

The Virginia



\$ 250,000



98-120 Queens Blvd, #1G, Rego Park, NY 11374

- » MLS #: 949623
- » Office | 700 ft²
- » 24 Hours Security, Professional Office, Heat & Hot Water included, Next to R& M Subway Lines.
- » More Info: 98-120QueensBlvd1G.lsForSale.com



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ROYAL
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A unique commercial offering in the distinguished prewar building The Virginia, ideally located on Queens Boulevard—one of New York City's major thoroughfares. This one-of-a-kind suite features a private entrance and is part of a collection of four contiguous commercial units (1B, 1F, and 1G) currently available for sale. Formerly used by a single professional client, these units may be able to convert back to residential use. Positioned at the crossroads of Forest Hills and Rego Park, this space benefits from exceptional visibility, strong foot traffic, and unparalleled accessibility. The R and M subway lines, Long Island Rail Road (LIRR), and Q60 Bus line are just steps from the front door. Major highways are nearby, and street parking is easy to find. The building also features a 24-hour video intercom system and a live-in superintendent. Maintenance fee for all units as follows: (1F, 966.42, 1G, \$619.50, and 1B, \$1003.61. Owner financing available for qualified buyers. Unit 1G is also available for Rent with option to buy for \$2000/month.

