

PLAINVIEW, NEW YORK

\$10.00 PSF Storage Space Available Beneath TJ Maxx | Woodbury Plaza

www.breslinrealty.com



Contact

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SITE INFO

LOCATION

401 S Oyster Bay Road
(S/E/C of Woodbury Road)
Plainview, NY

AVAILABLE

± 20,000 Square Feet (Lower Level
Storage Space beneath TJ Maxx)

SPACE FEATURES

- Elevator For Loading
- Good Ceiling Height
- Rear Parking
- Dedicated Entrance

PARKING

550 Spaces

TENANTS INCLUDE

Trader Joe's, TJ Maxx, GAP, GAP Kids, CVS, The French Workshop, Trek Bicycles, Greek Xpress, Ann Taylor Loft, Banana Republic, Men's Wearhouse, Walk-In Dermatology, and Wild Fork

PRICE: \$10.00 PSF



BRESLIN REALTY
DEVELOPMENT CORP.



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± 20,000 SF
(144' x 144')
LOWER LEVEL
SPACE AVAILABLE
BENEATH TJ MAXX

CEILING HEIGHTS:
BOTTOM OF BEAM HEIGHT: + 9'-11 1/2"
BOTTOM OF DECK ABOVE: + 10'-7"

LANDLORD COMMON & EGRESS AREA
± 3,620 SF

MECHANICAL ROOM
EMPLOYEE ROOM
ABANDONED STAIR

EXIST. SPRINKLER MAIN
EXIST. SANITARY WASTE LINE
SWITCH GEAR 600 AMP - 277/480 V
METER

4 FT. CLEAR EGRESS CORRIDOR
NEW RATED DEMISING WALL
ADDITIONAL EXIT DOORS AS REQUIRED
REMOVE / MODIFY EXISTING INTERIOR WALLS AS REQUIRED FOR TENANT / LANDLORD DEMISING
EGRESS STAIR AND SHAFT TO FIRST LEVEL ELIMINATE FLOOR ABOVE TO BE INFILLED
PROPOSED EGRESS CORRIDOR TO FRONT EXIT STAIR
INTERIOR EXISTING WALLS TO BE REMOVED AS REQUIRED BY NEW TENANT CRITERIA
PROPOSED EGRESS CORRIDOR TO FRONT EXIT STAIR

± 144'-7"
± 144'-9 1/2"
± 124'-9"

BR DC
BRESLIN DEVELOPMENT

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WOODBURY PLAZA INFO

- A premiere shopping center along Long Island's Gold Coast

- Recently renovated façade, as well as pedestrian walkways and various storefronts in 2023

- Just one mile south of I-495 (Long Island Expressway) and Northern State Parkway

- Surrounding demographics are both affluent and dense in residential and industrial properties

- Located in the heart of Nassau County, which has the highest median household income in the state of NY, and the 12th-highest in the country.

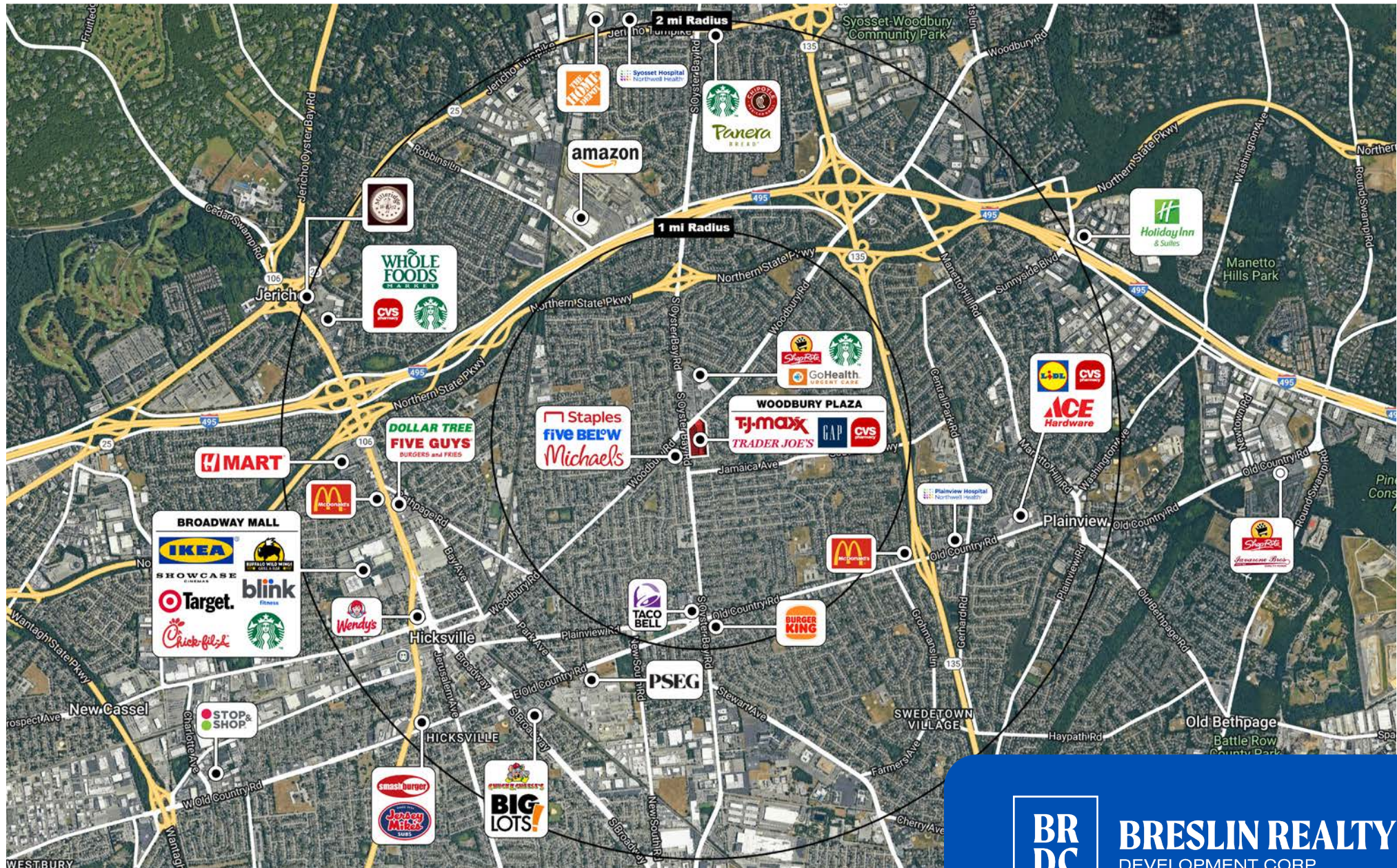


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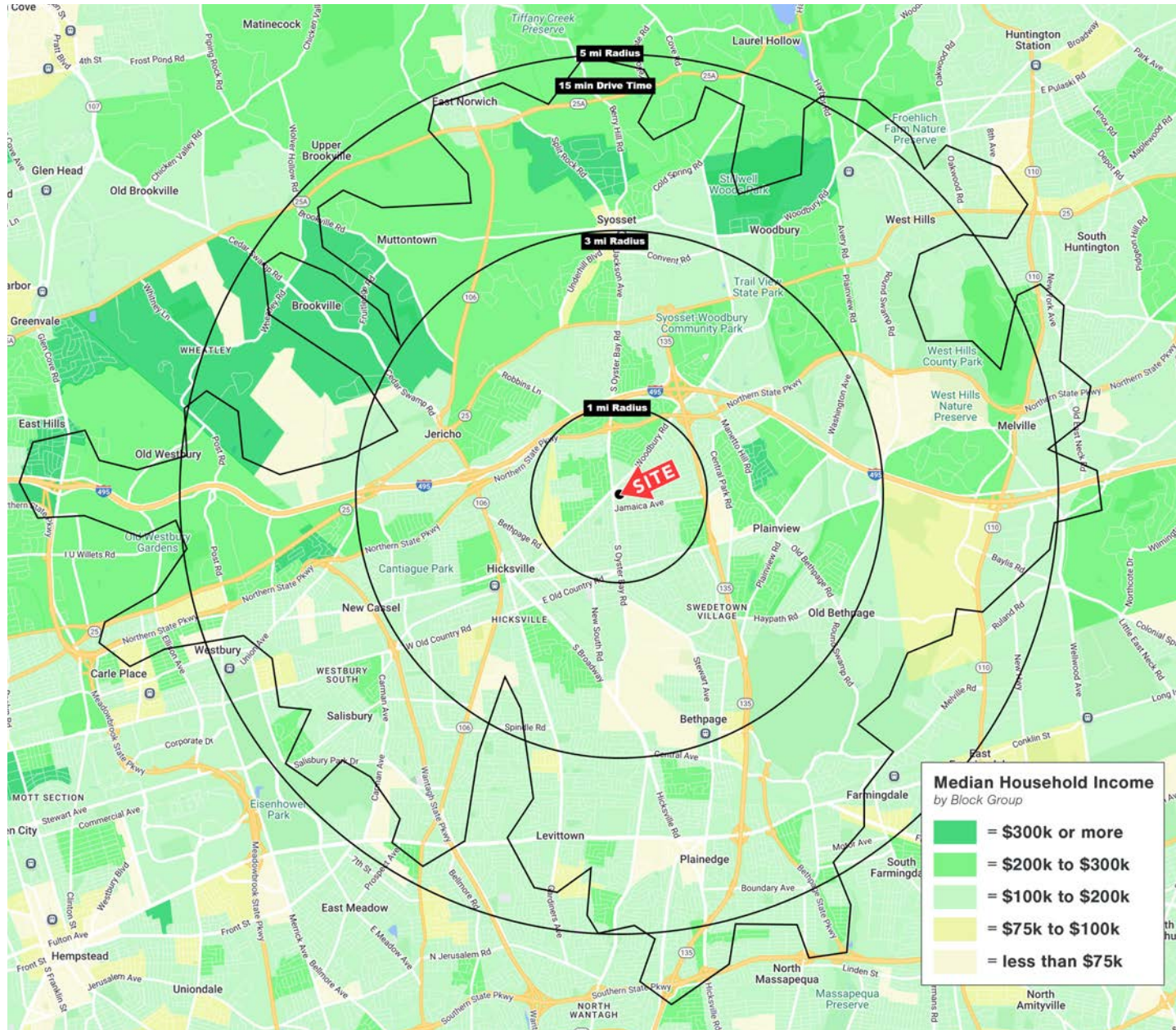


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KEY DEMOS

TOTAL POPULATION

1 Mile:	21,960
3 Mile:	125,299
5 Mile:	274,314
15 Min. Drive:	252,505

HOUSEHOLDS

1 Mile:	7,085
3 Mile:	41,606
5 Mile:	89,543
15 Min. Drive:	81,986

MEDIAN H.H. INCOME

1 Mile:	\$174,777
3 Mile:	\$171,420
5 Mile:	\$163,857
15 Min. Drive:	\$166,552

TOTAL EMPLOYEES

1 Mile:	10,630
3 Mile:	109,507
5 Mile:	198,253
15 Min. Drive:	191,605

BUYING POWER

1 Mile:	\$1.2 Billion
3 Mile:	\$7.1 Billion
5 Mile:	\$14.7 Billion
15 Min. Drive:	\$13.7 Billion



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