

High Visibility Retail Space Available

Copiapue Shopping Center 1255 Sunrise Highway, Copiapue, NY 11726

ADDRESS: 1255 SUNRISE HIGHWAY

CITY, STATE: COPIAGUE, NY 11726

SIZE AVAILABLE: +/- 1,866 SF

POSESSION: ARRANGED

PROPERTY HIGHLIGHTS:

- BIG LOTS ANCHORED CENTER
- ADJACENT TO SUNRISE HIGHWAY WITH OVER 47,259 VEHICLES PER DAY
- LAST SPACE AVAILABLE

AREA TENANTS:



...AND MANY MORE

Contact Exclusive Brokers for More Information



120 NORTH VILLAGE AVENUE
ROCKVILLE CENTRE, NY 11570
516-496-8888

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Copiague Shopping Center 1255 Sunrise Highway, Copiague, NY 11726

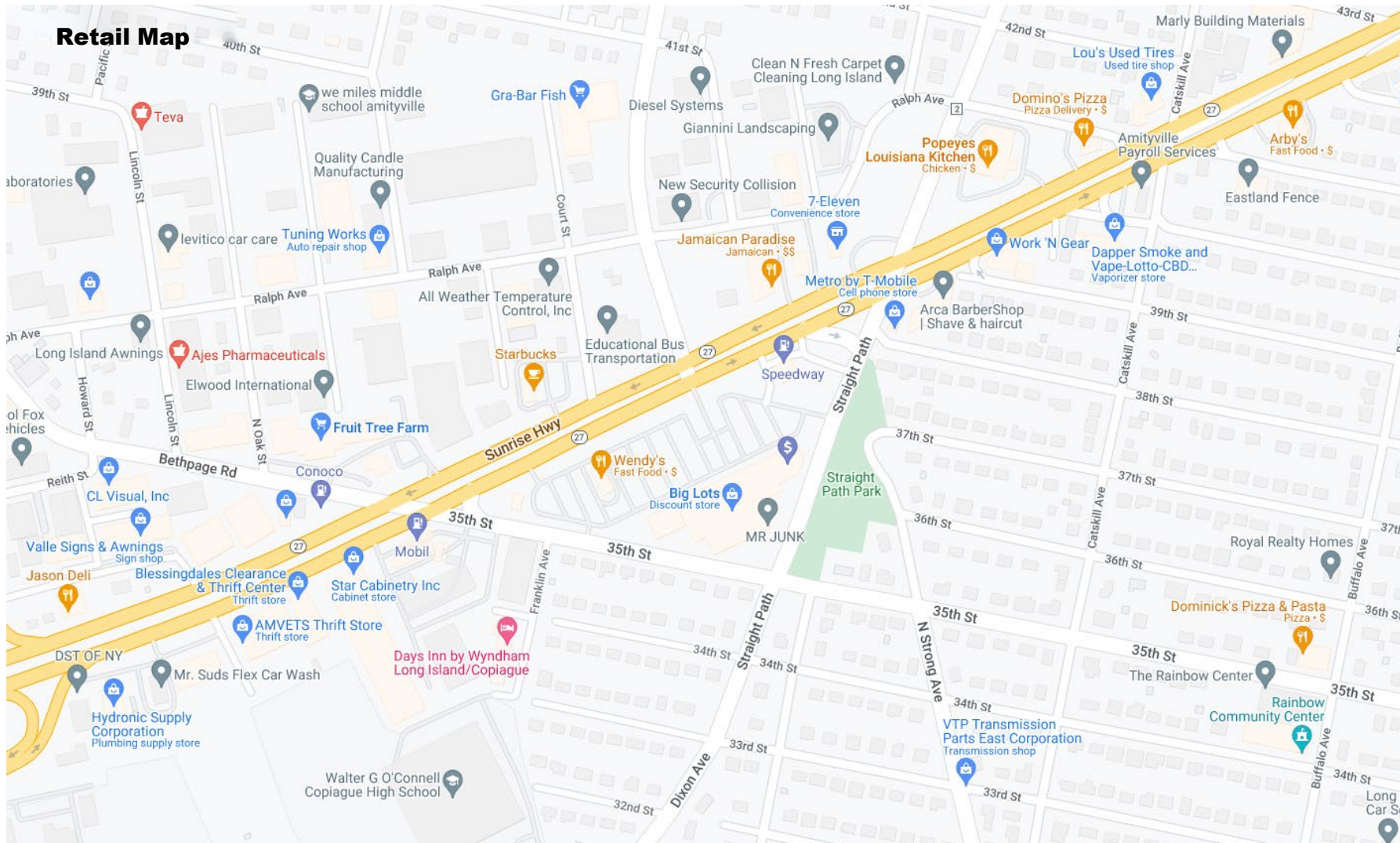


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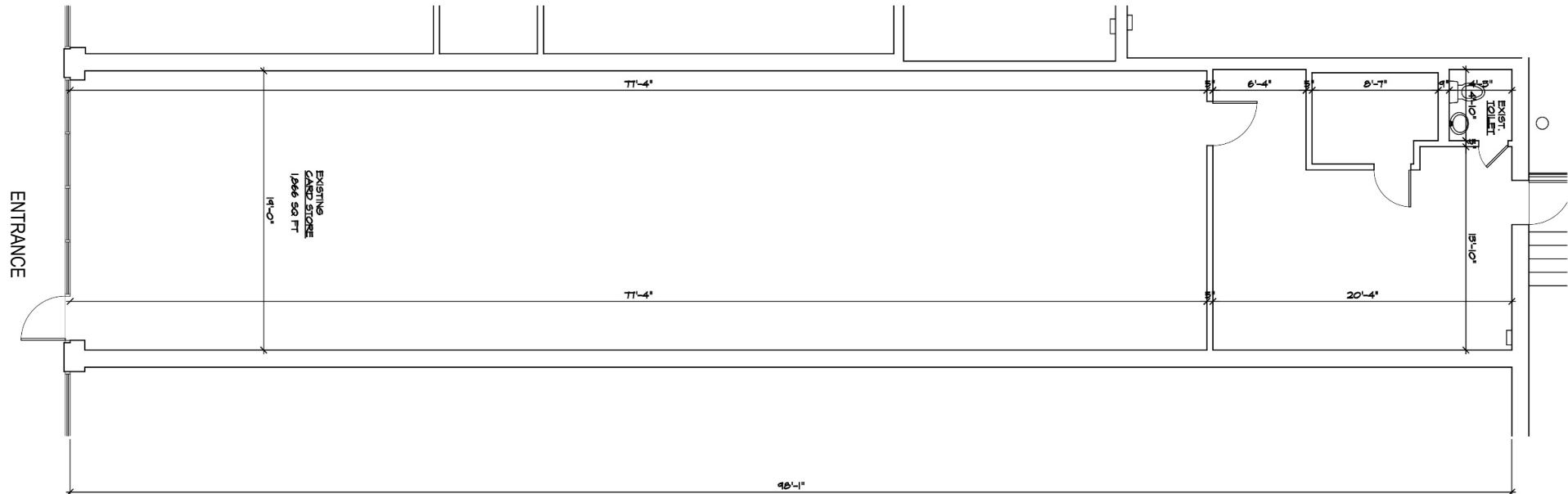
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Floor Plan



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Demographics

	1 mile	3 miles	5 miles
Population			
2010 Population	23,118	150,042	295,915
2020 Population	23,630	151,984	300,656
2022 Population	23,310	151,234	299,050
2027 Population	23,062	150,925	298,148
2010-2020 Annual Rate	0.22%	0.13%	0.16%
2020-2022 Annual Rate	-0.60%	-0.22%	-0.24%
2022-2027 Annual Rate	-0.21%	-0.04%	-0.06%
2022 Male Population	48.5%	48.5%	48.6%
2022 Female Population	51.5%	51.5%	51.4%
2022 Median Age	37.3	41.8	42.3
Households			
2022 Wealth Index	104	139	172
2010 Households	6,697	50,688	99,267
2020 Households	6,878	51,256	100,709
2022 Households	6,793	50,890	100,045
2027 Households	6,727	50,884	99,780
2010-2020 Annual Rate	0.27%	0.11%	0.14%
2020-2022 Annual Rate	-0.55%	-0.32%	-0.29%
2022-2027 Annual Rate	-0.20%	0.00%	-0.05%
2022 Average Household Size	3.43	2.94	2.96
Median Household Income			
2022 Median Household Income	\$94,558	\$104,571	\$114,312
2027 Median Household Income	\$109,549	\$118,651	\$132,255
2022-2027 Annual Rate	2.99%	2.56%	2.96%
Average Household Income			
2022 Average Household Income	\$115,733	\$130,634	\$148,276
2027 Average Household Income	\$134,048	\$150,837	\$170,076
2022-2027 Annual Rate	2.98%	2.92%	2.78%
Per Capita Income			
2022 Per Capita Income	\$34,075	\$43,902	\$49,586
2027 Per Capita Income	\$39,510	\$50,790	\$56,884
2022-2027 Annual Rate	3.00%	2.96%	2.78%

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