



THE BAY TERRACE SHOPPING CENTER PROFESSIONAL OFFICE SPACE AVAILABLE

212-45 26th Avenue, Bayside, NY 11360 | bayterrace.com



OFFICE SPACE ABOVE RESTAURANT ROW + OUTDOOR SEATING AREA



ENTRANCE TO BAY TERRACE



OFFICE SPACE ABOVE RESTAURANT ROW

- Premier lifestyle shopping center in the heart of Queens.
- Extensive shopping center renovations underway including facade upgrades, updated landscaping, signage improvements, outdoor dining and seating areas, and pedestrian access improvements.
- Easily accessible via the Cross Island Parkway & Clearview Expressway
- Grocery anchored shopping center.
- More than 60 stores and services, including: Accessories/Shoes, Apparel, Food & Dining, Health & Beauty, Home, Services, Specialty.
- Over 1,500 **FREE** parking spaces

SECOND FLOOR PROFESSIONAL OFFICE SPACE OPPORTUNITY

WITH ELEVATOR ACCESS

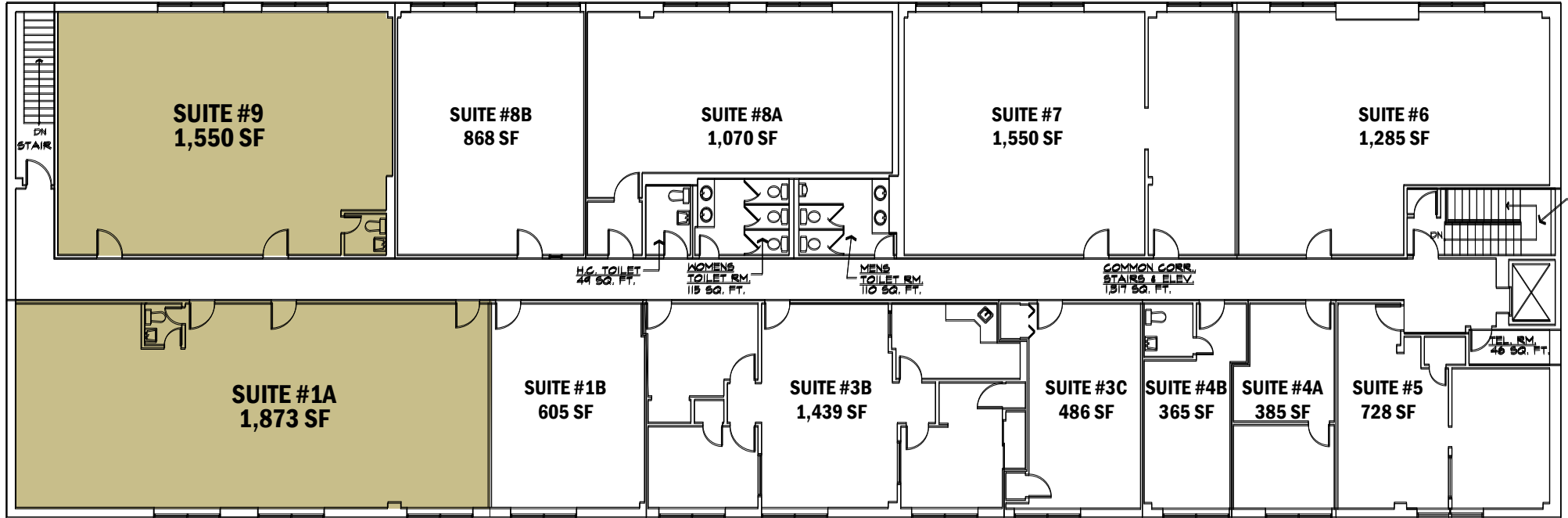
1,550 SF + 1,873 SF UNITS

DEMOGRAPHICS	1 MILE	3 MILE	5 MILE
Population	30,906	313,835	831,742
Average HH Income	\$115,712	\$103,233	\$101,539



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[EXISTING UPPER LEVEL OFFICE BUILDING SITE PLAN]