



**COLDWELL
BANKER
COMMERCIAL**

NRT

RETAIL STRIP CENTER

FOR SALE

46-50 S Main Street, New City, NY

\$995,000



Demographics

Population

| | | |
|--------|---------|---------|
| 1 Mile | 3 Miles | 5 Miles |
| 9,352 | 87,681 | 228,182 |

Population Projections 2026

| | | |
|--------|---------|---------|
| 1 Mile | 3 Miles | 5 Miles |
| 9,397 | 88,603 | 231,099 |

Family Households

| | | |
|--------|---------|---------|
| 1 Mile | 3 Miles | 5 Miles |
| 3,076 | 27,861 | 69,839 |

Average Household Income

| | | |
|-----------|-----------|-----------|
| 1 Mile | 3 Miles | 5 Miles |
| \$162,452 | \$152,340 | \$117,294 |

Prime Retail Center – FOR SALE - Two well established retail stores of +/- 1,100 SF each are fully leased and there is a vacant (middle store) of 1,100 SF to be leased or used by the new owner. The building dimensions are +/- 50' width X 66' length. Total building size is +/- 3,300 SF. Total lot size is +/- 6,534 SF; Lot Acres: 0.15. Property Class: 1-Story Small/Multi Occupant; Land Use: Commercial Building. Tax ID: 392089.043.019-0002-069.000/000; Lot: 2; Block: 69. Taxes are +/- \$26,100.

FOR MORE DETAILS CONTACT:

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