

GLEN OAKS | QUEENS  
NEW YORK CITY

**254-05**

HILLSIDE AVENUE

CORNER OF LITTLE NECK  
PARKWAY & 255TH STREET



SUBLEASE OPPORTUNITY



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# 254-05

## HILLSIDE AVENUE

**POSSESSION: IMMEDIATE**  
Immediate - CVS Sublease  
Through 1/31/2027

**STRONG VEHICULAR TRAFFIC**  
Hillside Avenue & Little Neck  
Parkway Over 40,000+ Vehicles  
Per Day

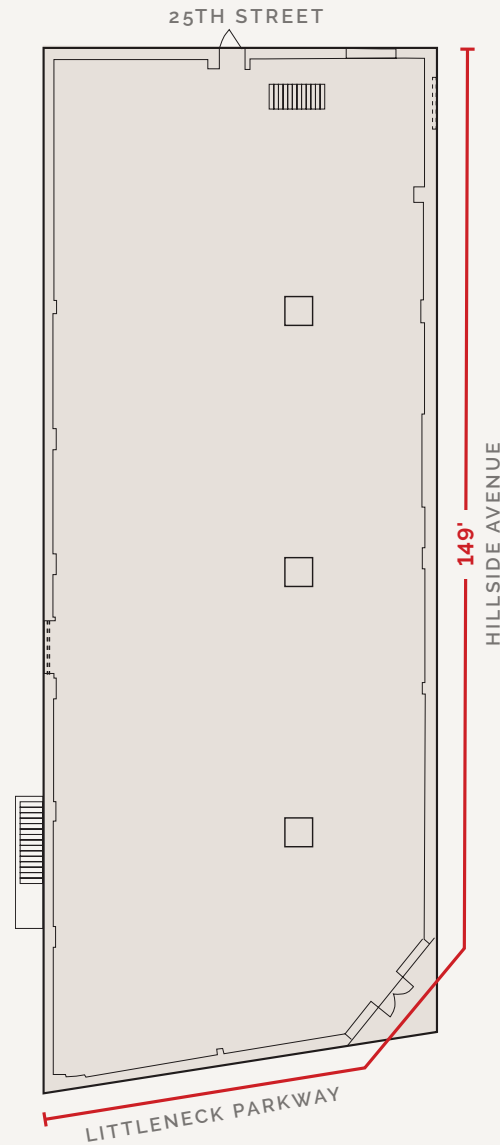
**LOCATED DIRECTLY IN FRONT  
OF PUBLIC TRANSIT**  
Limited Q36 on Little Neck  
Parkway

**PRIVATE PARKING**  
Gated entrances into lot with  
approx. 20 car parking spots

**NEIGHBORS**  
7-Eleven • Dunkin'  
Baskin-Robins • Subway  
Usha Foods • Patel Brothers  
Market • Premium Super Market  
• AT&T • PM Pediatric Urgent  
Care • Capital One

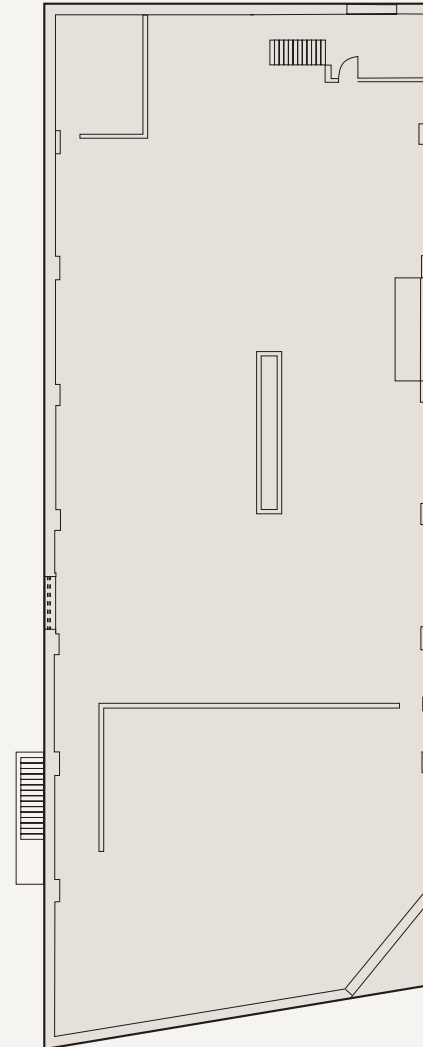
### GROUND FLOOR

9,168 SF



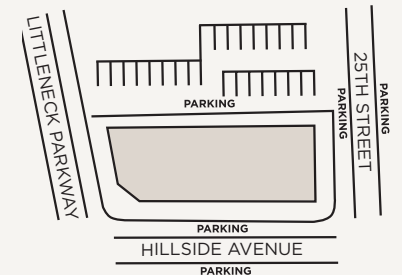
### LOWER LEVEL

8,468 SF



### SITE PLAN

LOT SIZE: .47 AC



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CORNER STOREFRONT



PARKING



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For more information, please contact

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**CUSHMAN &  
WAKEFIELD**