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## Itzhaki Acquisitions Develops Retail Building In Queens, Fully Leases Space



Itzhaki Acquisitions has completed the ground-up development of a 14,000-square-foot retail building at 117-02 to 117-10 Guy Brewer Boulevard in Queens, New York. The single-story retail building is fully leased to two tenants, Family Dollar and Afro-American Parents Educational Center.

Family Dollar, a small-format value and convenience retailer, signed a 10-year lease for approximately 9,000 square feet of space at the property. Afro-American Parents Educational Center, which specializes in preschool and child care services, signed a five-year lease and will occupy approximately 5,000 square feet of space at the property. David Feit, Esq. represented the ownership in the leasing of this transaction. Itzhaki Acquisitions leased the space as a white box and did a custom build out for the childcare facility.

"This project marks our first retail development in this part of Queens," said Gil Boosidan, President of Itzhaki Acquisitions. "We were able to mitigate our risk of entering a new market by signing a 10-year lease with Family Dollar prior to acquiring the site for development."

Traditionally focused on Manhattan, Itzhaki Acquisitions is aggressively expanding its business into Queens and the Bronx in both the retail and residential spaces, forging new relationships with brokers and partnering with retailers.