



For Sale

Former Bank Branch

Retail, Repositioning or Redevelopment Opportunity

Sale price: \$2,900,000

Property features:

- 100% vacant
- ± 10,000 SF building with an attached drive thru on ± 1.39 acres
- First floor: 7,000 SF / Second floor: 3,000 SF
- Free standing building constructed in 1977
- ± 59 parking spaces
- ± 17,847 vehicles per day on Merritts Road

**195 Merritts Road
South Farmingdale, NY**

Ray Ruiz

Managing Director
Licensed Real Estate Broker
+1 631 962 2890
ray.ruiz@jll.com

Dan Flynn

Vice President
Licensed Real Estate Broker
+1 631 962 7387
danj.flynn@jll.com

CLICK HERE

to view the property website





195 Merritts Rd | South Farmingdale, NY
Demographics

	2 Mile	5 Mile	10 Mile
Population	67,208	394,511	1,077,747
Households	23,040	130,984	348,691
Median Household Income	\$140,958	\$143,973	\$143,132



Although information has been obtained from sources deemed reliable, neither Owner nor JLL makes any guarantees, warranties or representations, express or implied, as to the completeness or accuracy as to the information contained herein. Any projections, opinions, assumptions or estimates used are for example only. There may be differences between projected and actual results, and those differences may be material. The Property may be withdrawn without notice. Neither Owner nor JLL accepts any liability for any loss or damage suffered by any party resulting from reliance on this information. If the recipient of this information has signed a confidentiality agreement regarding this matter, this information is subject to the terms of that agreement. ©2023 Jones Lang LaSalle IP, Inc. All rights reserved.

