



HERITAGE  
WESTMINSTER

111 HEMPSTEAD TURNPIKE | WEST HEMPSTEAD, NEW YORK



# Prime Retail Opportunity in West Hempstead

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**40,000+**  
SQ FT AVAILABLE

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- Up to 7,000 sq ft of divisible retail space with double-height ceilings
- Additional 750 sq ft of usable rooftop access
- Up to 32,500 sq ft of basement space
- 5,200 sq ft of sub-basement space

## Community Highlights

- Situated in the heart of West Hempstead
- Perfect opportunity for businesses looking to establish themselves in a thriving area with significant community engagement

## Property Features

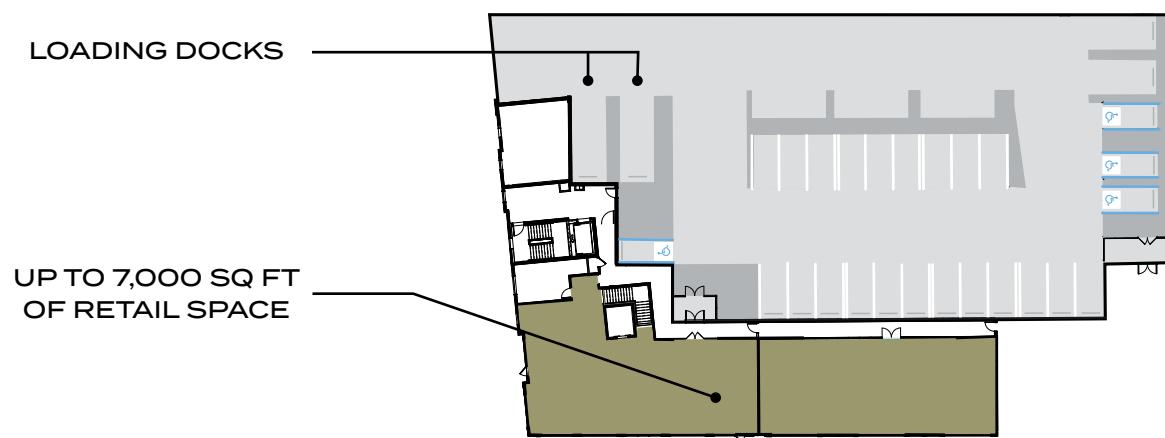
- Located in a vibrant new multifamily community with 428 market-rate apartments
- Excellent visibility with high foot traffic from residents and nearby community
- Close proximity to major highways
- Within a few hundred feet of LIRR West Hempstead Train Station
- Ideal for a variety of retail uses
- On-site parking
- Newly built, customizable spaces to fit your brand's needs
- High ceilings and wide store front windows for maximum exposure



7,000

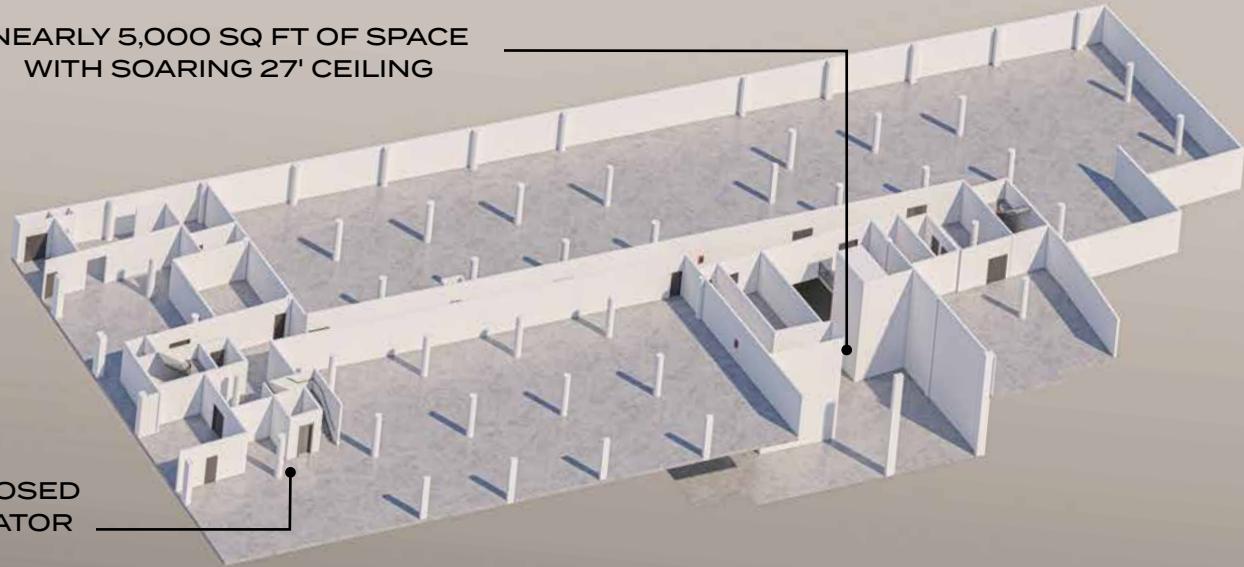
SQ FT OF DIVIDABLE  
RETAIL SPACE

RETAIL FLOOR PLAN



FLOORPLANS & DETAILS | GROUND FLOOR

NEARLY 5,000 SQ FT OF SPACE  
WITH SOARING 27' CEILING



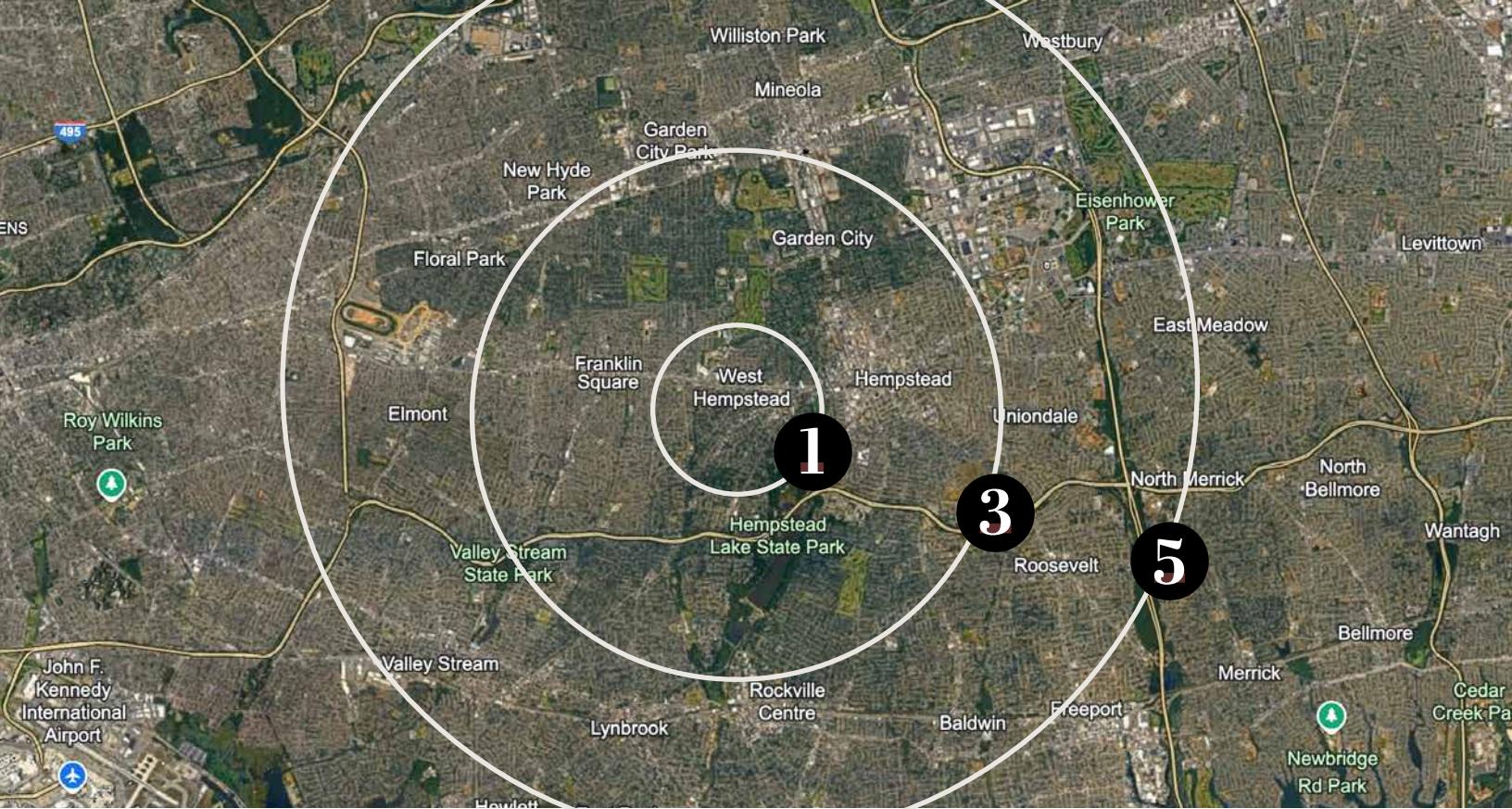
PROPOSED  
ELEVATOR

BASEMENT  
RETAIL  
STORAGE  
10,871 SQ FT

BASEMENT  
RETAIL  
STORAGE  
21,567 SQ FT

SUBBASEMENT RETAIL  
STORAGE  
5,226 SQ FT

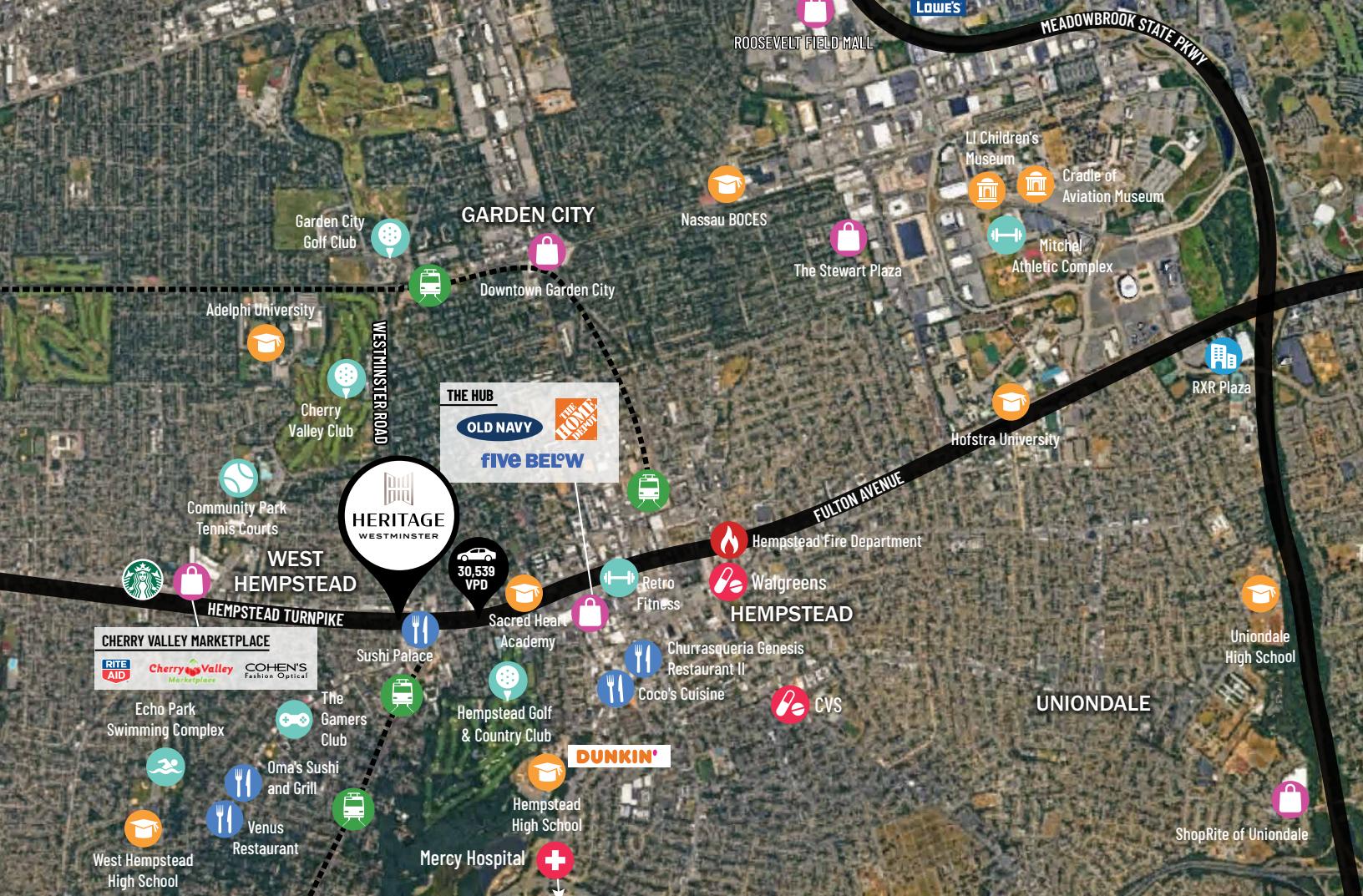
FLOORPLANS AND DETAILS | BASEMENT & SUB-BASEMENT



<b>1</b>	'24 Population	<b>24,649</b>
	'24 Households	<b>7,709</b>
	Avg HH Income	<b>117,657</b>
MILE RADIUS	Med HH Income	<b>89,710</b>

<b>3</b>	'24 Population	<b>239,090</b>
	'24 Households	<b>72,433</b>
	Avg HH Income	<b>144,017</b>
MILE RADIUS	Med HH Income	<b>115,463</b>

<b>5</b>	'24 Population	<b>650,235</b>
	'24 Households	<b>203,628</b>
	Avg HH Income	<b>144,877</b>
MILE RADIUS	Med HH Income	<b>119,019</b>



POINTS OF INTEREST AND TRAFFIC



## Our Story

Heritage Westminster is the newest market rate, mixed use development under Heatherwood's Heritage brand. For over 75 years, Heatherwood has been developing "best-in-class" residential rental apartment homes, commercial properties and vibrant mixed-use spaces throughout Long Island, Brooklyn, and Queens. Heatherwood specializes in creating iconic live, work, play spaces to meet the demands and preferences of today's market. Our offerings include a 2 acre outdoor space with a pool, pickle ball court, cabanas and fitness area. We also have a craft room, children's room, pet spa and much more! Additionally, we have 2 golf courses in our portfolio, one 9-hole and one PGA rated 18-hole course. Heatherwood, in total, manages 7,500 residential apartment homes and 50 commercial units with over 350,000 sqft in the NY metro region.



RETAIL LOCATED NORTHEAST CORNER OF  
HEMPSTEAD TURNPIKE AND BROAD STREET



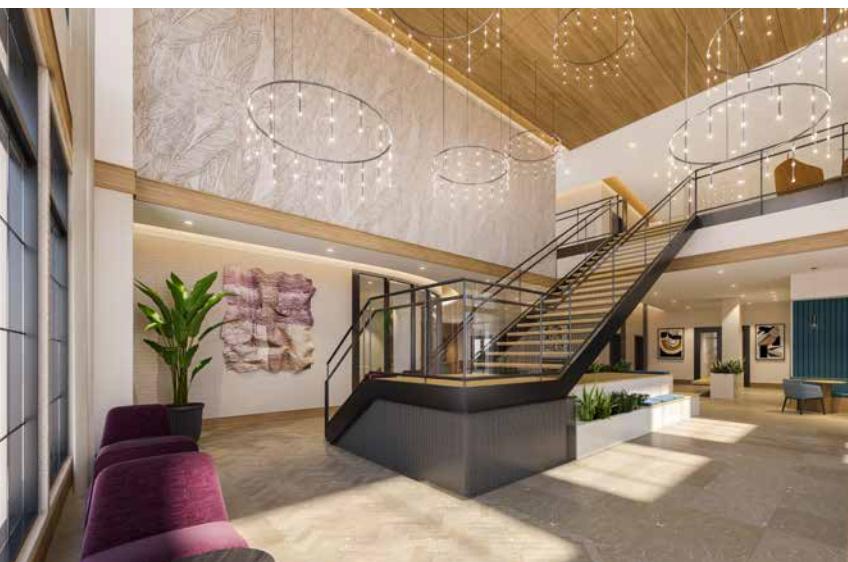
# Exquisite Living Exceptional Design

SURROUNDED BY 428 LUXURY  
APARTMENT HOMES





**HERITAGE**  
WESTMINSTER



Possibilities Are  
Endless!



**HERITAGE**  
WESTMINSTER







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