

New Rochelle, NY

RETAIL/MEDICAL SPACE FOR LEASE

80 Nardozzi Place



**3,708 – 8,890 SF
AVAILABLE**



**MY SALON
Suite**



**DELLO RUSSO
LASERVISION**



AVAILABLE:
3,708 – 8,890 SF

CO-TENANT:
LA Fitness, Cloudbound by SkyZone, Parsons Xtreme Golf, My Salon Suite and Dello Russo Laser Vision

NEIGHBORING RETAILERS:
Costco, Home Depot, AutoZone, Harley Davidson, Jaguar/Land Rover, Mattress Firm, CVS, Goldfish Swim School, Bank of America, Dunkin', Wallauer and many more

- ADDITIONAL INFORMATION:**
- 114,000 SF Shopping Center Adjacent to Costco Wholesale and The Home Depot
 - Excellent Visibility & Signage from I-95
 - Shared Loading Docks
 - 24' Clear Ceiling Heights
 - 381 Parking Spaces
 - Prime Signage
 - New Façade Storefronts

TRAFFIC COUNTS:
121,326 Cars Per Day Along I-95
24,511 Cars Per Day Along Main Street
6,052 Cars Per Day Along Nardozzi Place

ASKING RENT:
Call For Details

CAM/Taxes:
\$10.43/SF

AREA DEMOGRAPHICS			
	1 Mile	2 Miles	3 Miles
Population	31,268	95,966	257,089
Avg. HH Income	\$174,132	\$154,844	\$128,413

**For More Information,
Please Contact:**

914-237-3400

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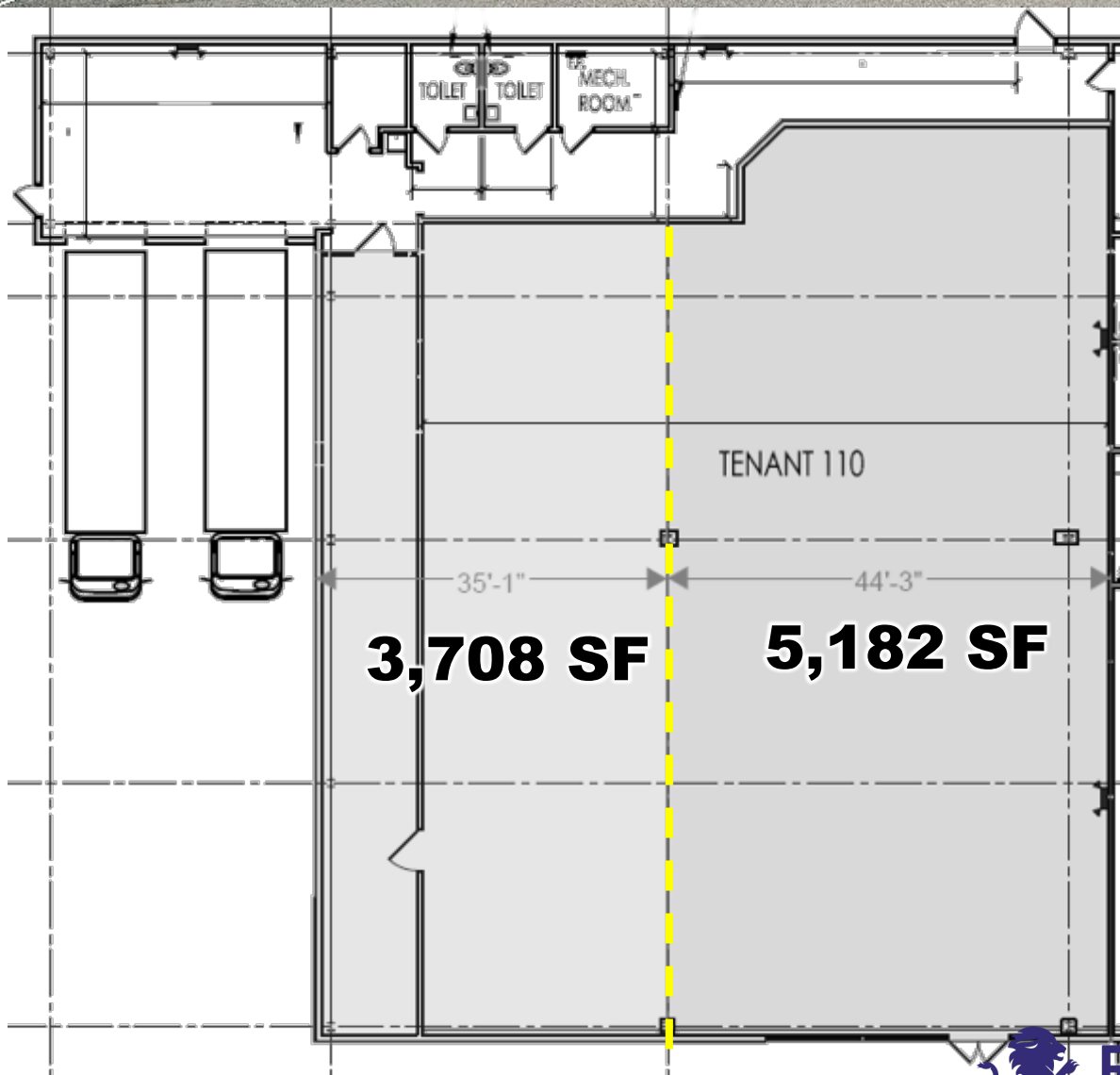
**ROYAL
PROPERTIES**

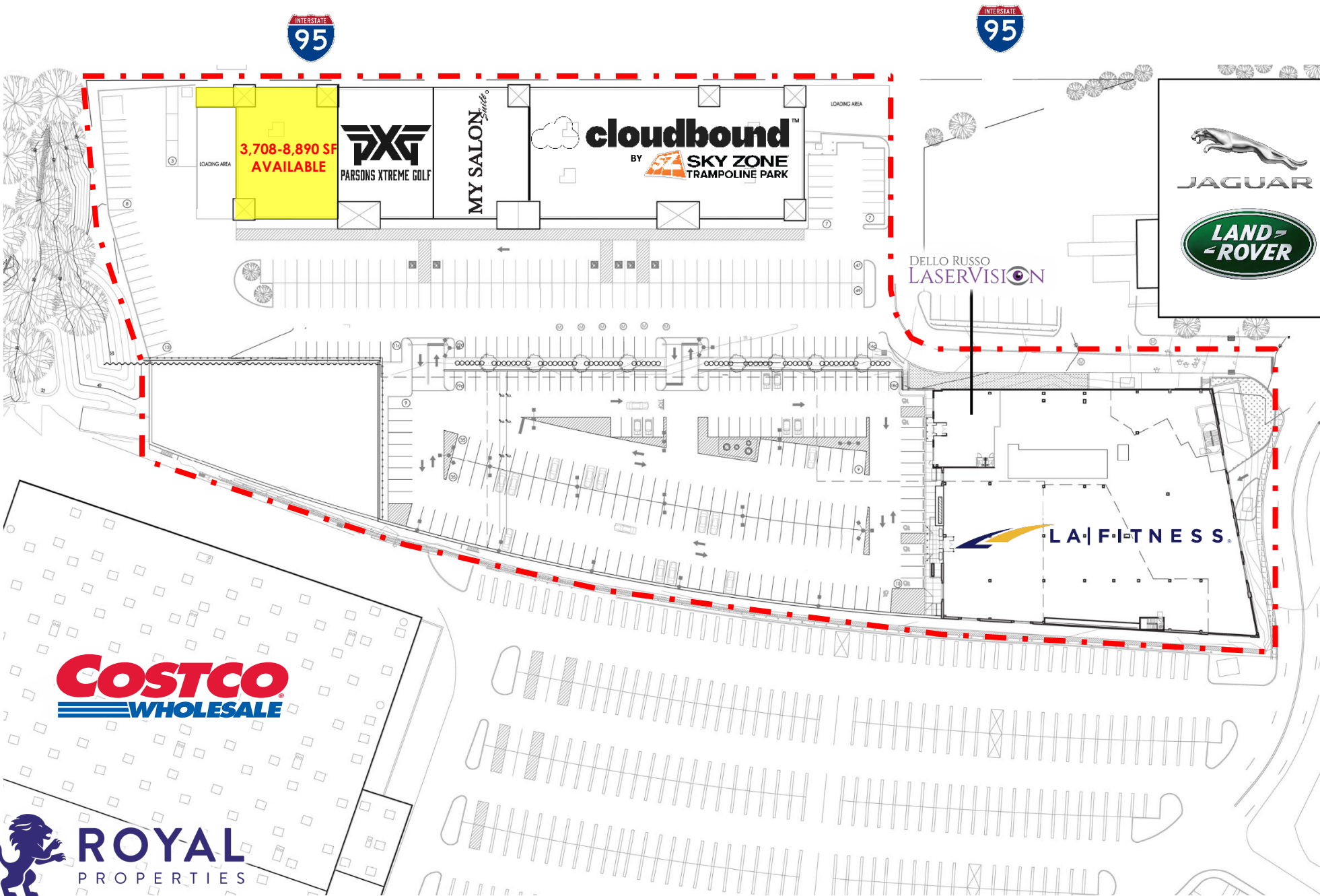
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80 Nardozzi Place





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AERIAL

80 Nardozzi Place



80 NARDOZZI PLACE

SITE

LA|FITNESS

cloudbound™
BY SKY ZONE TRAMPOLINE PARK

PXG
PARSONS XTREME GOLF

MY SALON Suite

DELLO RUSSO LASERVISION

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