RETAIL SPACE

CENTEREACH, NY

CENTEREACH SQUARE

MIDDLE COUNTRY ROAD AND MARK TREE ROAD

UNDER NEW OWNERSHIP!

AVAILABLE SIZES
997 SF up to 14,418 SF
2,025 SF Auto Garage
*6,065 SF 2nd Generation End Cap (Divisible)

ASKING RENT
Upon Request
NNNs - $9.97 PSF
   Taxes - $6.34 PSF
   CAM - $2.87 PSF
   Snow - $0.77 PSF

CO-TENANTS
Walmart, Big Lots, Savers (Coming Soon), Phenix Salon Suites (Coming Soon), 8 Bit Bites (Coming Soon), Planet Fitness, Party City, Goldfish Swim, Tropical Smoothie Cafe, Sally Beauty, Leslie's Pool Supplies, Olive Garden, Moe's Southwest Grill, GameStop, Denny's, Rockbox Fitness, Dickey's BBQ

NEIGHBORS
Dollar Tree, Walgreens, CVS, McDonald's, AutoZone, Harbor Freight Tools, Buffalo Wild Wings, Visionworks, Arby's, Wing Stop, Brownstones, AT&T, Pro-Health, Cabo Fresh, Voodoo Crab, Gold Medal Gymnastics, Burger King, Ocean State Job Lot, Advanced Auto, Quick Chek

COMMENTS
Multiple traffic light access

Convenient access to Nicolls Rd (Rt. 97)

2,307 parking spaces

GLA: 387,034 SF

45,000 VPD on Middle Country Road

CONTACT EXCLUSIVE AGENTS

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Please visit us at ripcony.com for more information

AERIAL

CENTEREACH SQUARE

Walmart • BIG LOTS! • planet fitness • savers

PartyCity • carter's • SALLY BEAUTY

Mad's • LESLIE'S SWIMMING POOL SUPPLIES • tropical SMOOTHIE CAFE • Olive Garden

GameStop • ROK BOX • DICKEY'S BARBECUE PIT • Phenix Salon Suites (COMING SOON)

Denny's

SPACE AVAILABLE FROM
997 SF up to 14,418 SF
2nd Generation Restaurants Available

NEW VILLAGE PLAZA OF CENTEREACH

Arby's • at&t • CaboFresh

CENTEREACH COMMONS
DOLLAR TREE • OffTrackBetting • SHERWIN WILLIAMS

CVS pharmacy

Walgreens • White Castle • DUNKIN'

POPEYES LOUISIANA KITCHEN • M (McDonald's)

25 MIDDLE COUNTRY ROAD

BURGER KING

Wendy's

Starbucks • KFC • SUBWAY • AutoZone • HARBOR FREIGHT
T·Mobile • Visionworks

Ocean State JOB LOT

50,832 VPD

44,602 VPD

65,850 VPD

NICOLLS ROAD

97

SUFFOLK COUNTY 97

SITE PLAN

	TENANT	SQUARE FEET
1	Walmart	151,067 SF
2	Planet Fitness	23,118 SF
3	AVAILABLE	1,407 SF
4	AVAILABLE	1,882 SF
5	AVAILABLE	5,452 SF
6	Goldfish Swim	9,345 SF
7	AVAILABLE	6,065 SF
8	Tropical Smoothie Cafe	1,986 SF
9	New Golden Buffet	7,000 SF
10	AVAILABLE	2,960 SF
11	AVAILABLE	2,400 SF
12	Sally Beauty	1,467 SF
13 / 14	Savers - Coming Soon	26,751 SF
15	AVAILABLE	8,000 SF
16	AVAILABLE - AUTO GARAGE	2,025 SF
17	8 Bit Bites - Coming Soon	2,168 SF
18	Leslie's Swimming Pools	4,258 SF
19	Dickey's BBQ	2,150 SF
20	Rockbox Fitness	3,350 SF
21	Rainbow	5,000 SF
22	Olive Garden	9,100 SF
23	Denny's Restaurant	5,000 SF
24	Party City	14,885 SF
25	Supercuts	1,825 SF
26	AVAILABLE	997 SF
27	U.S. Postal Service	10,000 SF
28	Moe's Southwest Grill	2,500 SF
29	Big Lots	33,600 SF
30	Phenix Salons (Coming Soon)	9,600 SF
31	Carter's	4,790 SF
32	Centereach Liquor	3,500 SF
33	Jejojo Bagels	1,600 SF
34	Model Nails (Coming Soon)	3,800 SF
35	I-Fix-Screens.com, Inc.	1,600 SF
36	Gamestop	1,400 SF
37	Voullapitta	1,600 SF
38	AVAILABLE	14,418 SF (Divisible)

Can Be Combined 8,741 SF

2nd Generation Restaurant End Cap (Divisble)

SUITE 007 - 6,065 SF - 2ND GENERATION RESTAURANT DIVISION PLAN
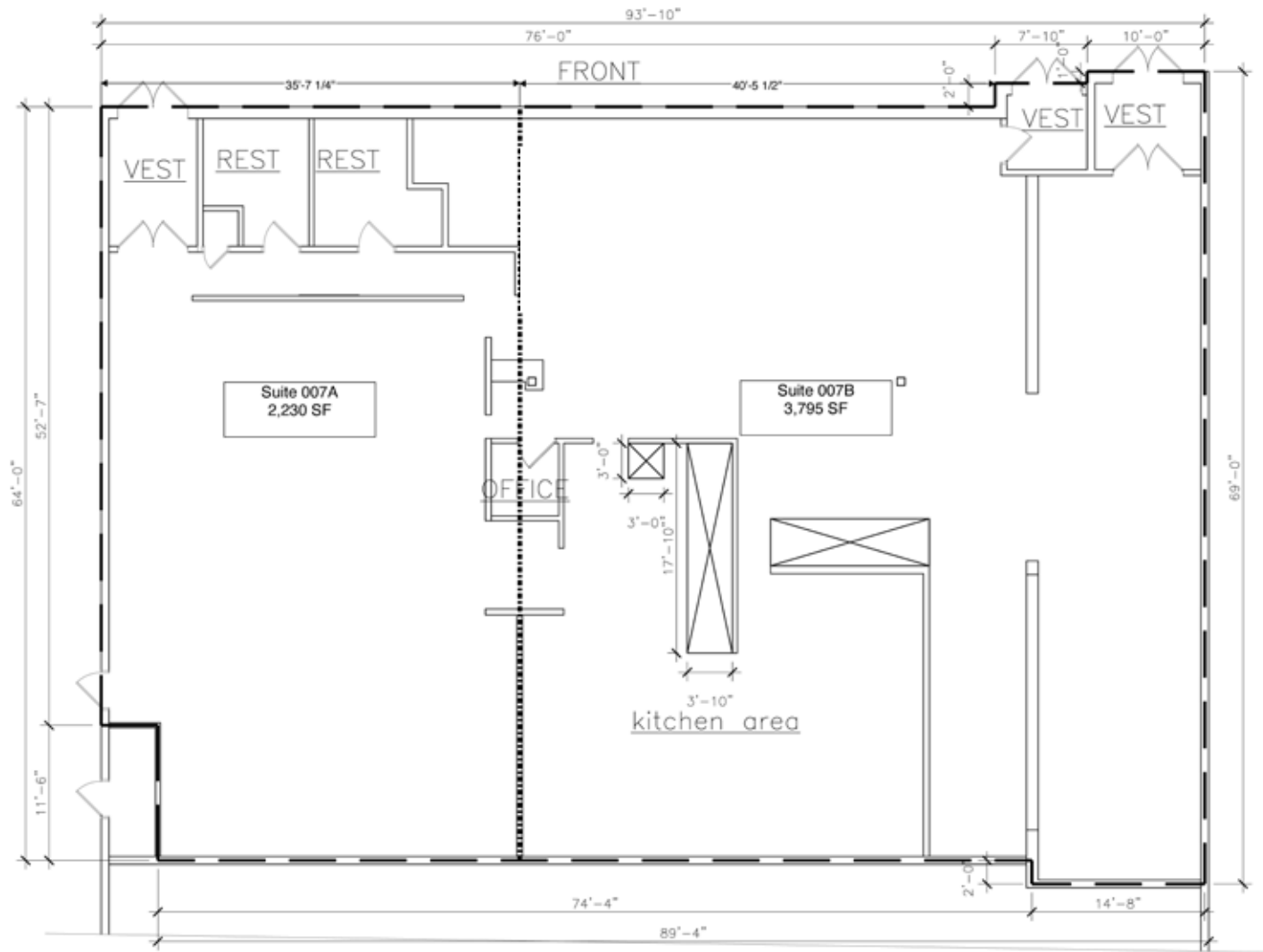
SUITE 038 - 14,418 SF (DIVISIBLE)

REAR

FRONT

VEST

VEST

VEST

REST

REST

Suite 007A
2,230 SF

Suite 007B
3,795 SF

OFFICE

kitchen area

rest

rest

FACP

JC

break

office

storage
1,043
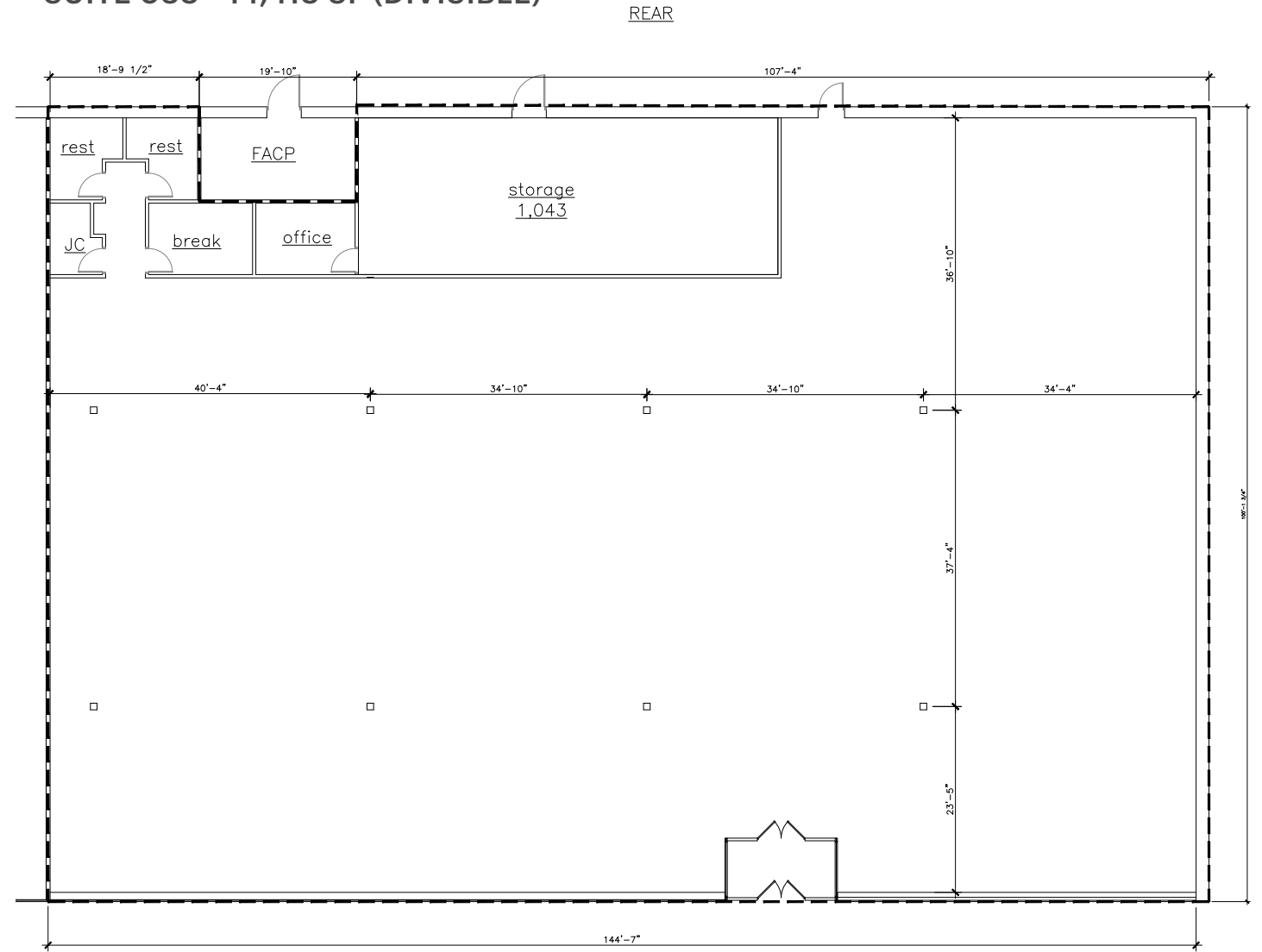
AREA DEMOGRAPHICS
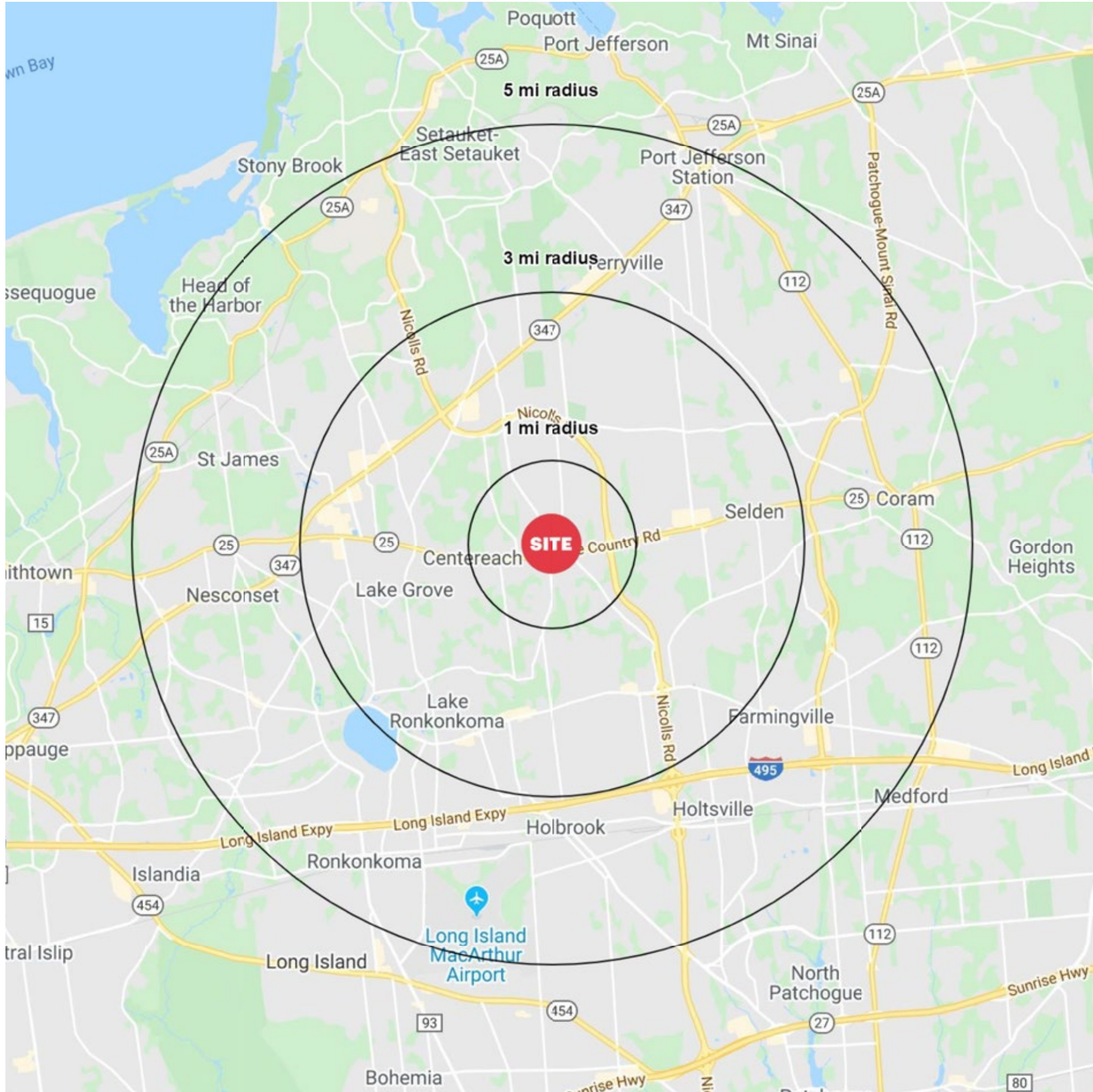
1 MILE RADIUS

POPULATION
11,556

HOUSEHOLDS
3,681

AVERAGE HOUSEHOLD INCOME
$117,723

MEDIAN HOUSEHOLD INCOME
$105,845

COLLEGE GRADUATES (BACHELOR'S +)
2,207 - 28.0%

TOTAL BUSINESSES
485

TOTAL EMPLOYEES
3,738

DAYTIME POPULATION (W/ 16 YR +)
6,735

3 MILE RADIUS

POPULATION
103,664

HOUSEHOLDS
35,533

AVERAGE HOUSEHOLD INCOME
$121,231

MEDIAN HOUSEHOLD INCOME
$104,560

COLLEGE GRADUATES (BACHELOR'S +)
24,354 - 33.7%

TOTAL BUSINESSES
3,269

TOTAL EMPLOYEES
27,898

DAYTIME POPULATION (W/ 16 YR +)
58,797

5 MILE RADIUS

POPULATION
250,867

HOUSEHOLDS
85,522

AVERAGE HOUSEHOLD INCOME
$123,303

MEDIAN HOUSEHOLD INCOME
$106,233

COLLEGE GRADUATES (BACHELOR'S +)
63,682 - 36.9%

TOTAL BUSINESSES
9,445

TOTAL EMPLOYEES
115,274

DAYTIME POPULATION (W/ 16 YR +)
191,890

AREA DEMOGRAPHICS

Population Density
By Blockgroups

- 7,500 or more
- 5,000 to 7,500
- 2,500 to 5,000
- 1,000 to 2,500
- Less than 1,000

Median HH Income
By Blockgroups

- $100,000 or more
- $75,000 to $100,000
- $50,000 to $75,000
- $30,000 to $50,000
- Less than $30,000