

For Lease
230 Broadway
Newburg, NY

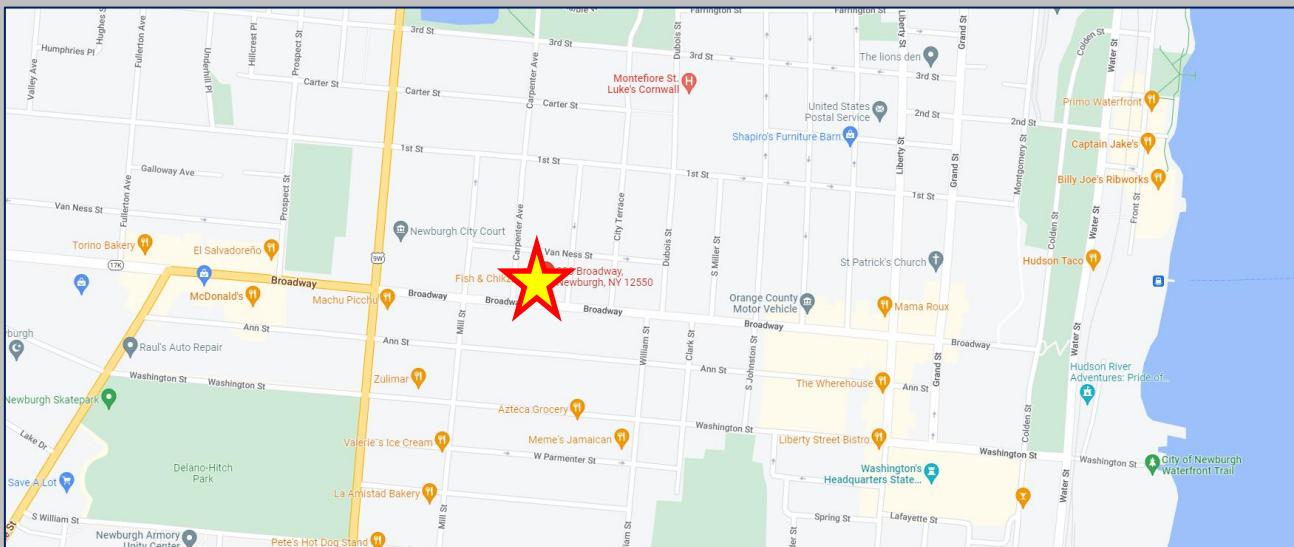


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Property Information

+/- 1,750 SF Retail Available
Price: \$22.50 SF / Gross



Beautiful renovated storefront space in mixed use building

- ❖ High ceilings, Poured concrete floors
- ❖ Perfect for a bar/tavern, cafe, office, retail, personal service, art studio, yoga studio, medical office etc.
- ❖ New HVAC
- ❖ Located directly on Broadway. Walking distance to the Waterfront, Downing Park, Downtown Neighborhood Zoning.
 - ❖ Daily Traffic Counts of 15,494
 - ❖ 30' Frontage on Broadway

Located in the Historic district, money is pouring into this area the time to get in and set up shop is now.

Demographics	1 Mile	3 Miles	5 Miles
Total Population	20,888	61,241	104,489
Average HH Income	\$57,324	\$84,523	\$96,284



AREA REPORT

VERY CONVENIENT

This home is in a **very convenient** area. Some daily errands in this location require a car and most major services are within 1 mile.



GROCERIES



PHARMACY



COFFEE



ATM



MEDICAL



<0.1
MILES

0.1
MILES

0.1
MILES

0.2
MILES

0.3
MILES



MOVIE THEATER



GYM



CLEANERS



GAS

0.7
MILES

0.6
MILES

0.5
MILES

0.4
MILES



DISCLAIMER: The information in this report is from third-party sources and its accuracy cannot be guaranteed.



FOOD REPORT

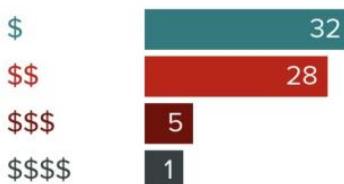
NEIGHBORHOOD EATS

This home is located near **60** moderately priced restaurants and has an **average** variety of cuisines.

77



WITHIN 5 MILES



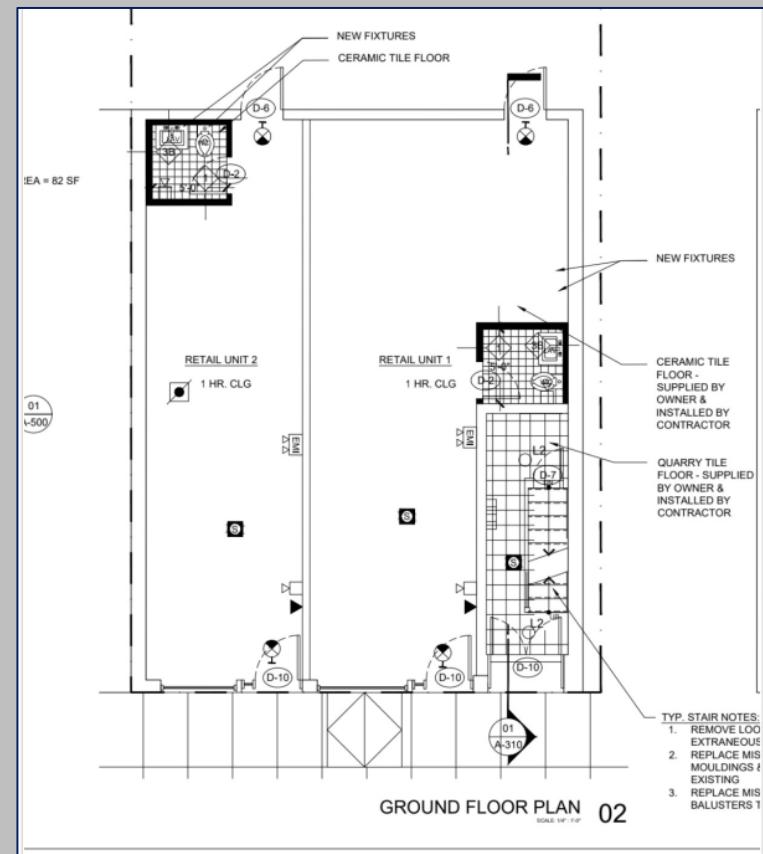
GOOD EATS BY CATEGORY

FAST FOOD	11
PIZZA	10
ITALIAN	9
AMERICAN	7
ASIAN	7
MEXICAN	7
INTERNATIONAL	6
CAFES	
COFFEE AND TEA HOUSES	6
BARS	3
OTHER	9

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