

# IDEAL QUEENS

184-60 JAMAICA AVE



**5K-150K SF AVAILABLE FOR LEASE**

**184-10 & 184-60 JAMAICA AVENUE  
JAMAICA, NY 11423**

[IDEALQUEENS.COM](http://IDEALQUEENS.COM)







## Warehouse, Logistics Distribution & Manufacturing

Ideal Queens is located at 184-10 and 184-60 Jamaica Avenue in Jamaica, Queens. Totaling 620K square feet, the property consists of two interconnected 5 and 6-story industrial buildings situated on a 3.5-acre lot with secured parking. The building hosts a variety of tenants spanning from garment manufacturing & distributing, cold storage food production, 3rd party logistics (3PL), and warehousing.

**11'-20"**

Clear Height

**23'-26'**

Column Spacing

**14**

Loading Docks

**6**

Freight  
Elevators

**127**

Standard  
Parking Spaces

**24/7**


Access

Fully  
Sprinklered

Fiber-optic,  
Broadband, and  
Cable Services  
Available






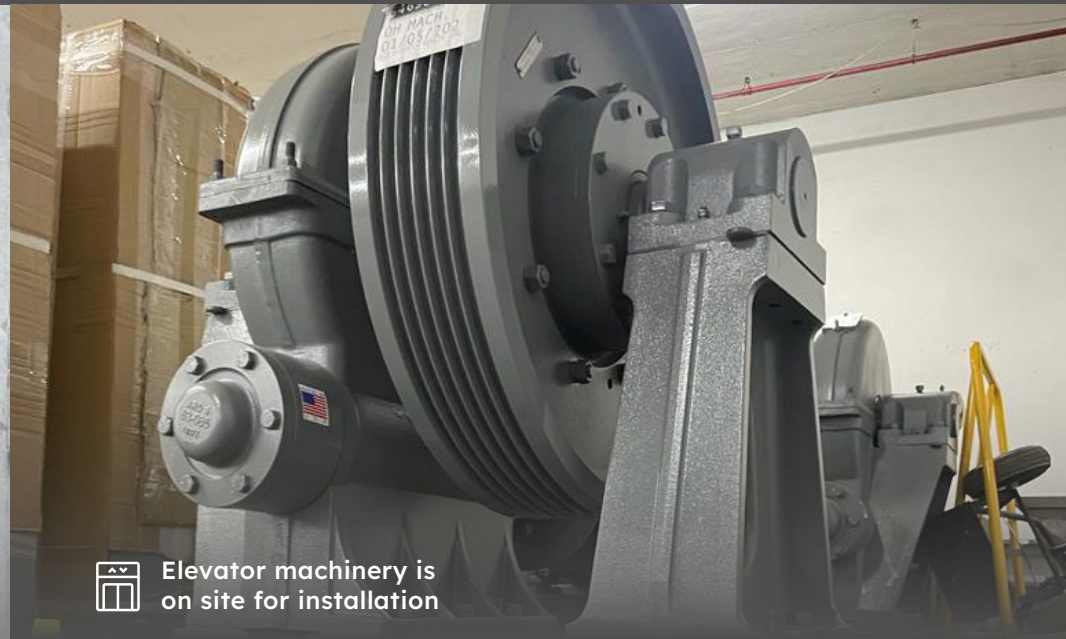
 Upgraded loading docks




 New Roofing



 Window mock-up has been completed and installation is underway



 Elevator machinery is on site for installation

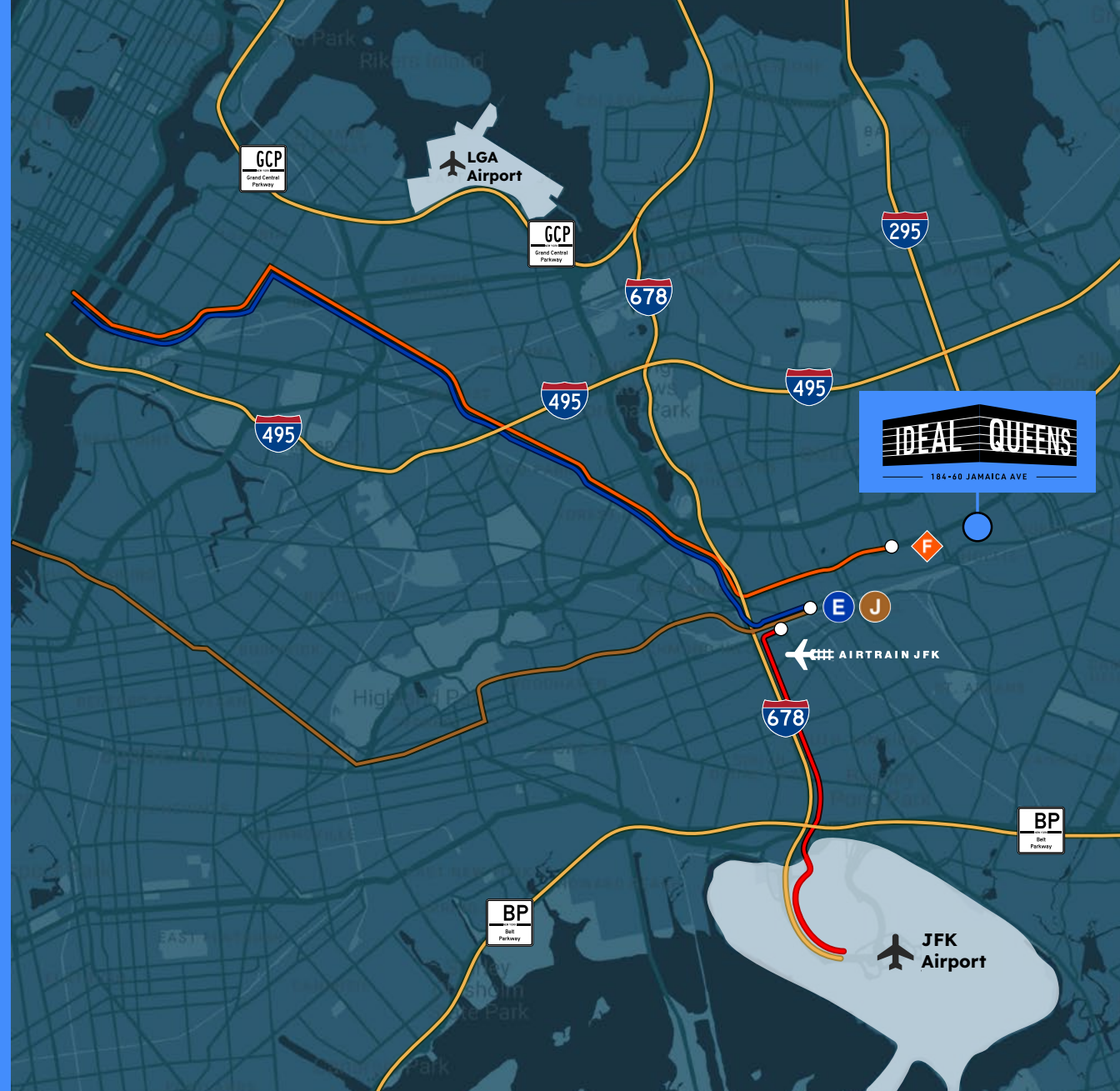
## \$8M of Upgrades Underway

The new ownership has begun a comprehensive renovation of Ideal Queens. This intricate modernization project will transform the building into a class-A industrial center by improving the building infrastructure and tenant experience.

# Ideal Location...

## Ideal for Last Mile Distribution

Connecting Manhattan to Long Island, Ideal Queens is located on Jamaica Avenue in close proximity to LaGuardia Airport and JFK International Airport. The building is situated on a major thoroughfare with accessibility to I-295, I-678, and I-495. For a convenient commute, employees enjoy proximity to Jamaica Station, serviced by the E,J,M, and Z subway lines and the Long Island Railroad. For the commuters that drive, easy access to the Belt Parkway and Grand Central Parkway.



**0.5**

Miles from  
LIRR

**0.7**

Miles from  
F Train

**5.4**

Miles from  
JFK Airport

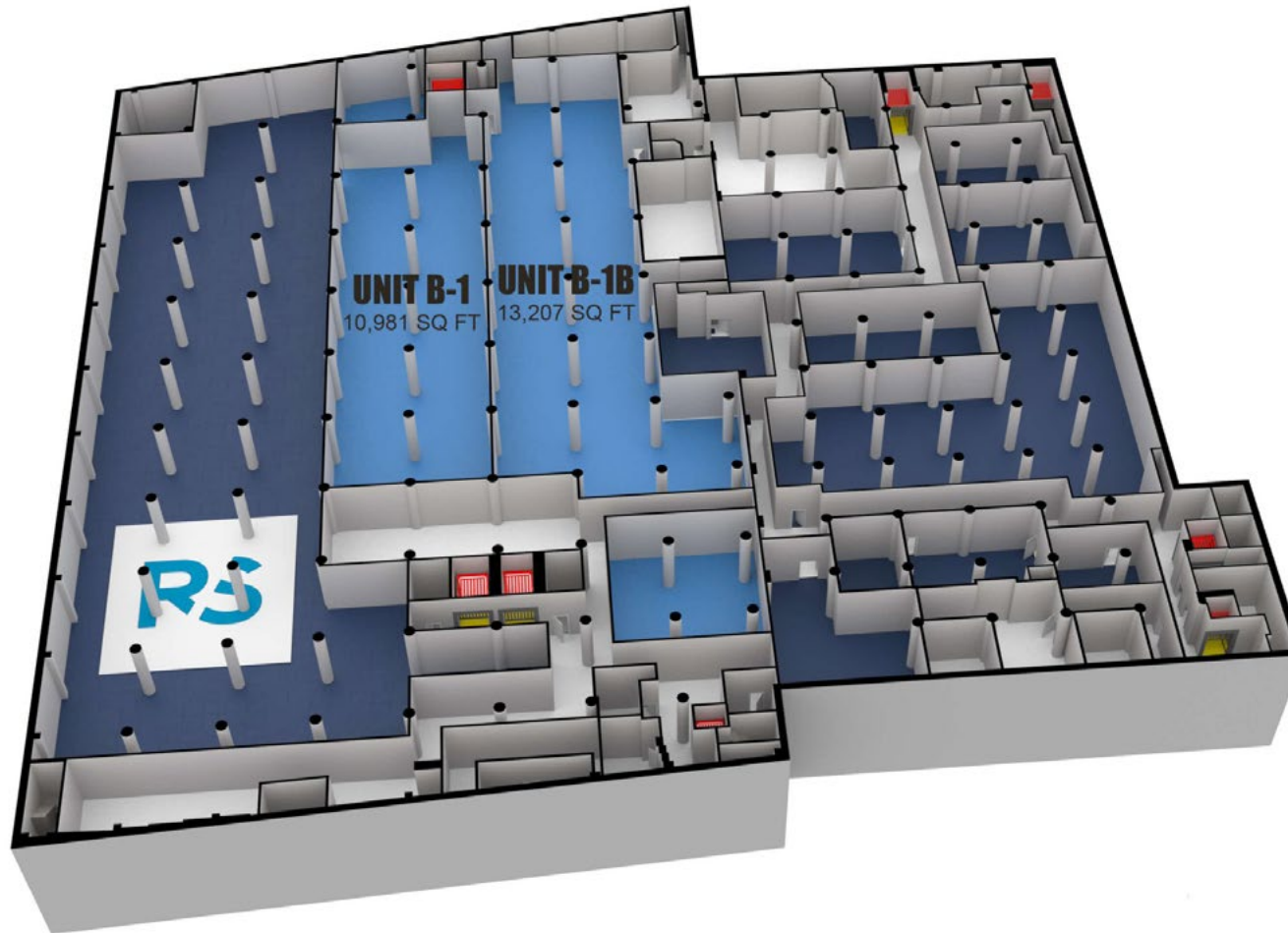
**8.3**

Miles from  
LaGuardia  
Airport

**14.3**

Miles from  
Midtown  
Manhattan

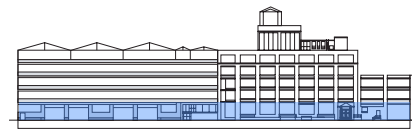
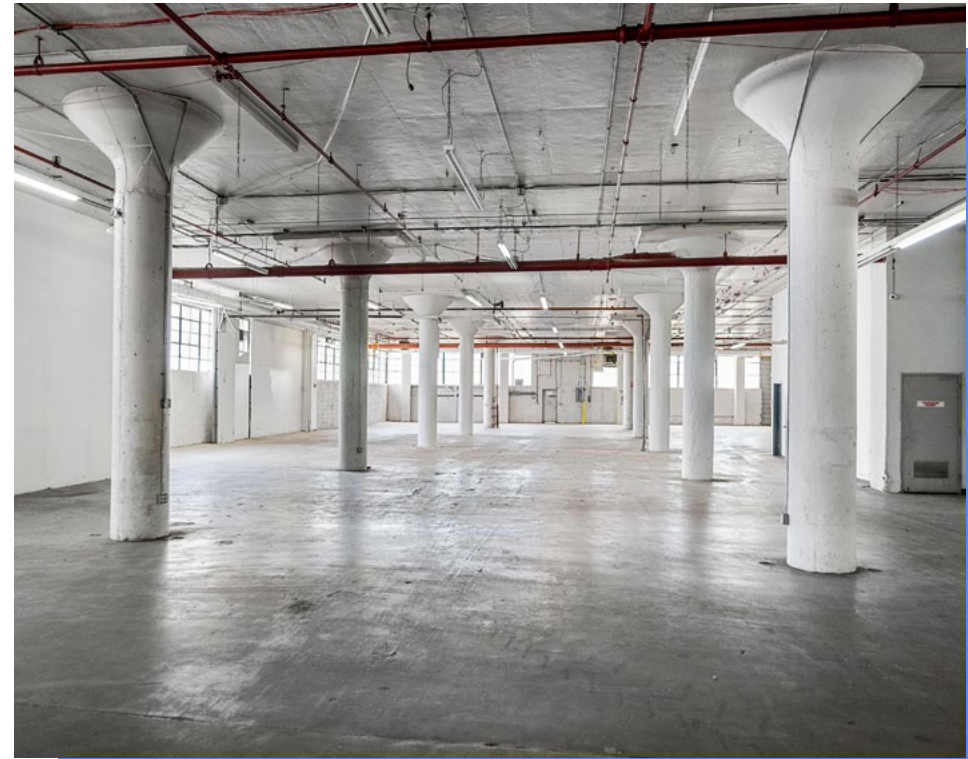




## Basement

**24,188**  
Total RSF

**13'**  
Ceiling Heights



## First Floor

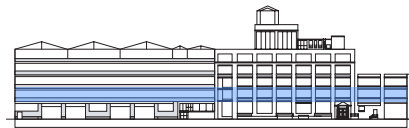
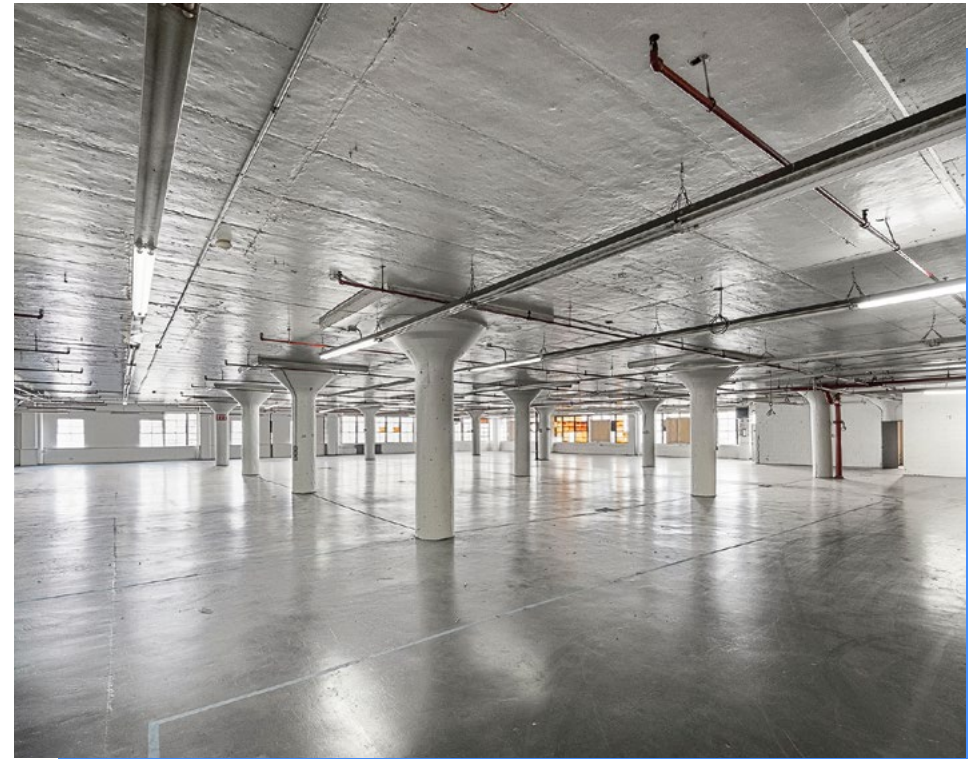
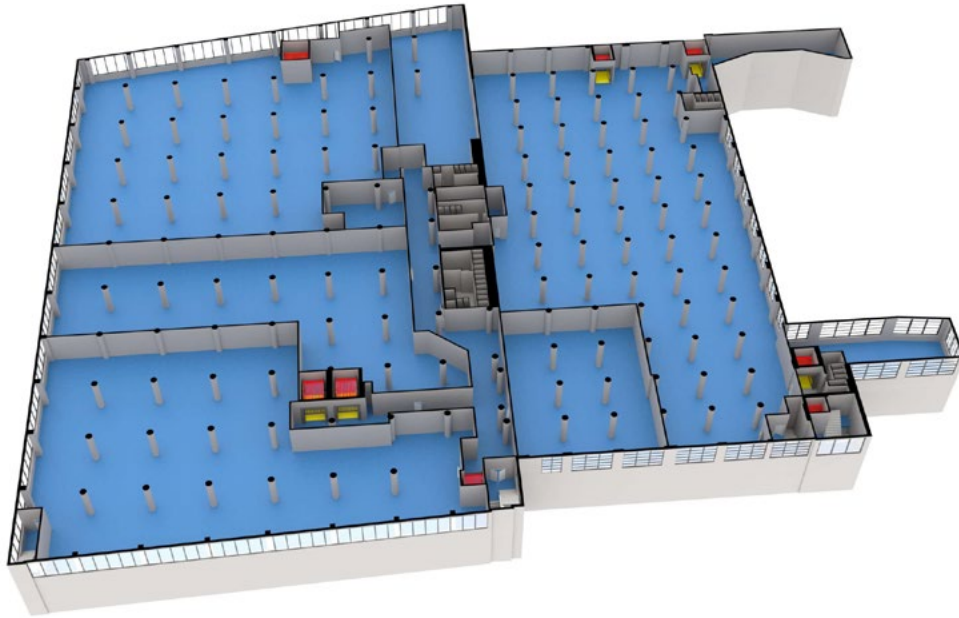
**31,178**

Total RSF

**16'**

Ceiling Heights

**FULL FLOOR 108,369 SF**



## Second Floor

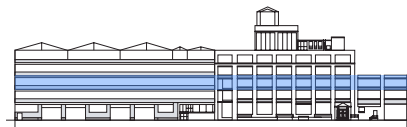
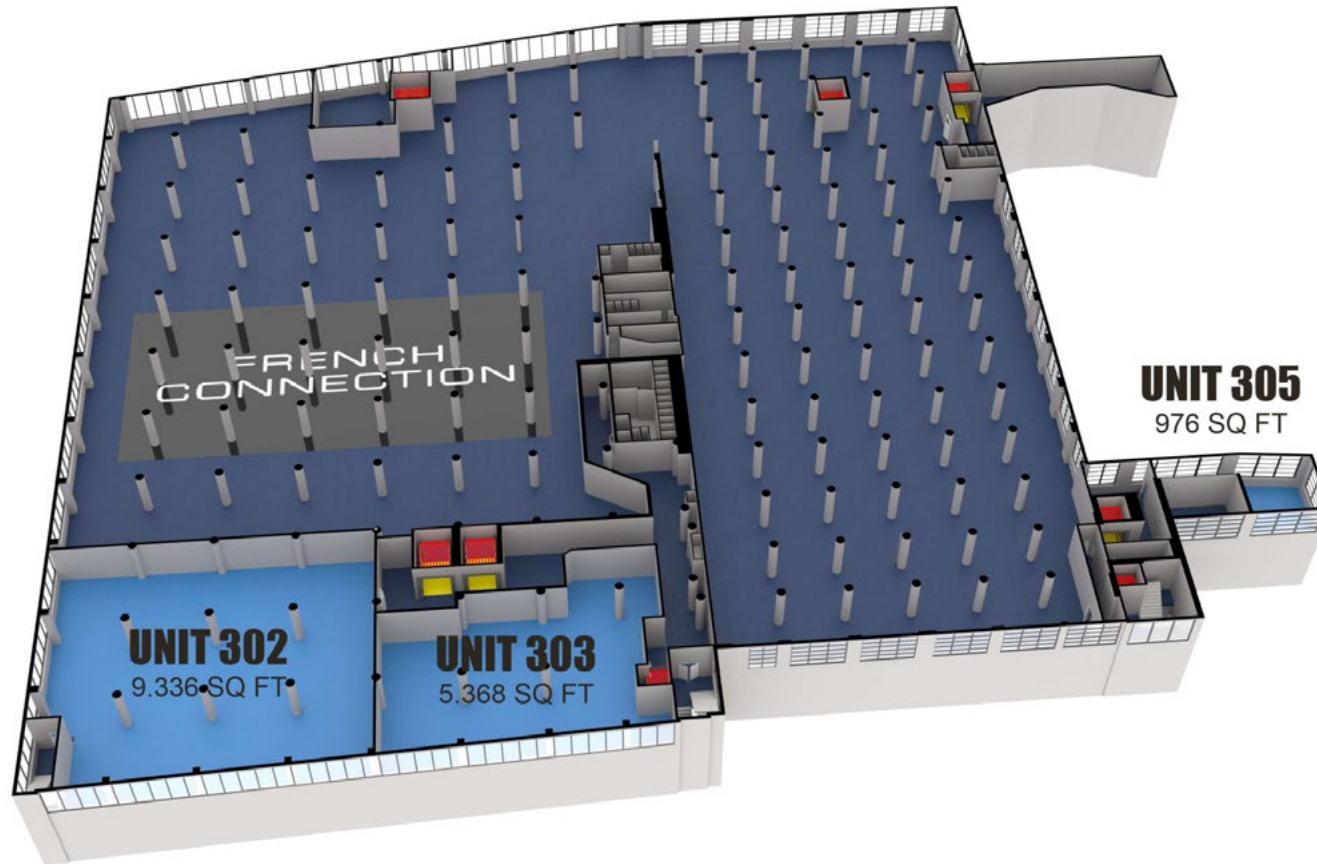
**108,369**

Total RSF

**11'3"**

Ceiling Heights





## Third Floor

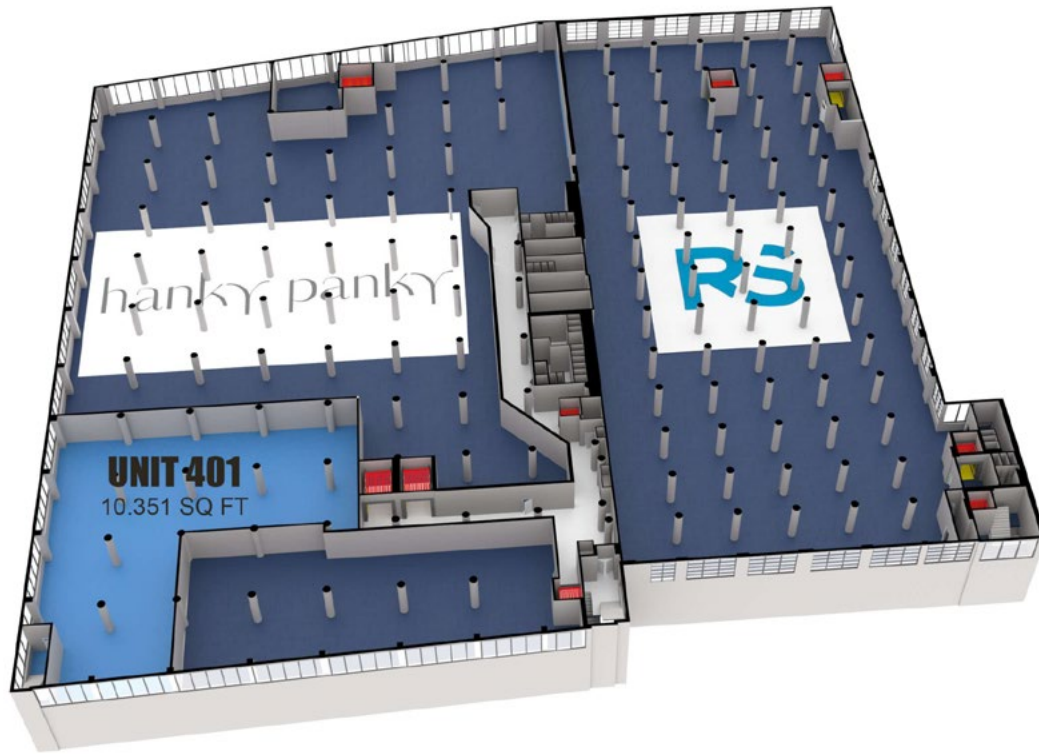
**15,680**

Total RSF

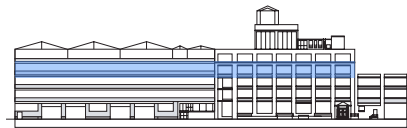
**13'2"**

Ceiling Heights





Newly Renovated Bathroom



## Fourth Floor

10,351

Total RSF

13'2"

Ceiling Heights



## CONTACT US



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