

996 Hempstead Tpke | Franklin Square, NY 11020

\$2,750,000

**DELIVERED  
VACANT**



📍 125 Newtown Rd, Suite 300  
Plainview, NY 11803

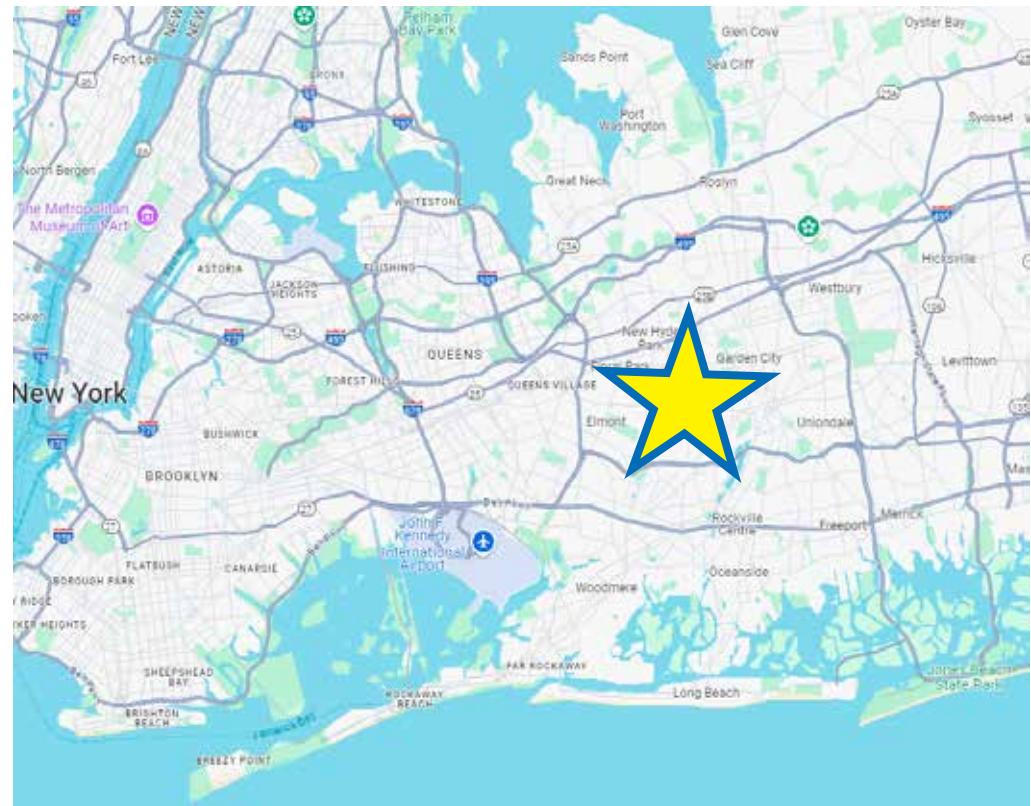
📍 875 Prospect St, Suite 222  
La Jolla, CA 92037

📞 (516) 864.8000

🌐 www.SilberProperties.com

## Financial Info

Possession	3 Months
Current Use	Taco Bell with drive-thru
Location	250' W of New Hyde Park Rd
Building Size (SF)	2,048
Parking	20 vehicles on site plus large municipal
Lot Size	.34 acre
Lot Dimensions	150' (Frontage) x 100' (Depth)
Stories	1
Municipality	Town of Hempstead
Section/Block/Lot	33-395-167
Zoning	Business
Annual Taxes	\$39,305
Price	\$2,750,000



## Highlights

- Over 30K vehicles per day
- Taco Bell's lease expires in 1 year
- Located immediately in front of a large municipal parking lot
- Excellent location in the heart of Franklin Square

New Hyde Park Rd - 14,338 VPD

Municipal  
Parking



Hempstead Tpke - 30,973 VPD



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NEIGHBORHOOD AERIAL

Plattdutsche  
Retirement  
Residence

Plattdutsche  
Park



citibank

RIDGEWOOD  
SAVINGS BANK



Franklin  
Funeral  
Home

Hempstead Tpke - 30,973 VPD



Tim Hortons

Krauss  
Funeral Home Inc

COLDWELL BANKER  
AMERICAN HOMES

Filomena's

synergy  
Fitness Club

CITYMD  
URGENT CARE

WebsterBank

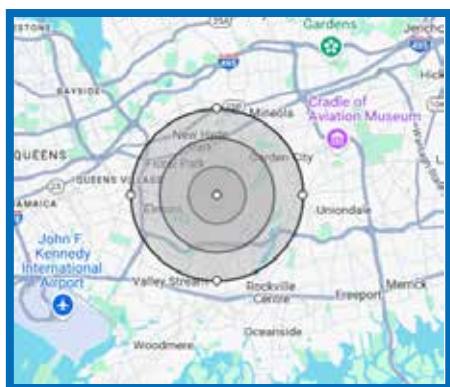
CHASE

H&R BLOCK



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POPULATION:	1 MILE	2 MILE	3 MILE
2010 POPULATION	31,177	105,265	241,206
2023 POPULATION	32,342	108,666	248,716
2028 POPULATION PROJECTION	35,763	117,534	262,59
ANNUAL GROWTH 2010-2023	-2.40%	-1.90%	-1.30%
ANNUAL GROWTH 2023-2028	-0.70%	-0.60%	-0.60%

## 2020 POPULATION BY RACE:

WHITE	19,222	57,884	99,548
BLACK	2,341	15,551	53,286
AMERICAN INDIAN/ALASKAN NATIVE	152	406	968
ASIAN	4,415	15,061	44,299
HAWAIIAN & PACIFIC ISLANDER	8	28	105
TWO OR MORE RACES	6,204	19,736	50,510
HISPANIC ORIGIN	6,221	18,675	46,937

## HOUSEHOLDS:

2010 HOUSEHOLDS	11,337	37,026	82,511
2023 HOUSEHOLDS	10,218	34,120	77,863
2028 HOUSEHOLD PROJECTION	9,840	33,017	75,427
ANNUAL GROWTH 2010-2023	-0.80%	-0.70%	-0.50%
ANNUAL GROWTH 2023-2028	-0.70%	-0.60%	-0.60%
OWNER OCCUPIED HOUSEHOLDS	7,977	27,273	58,609
RENTER OCCUPIED HOUSEHOLDS	1,863	5,745	16,818
AVG HOUSEHOLD INCOME	\$145,095	\$155,778	\$147,972
MEDIAN HOUSEHOLD INCOME	\$119,634	\$129,863	\$121,349

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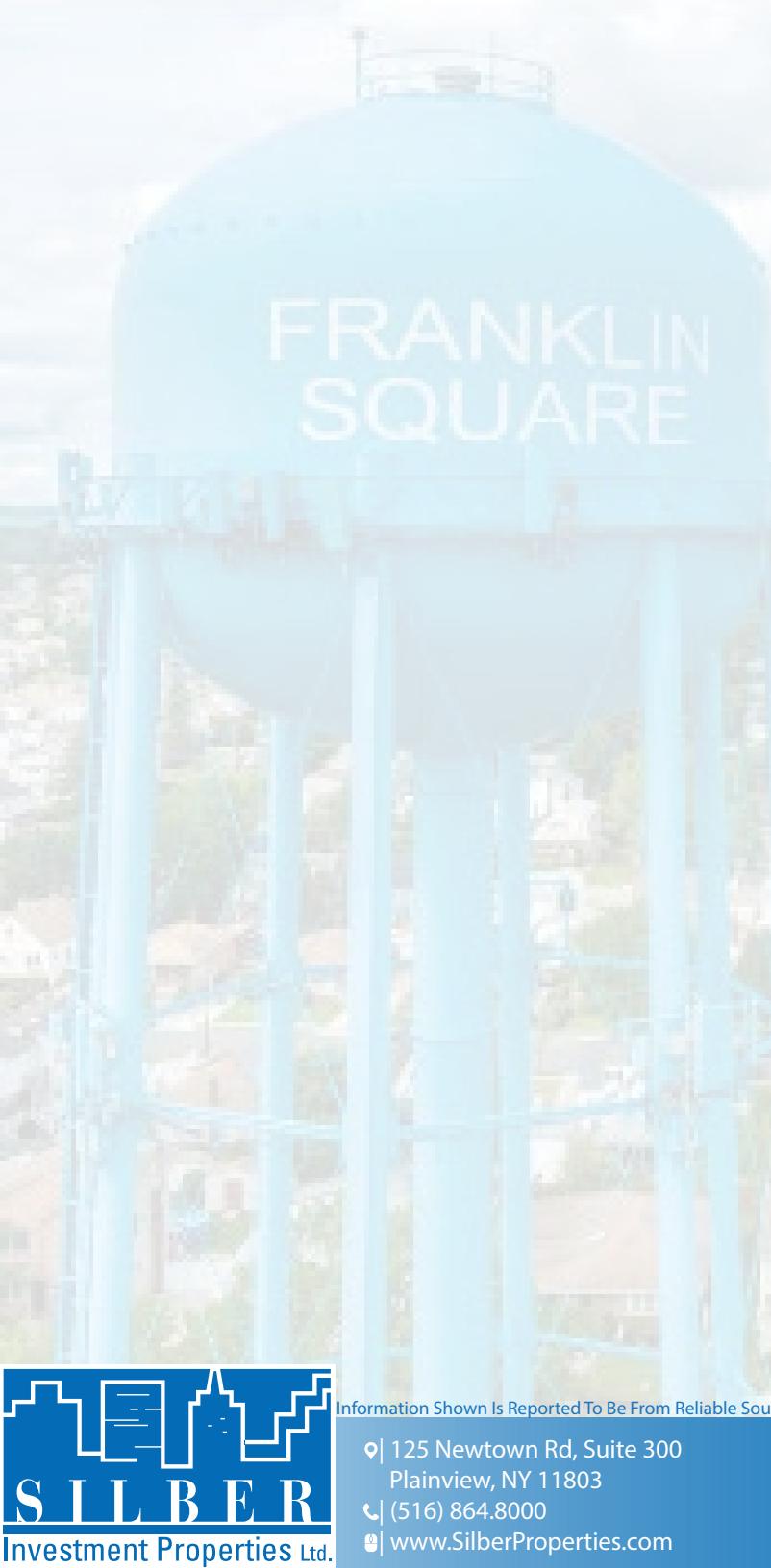
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FRANKLIN  
SQUARE

# Franklin Square, NY

Franklin Square is a hamlet in the Town of Hempstead in Nassau County, on Long Island, New York, United States. The population was 30,903 at the time of the 2020 census. The 2.9 square-mile suburb is an active community with a strong local business core and some of the most acclaimed restaurants in Nassau County.



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**FOR MORE INFORMATION**

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