

# 18 PURDY AVENUE RYE, NEW YORK 10580



## FOR LEASE

875 SF & 820 SF

SECOND FLOOR OFFICE SPACE  
CAN BE COMBINED FOR 1,695 SF

- Rental Rate: Available upon request
- Potential signage facing Purdy Ave
- Adjacent to municipal parking lot
- Walking distance to the Rye train station
- Numerous restaurants and retail nearby
- Additional entrance from parking lot
- 5,100 cars per day on Purdy Ave

### CONTACT EXCLUSIVE AGENT:

DAVID SCOTTO

914.968.8500 X306

dscotto@rmfriedland.com

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**MAIN ENTRANCE**



**ADDITIONAL ENTRANCE  
FROM PARKING LOT**



**ABUNDANT PARKING**

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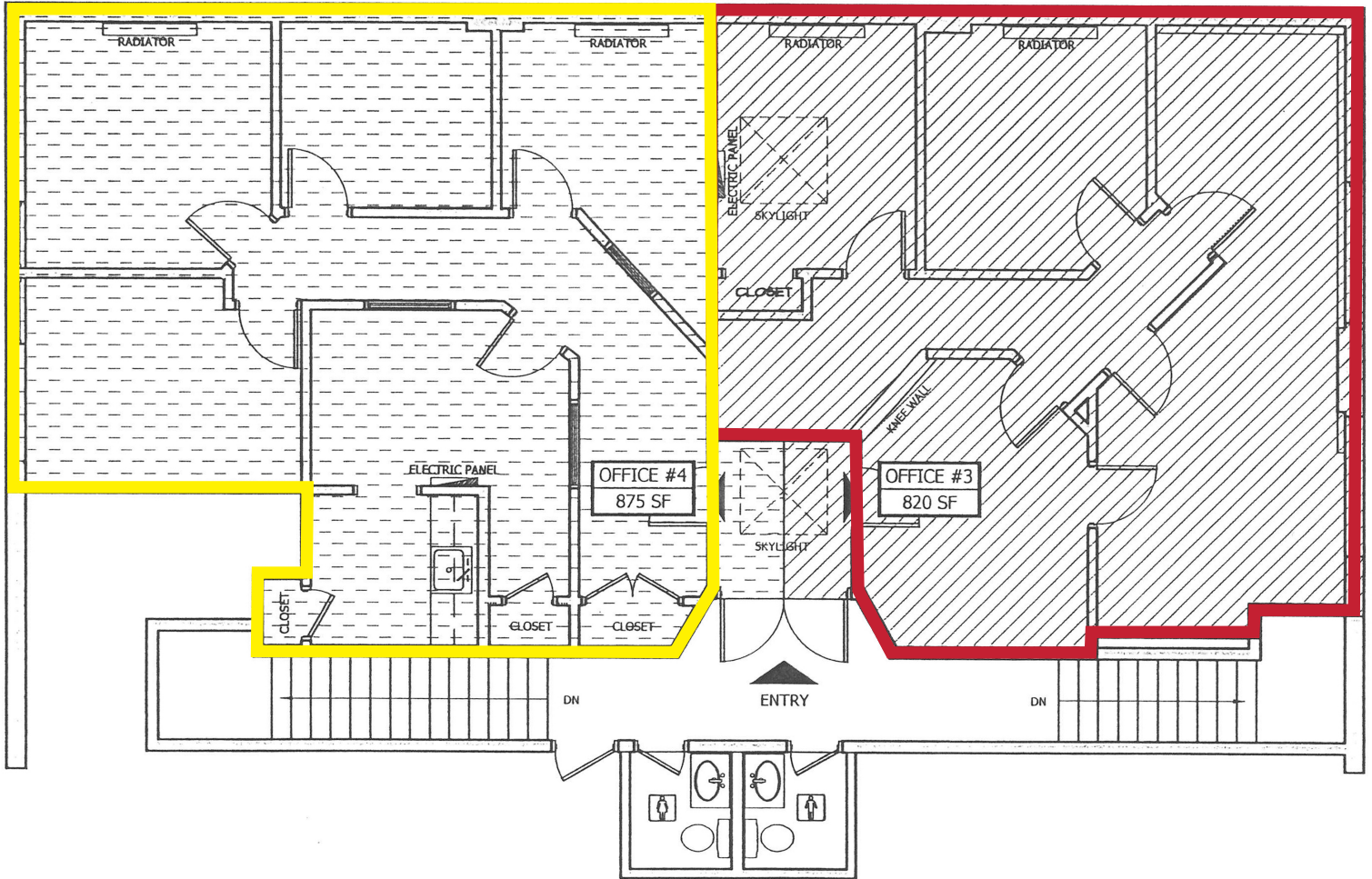
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## SECOND FLOOR PLAN



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# 18 PURDY AVENUE RYE, NEW YORK 10580



1 mile to I-95



0.2 miles to  
Metro North  
Rye Station



Easy access to  
#16 and #31 Beeline Bus

## DEMOGRAPHICS

	1 MILES	3 MILES	5 MILES
Population	9,898	83,365	158,084
Number of HouseHolds	3,495	29,066	56,423
Average HH Income	\$248,095	\$196,683	\$223,552
Annual HH Expenditure	\$504.58 B	\$3.44 B	\$7.47 B
Annual Non-Retail Expenditure	\$270.2 M	\$1.84 B	\$4 B

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