53.5%	19,957 49.4%	69,596 53.1%	118,225 52.0%
Average Vehicles per Owner-Occupied Household	1.0	1.0	1.0	1.1
Renter-Occupied Household Vehicles	4,492 46.5%	20,403 50.6%	61,353 46.9%	109,141 48.0%
Average Vehicles per Renter-Occupied Household	0.5	0.5	0.5	0.5
<b>Travel Time (2015)</b>				
Worker Base Age 16 years or Over	22,829	96,554	286,428	473,688
Travel to Work in 14 Minutes or Less	1,241 5.4%	6,132 6.4%	18,498 6.5%	30,751 6.5%
Travel to Work in 15 to 29 Minutes	2,977 13.0%	13,813 14.3%	44,935 15.7%	73,015 15.4%
Travel to Work in 30 to 59 Minutes	11,585 50.7%	46,254 47.9%	136,512 47.7%	233,960 49.4%
Travel to Work in 60 Minutes or More	6,370 27.9%	26,591 27.5%	77,288 27.0%	120,747 25.5%
Work at Home	527 2.3%	2,069 2.1%	6,442 2.2%	11,488 2.4%
Average Minutes Travel to Work	46.1	43.7	42.9	42.0

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89-23 Queens Blvd Elmhurst, NY 11373	0.5 mi radius		1 mi radius		2 mi radius		3 mi radius	
<b>Transportation To Work (2015)</b>								
Worker Base Age 16 years or Over	22,829		96,554		286,428		473,688	
Drive to Work Alone	4,797	21.0%	21,937	22.7%	70,005	24.4%	118,403	25.0%
Drive to Work in Carpool	1,247	5.5%	6,074	6.3%	17,200	6.0%	29,617	6.3%
Travel to Work by Public Transportation	14,251	62.4%	57,945	60.0%	170,038	59.4%	276,635	58.4%
Drive to Work on Motorcycle	31	0.1%	95	0.1%	246	0.1%	516	0.1%
Bicycle to Work	86	0.4%	699	0.7%	1,880	0.7%	2,942	0.6%
Walk to Work	1,742	7.6%	7,406	7.7%	19,683	6.9%	32,535	6.9%
Other Means	148	0.6%	329	0.3%	933	0.3%	1,553	0.3%
Work at Home	527	2.3%	2,069	2.1%	6,442	2.2%	11,488	2.4%
<b>Daytime Demographics (2018)</b>								
Total Businesses	1,004		3,786		12,358		24,562	
Total Employees	16,097		38,916		98,293		202,268	
Company Headquarter Businesses	-	-	7	0.2%	18	0.1%	54	0.2%
Company Headquarter Employees	-	-	3,174	8.2%	4,957	5.0%	13,103	6.5%
Employee Population per Business	16.0 to 1		10.3 to 1		8.0 to 1		8.2 to 1	
Residential Population per Business	42.7 to 1		50.1 to 1		45.0 to 1		37.3 to 1	
Adj. Daytime Demographics Age 16 Years or Over	29,322		99,757		268,882		482,820	
<b>Labor Force</b>								
Labor Population Age 16 Years or Over (2018)	35,875		155,620		454,161		750,531	
Labor Force Total Males (2018)	17,119	47.7%	76,073	48.9%	225,812	49.7%	368,752	49.1%
Male Civilian Employed	12,131	70.9%	52,716	69.3%	161,535	71.5%	262,353	71.1%
Male Civilian Unemployed	510	3.0%	1,875	2.5%	5,519	2.4%	8,958	2.4%
Males in Armed Forces	8	-	8	-	33	-	118	-
Males Not in Labor Force	4,469	26.1%	21,474	28.2%	58,725	26.0%	97,323	26.4%
Labor Force Total Females (2018)	18,757	52.3%	79,546	51.1%	228,349	50.3%	381,780	50.9%
Female Civilian Employed	10,511	56.0%	42,044	52.9%	121,994	53.4%	207,479	54.3%
Female Civilian Unemployed	430	2.3%	1,544	1.9%	4,735	2.1%	8,027	2.1%
Females in Armed Forces	-	-	10	-	10	-	29	-
Females Not in Labor Force	7,815	41.7%	35,948	45.2%	101,610	44.5%	166,244	43.5%
Unemployment Rate		2.6%		2.2%		2.3%		2.3%
Labor Force Growth (2010-2018)	-54	-0.2%	32	-	29	-	44	-
Male Labor Force Growth (2010-2018)	-24	-0.2%	22	-	13	-	24	-
Female Labor Force Growth (2010-2018)	-30	-0.3%	10	-	16	-	20	-
<b>Occupation (2015)</b>								
Occupation Population Age 16 Years or Over	22,696		94,728		283,499		469,789	
Occupation Total Males	12,155	53.6%	52,694	55.6%	161,521	57.0%	262,329	55.8%
Occupation Total Females	10,541	46.4%	42,035	44.4%	121,978	43.0%	207,460	44.2%
Management, Business, Financial Operations	2,786	12.3%	10,887	11.5%	34,455	12.2%	60,114	12.8%
Professional, Related	4,694	20.7%	16,496	17.4%	51,239	18.1%	91,639	19.5%
Service	6,304	27.8%	27,512	29.0%	76,602	27.0%	121,249	25.8%
Sales, Office	4,757	21.0%	20,559	21.7%	60,517	21.3%	101,523	21.6%
Farming, Fishing, Forestry	17	0.1%	53	0.1%	196	0.1%	331	0.1%
Construction, Extraction, Maintenance	1,345	5.9%	7,489	7.9%	26,616	9.4%	41,345	8.8%
Production, Transport, Material Moving	2,795	12.3%	11,732	12.4%	33,872	11.9%	53,587	11.4%
White Collar Workers	12,236	53.9%	47,942	50.6%	146,212	51.6%	253,277	53.9%
Blue Collar Workers	10,460	46.1%	46,786	49.4%	137,287	48.4%	216,512	46.1%

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89-23 Queens Blvd Elmhurst, NY 11373	0.5 mi radius		1 mi radius		2 mi radius		3 mi radius	
<b>Units In Structure (2015)</b>								
Total Units	13,953		61,241		181,652		310,348	
1 Detached Unit	1,769	12.7%	6,146	10.0%	17,847	9.8%	30,378	9.8%
1 Attached Unit	929	6.7%	5,514	9.0%	18,107	10.0%	30,105	9.7%
2 Units	2,462	17.6%	10,683	17.4%	34,256	18.9%	63,340	20.4%
3 to 4 Units	2,202	15.8%	8,543	13.9%	23,129	12.7%	39,725	12.8%
5 to 9 Units	927	6.6%	3,909	6.4%	11,112	6.1%	21,457	6.9%
10 to 19 Units	528	3.8%	2,422	4.0%	7,621	4.2%	13,149	4.2%
20 to 49 Units	1,495	10.7%	7,303	11.9%	22,363	12.3%	38,092	12.3%
50 or More Units	4,218	30.2%	19,017	31.1%	53,710	29.6%	86,442	27.9%
Mobile Home or Trailer	15	0.1%	65	0.1%	248	0.1%	441	0.1%
Other Structure	2	-	13	-	41	-	71	-
<b>Homes Built By Year (2015)</b>								
Homes Built 2014 or later	54	0.4%	224	0.4%	619	0.3%	1,075	0.3%
Homes Built 2010 to 2013	182	1.3%	726	1.2%	2,108	1.2%	3,404	1.1%
Homes Built 2000 to 2009	562	4.0%	1,663	2.7%	5,912	3.3%	9,150	2.9%
Homes Built 1990 to 1999	595	4.3%	2,011	3.3%	5,109	2.8%	8,967	2.9%
Homes Built 1980 to 1989	774	5.5%	2,808	4.6%	6,247	3.4%	10,305	3.3%
Homes Built 1970 to 1979	1,082	7.8%	4,033	6.6%	9,874	5.4%	16,281	5.2%
Homes Built 1960 to 1969	2,970	21.3%	11,767	19.2%	29,683	16.3%	45,598	14.7%
Homes Built 1950 to 1959	2,904	20.8%	12,692	20.7%	38,926	21.4%	60,000	19.3%
Homes Built 1940 to 1949	1,994	14.3%	10,571	17.3%	30,608	16.8%	52,007	16.8%
Homes Built Before 1939	3,418	24.5%	17,122	28.0%	59,352	32.7%	116,423	37.5%
Median Age of Homes	57.1 yrs		59.8 yrs		61.5 yrs		62.8 yrs	
<b>Home Values (2015)</b>								
Owner Specified Housing Units	4,853		19,529		65,600		108,511	
Home Values \$1,000,000 or More	311	6.4%	1,266	6.5%	4,193	6.4%	7,227	6.7%
Home Values \$750,000 to \$999,999	866	17.8%	3,104	15.9%	10,112	15.4%	16,852	15.5%
Home Values \$500,000 to \$749,999	1,504	31.0%	6,152	31.5%	20,928	31.9%	34,624	31.9%
Home Values \$400,000 to \$499,999	628	12.9%	2,672	13.7%	9,502	14.5%	16,299	15.0%
Home Values \$300,000 to \$399,999	565	11.7%	2,221	11.4%	7,733	11.8%	12,797	11.8%
Home Values \$250,000 to \$299,999	307	6.3%	1,206	6.2%	3,908	6.0%	6,263	5.8%
Home Values \$200,000 to \$249,999	342	7.0%	1,283	6.6%	4,203	6.4%	6,775	6.2%
Home Values \$175,000 to \$199,999	93	1.9%	433	2.2%	1,358	2.1%	2,296	2.1%
Home Values \$150,000 to \$174,999	126	2.6%	587	3.0%	1,829	2.8%	2,876	2.7%
Home Values \$125,000 to \$149,999	62	1.3%	297	1.5%	814	1.2%	1,213	1.1%
Home Values \$100,000 to \$124,999	72	1.5%	357	1.8%	1,138	1.7%	1,720	1.6%
Home Values \$90,000 to \$99,999	9	0.2%	47	0.2%	169	0.3%	227	0.2%
Home Values \$80,000 to \$89,999	11	0.2%	52	0.3%	155	0.2%	243	0.2%
Home Values \$70,000 to \$79,999	10	0.2%	34	0.2%	148	0.2%	231	0.2%
Home Values \$60,000 to \$69,999	9	0.2%	46	0.2%	147	0.2%	245	0.2%
Home Values \$50,000 to \$59,999	9	0.2%	28	0.1%	113	0.2%	168	0.2%
Home Values \$35,000 to \$49,999	33	0.7%	106	0.5%	390	0.6%	618	0.6%
Home Values \$25,000 to \$34,999	2	-	16	0.1%	68	0.1%	120	0.1%
Home Values \$10,000 to \$24,999	23	0.5%	98	0.5%	373	0.6%	586	0.5%
Home Values Under \$10,000	34	0.7%	127	0.7%	476	0.7%	788	0.7%
Owner-Occupied Median Home Value	\$516,224		\$508,492		\$510,600		\$514,324	
Renter-Occupied Median Rent	\$1,439		\$1,340		\$1,366		\$1,354	

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2000-2010 Census, 2018 Estimates with 2023 Projections

Calculated using Weighted Block Centroid from Block Groups



Metro Commercial & Business Brokers, Inc.

Lat/Lon: 40.7348/-73.8734

RFULL9

## 89-23 Queens Blvd

### Elmhurst, NY 11373

	0.5 mi radius	1 mi radius	2 mi radius	3 mi radius
<b>Total Annual Consumer Expenditure (2018)</b>				
Total Household Expenditure	\$825 M	\$3.58 B	\$11.3 B	\$19.8 B
Total Non-Retail Expenditure	\$430 M	\$1.87 B	\$5.92 B	\$10.3 B
Total Retail Expenditure	\$395 M	\$1.71 B	\$5.41 B	\$9.42 B
Apparel	\$29.4 M	\$127 M	\$404 M	\$703 M
Contributions	\$34.8 M	\$151 M	\$490 M	\$862 M
Education	\$31.8 M	\$138 M	\$441 M	\$774 M
Entertainment	\$46.2 M	\$200 M	\$635 M	\$1.11 B
Food and Beverages	\$122 M	\$532 M	\$1.67 B	\$2.91 B
Furnishings and Equipment	\$28.4 M	\$122 M	\$391 M	\$683 M
Gifts	\$20.3 M	\$87.9 M	\$283 M	\$496 M
Health Care	\$65.8 M	\$287 M	\$900 M	\$1.56 B
Household Operations	\$23.7 M	\$102 M	\$328 M	\$574 M
Miscellaneous Expenses	\$12.3 M	\$53.4 M	\$168 M	\$292 M
Personal Care	\$10.8 M	\$46.9 M	\$148 M	\$258 M
Personal Insurance	\$6.09 M	\$26.3 M	\$84.6 M	\$148 M
Reading	\$1.83 M	\$7.94 M	\$25.2 M	\$44.1 M
Shelter	\$170 M	\$738 M	\$2.34 B	\$4.07 B
Tobacco	\$5.06 M	\$22.2 M	\$68.6 M	\$118 M
Transportation	\$154 M	\$666 M	\$2.11 B	\$3.66 B
Utilities	\$62.8 M	\$274 M	\$857 M	\$1.49 B
<b>Monthly Household Consumer Expenditure (2018)</b>				
Total Household Expenditure	\$4,747	\$4,691	\$5,014	\$5,093
Total Non-Retail Expenditure	\$2,474 52.1%	\$2,448 52.2%	\$2,619 52.2%	\$2,664 52.3%
Total Retail Expenditures	\$2,273 47.9%	\$2,243 47.8%	\$2,394 47.8%	\$2,429 47.7%
Apparel	\$169 3.6%	\$167 3.6%	\$179 3.6%	\$181 3.6%
Contributions	\$200 4.2%	\$197 4.2%	\$217 4.3%	\$222 4.4%
Education	\$183 3.9%	\$180 3.8%	\$195 3.9%	\$200 3.9%
Entertainment	\$266 5.6%	\$262 5.6%	\$281 5.6%	\$286 5.6%
Food and Beverages	\$704 14.8%	\$697 14.9%	\$740 14.8%	\$749 14.7%
Furnishings and Equipment	\$163 3.4%	\$160 3.4%	\$173 3.4%	\$176 3.5%
Gifts	\$117 2.5%	\$115 2.5%	\$125 2.5%	\$128 2.5%
Health Care	\$379 8.0%	\$376 8.0%	\$398 7.9%	\$403 7.9%
Household Operations	\$136 2.9%	\$134 2.8%	\$145 2.9%	\$148 2.9%
Miscellaneous Expenses	\$71 1.5%	\$70 1.5%	\$74 1.5%	\$75 1.5%
Personal Care	\$62 1.3%	\$61 1.3%	\$66 1.3%	\$67 1.3%
Personal Insurance	\$35 0.7%	\$34 0.7%	\$37 0.7%	\$38 0.8%
Reading	\$11 0.2%	\$10 0.2%	\$11 0.2%	\$11 0.2%
Shelter	\$977 20.6%	\$967 20.6%	\$1,033 20.6%	\$1,050 20.6%
Tobacco	\$29 0.6%	\$29 0.6%	\$30 0.6%	\$30 0.6%
Transportation	\$885 18.7%	\$872 18.6%	\$931 18.6%	\$944 18.5%
Utilities	\$361 7.6%	\$358 7.6%	\$379 7.6%	\$383 7.5%

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