



RETAIL SPACE

MELVILLE, NY

437-447 WALT WHITMAN ROAD

SIZE

Retail Space 5

Ground Floor 1,247 SF (15'-10" X 66'-5")

Retail Space 6

Ground Floor 1,228 SF (15'-11" X 71'-7")

Lower Level 1,236 SF

*Spaces can be combined up to 2,475 SF with 31'-9" of frontage

ASKING RENT

Upon Request

STATUS OF PREMISES

Vacant

CO-TENANTS

Murphy's Music, Bagel Biz, Bubble Tea, Chinese Restaurant

NEIGHBORS

Walt Whitman Shops: Macy's, Saks Fifth Avenue, Bloomingdale's, Urban Outfitters, Apple, Sephora, LOFT, Madewell, Carhartt, Arhaus, Michael Kors, West Elm, TUMI, Victoria's Secret, The Paper Store, Build-A-Bear, Forever 21, Zara, Potterybarn, GAP, The Cheesecake Factory, P.F. Chang's, Panera Bread, California Pizza Kitchen, Sweetgreen, Starbucks

Huntington Shopping Center: Whole Foods, REI, Container Store, Williams Sonoma, Ulta, Tilly's, PetSmart, Visionworks, Burger Village, BFT, Love Sac, Paris Baguette

Chipotle, Sam Ash Music, Dunkin', Walgreen's

COMMENTS

Former Hair Salon at highly trafficked signalized intersection with 45,000 vehicles per day

CONTACT EXCLUSIVE AGENTS

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Please visit us at ripcony.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

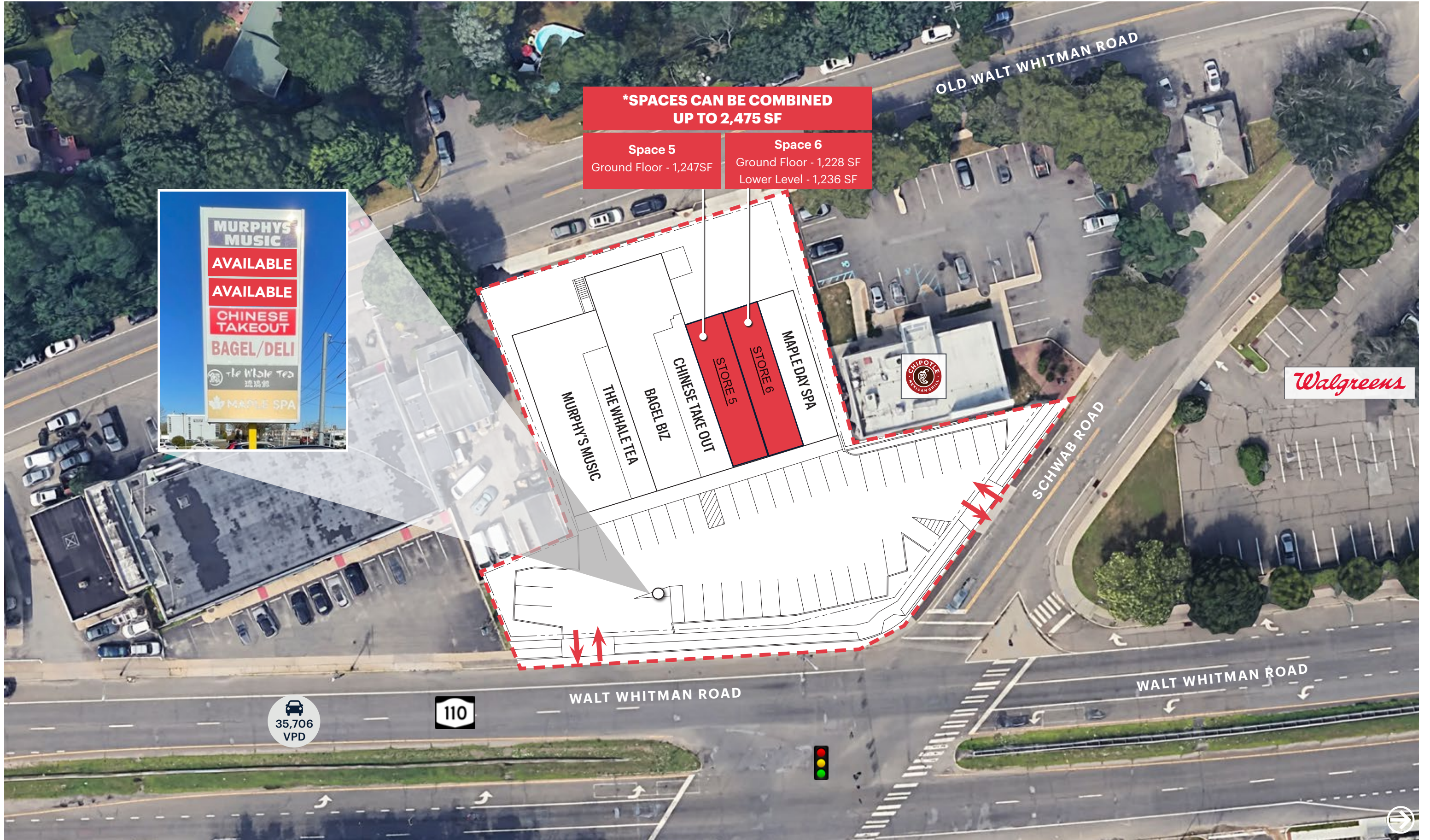
MARKET AERIAL



437-447 WALT WHITMAN ROAD MELVILLE, NEW YORK



AERIAL



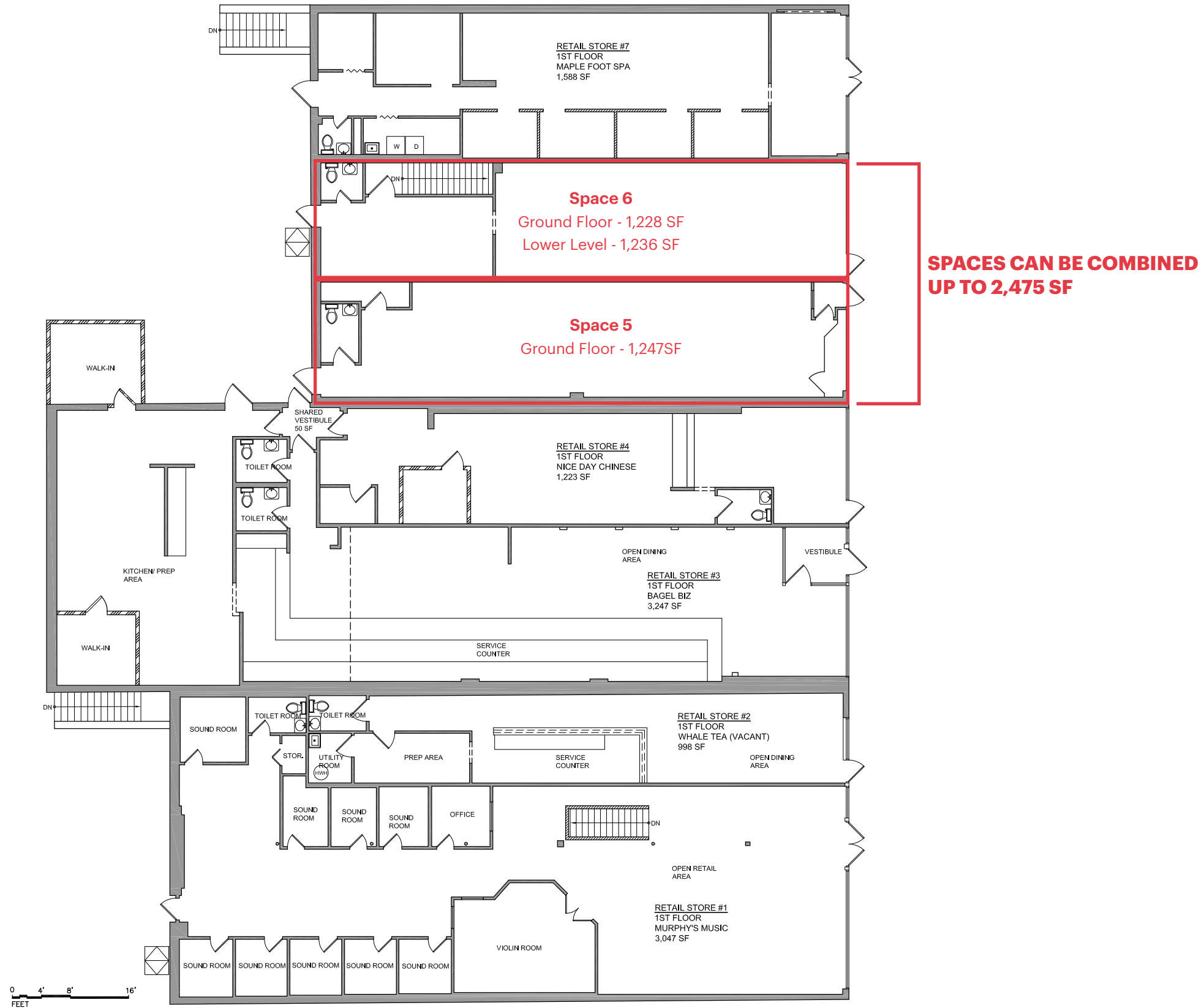
***SPACES CAN BE COMBINED
UP TO 2,475 SF**

Space 5
Ground Floor - 1,247SF

Space 6
Ground Floor - 1,228 SF
Lower Level - 1,236 SF



GROUND FLOOR PLAN



LOD - SPACE #5

GROUND FLOOR



LOD - SPACE #6

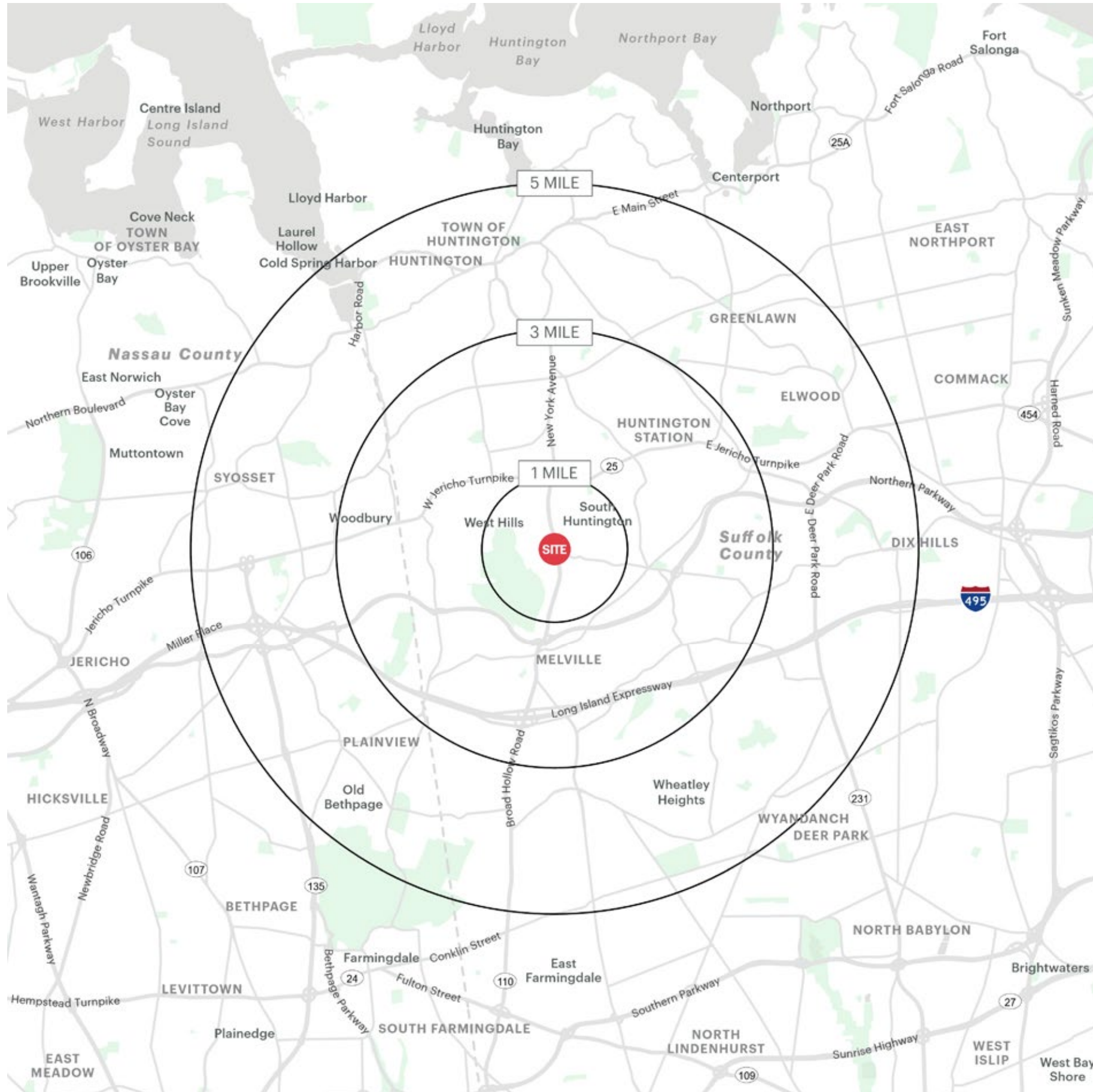
GROUND FLOOR



LOWER FLOOR



AREA DEMOGRAPHICS



437-447 WALT WHITMAN ROAD MELVILLE, NEW YORK

1 MILE RADIUS

POPULATION

10,489

HOUSEHOLDS

3,727

AVERAGE HOUSEHOLD INCOME

\$184,361

MEDIAN HOUSEHOLD INCOME

\$138,436

COLLEGE GRADUATES (BACHELOR'S +)

4,248 - 56.0%

TOTAL BUSINESSES

482

TOTAL EMPLOYEES

3,260

DAYTIME POPULATION (W/ 16 YR +)

6,880

3 MILE RADIUS

POPULATION

74,855

HOUSEHOLDS

24,346

AVERAGE HOUSEHOLD INCOME

\$189,471

MEDIAN HOUSEHOLD INCOME

\$131,517

COLLEGE GRADUATES (BACHELOR'S +)

27,758 - 53.0%

TOTAL BUSINESSES

1,408

TOTAL EMPLOYEES

13,513

DAYTIME POPULATION (W/ 16 YR +)

30,647

5 MILE RADIUS

POPULATION

195,349

HOUSEHOLDS

65,338

AVERAGE HOUSEHOLD INCOME

\$207,197

MEDIAN HOUSEHOLD INCOME

\$149,390

COLLEGE GRADUATES (BACHELOR'S +)

81,792 - 59.0%

TOTAL BUSINESSES

2,661

TOTAL EMPLOYEES

31,697

DAYTIME POPULATION (W/ 16 YR +)

60,637

AREA DEMOGRAPHICS

