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# ***REAL ESTATE WEEKLY***

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## **Kids Retailer Leases 30,000 s/f Store**

Youngworld, the children's retailer with 16 stores in six states, leased 30,000 s/f for a new three-story location at 37-30 Junction Boulevard, between 37<sup>th</sup> Avenue and Roosevelt Avenue in the Corona section of Queens.

The retailer has been a part of the community for more than 30 years, previously operating a 20,000 s/f location at nearby 37-80 Junction Boulevard.

"They wanted to be in a more state-of-the-art property that was more spacious," explained Winick Realty Group LLC senior managing director Zach Mishaan, who represented Youngworld and landlord Jenel Management in the 15-year lease transaction.

Built after the address had been ravaged by fire, the new, all-glass construction at 37-30 Junction Boulevard features 18-foot ceilings and three floors measuring 10,000 s/f apiece, giving Youngworld a new, contemporary home without abandoning the clientele they've served for so many years.

The 20,000 s/f vacated by Youngworld at 37-80 Junction Boulevard has subsequently been leased to iconic New York City drugstore chain Duane Reade, which was drawn to the space for its proximity to the subway, explained Mishaan, who represented the retailer and landlord Crown Acquisitions in the deal. Duane Reade is currently renovating the space and plans to open later this year.

"We had to get creative," Mishaan said of the two deals. "Duane Reade needed to be closer to the subway and Youngworld needed more space. It was a perfect fit."

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