

1081 Hempstead Turnpike

1081 Hempstead Tpke, Franklin Square, NY 11010



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1081 Hempstead Turnpike

\$33.76 /SF/YR

Premier 9,196 SF Retail Property in the Heart of Franklin Square, NY
Welcome to one of Franklin Square’s most prominent and versatile commercial properties—a 9,196 square foot retail destination that blends visibility, accessibility, and community charm. This well-maintained building features four unique storefronts, each contributing to a dynamic mix of tenants and steady foot traffic.

Current Tenants Include:
A popular event space, drawing regular crowds for celebrations and community gatherings.
A U.S. Army recruitment office, offering a consistent civic presence.
A custom awning and sign shop, serving local businesses and homeowners.
And now, a prime 3,128 SF retail unit is available—formerly...

- Heavy foot traffic
- Nearby national tenants
- Nearby Highways & public transit



Rental Rate:	\$33.76 /SF/YR
Property Type:	Retail
Property Subtype:	Storefront
Gross Leasable Area:	3128 SF
Year Built:	1951
Walk Score ®:	86 (Very Walkable)
Transit Score ®:	43 (Some Transit)
Taxes:	\$0.38 USD/SF/MO
Operating Expenses:	\$0.51 USD/SF/MO
Rental Rate Mo:	\$2.81 /SF/MO

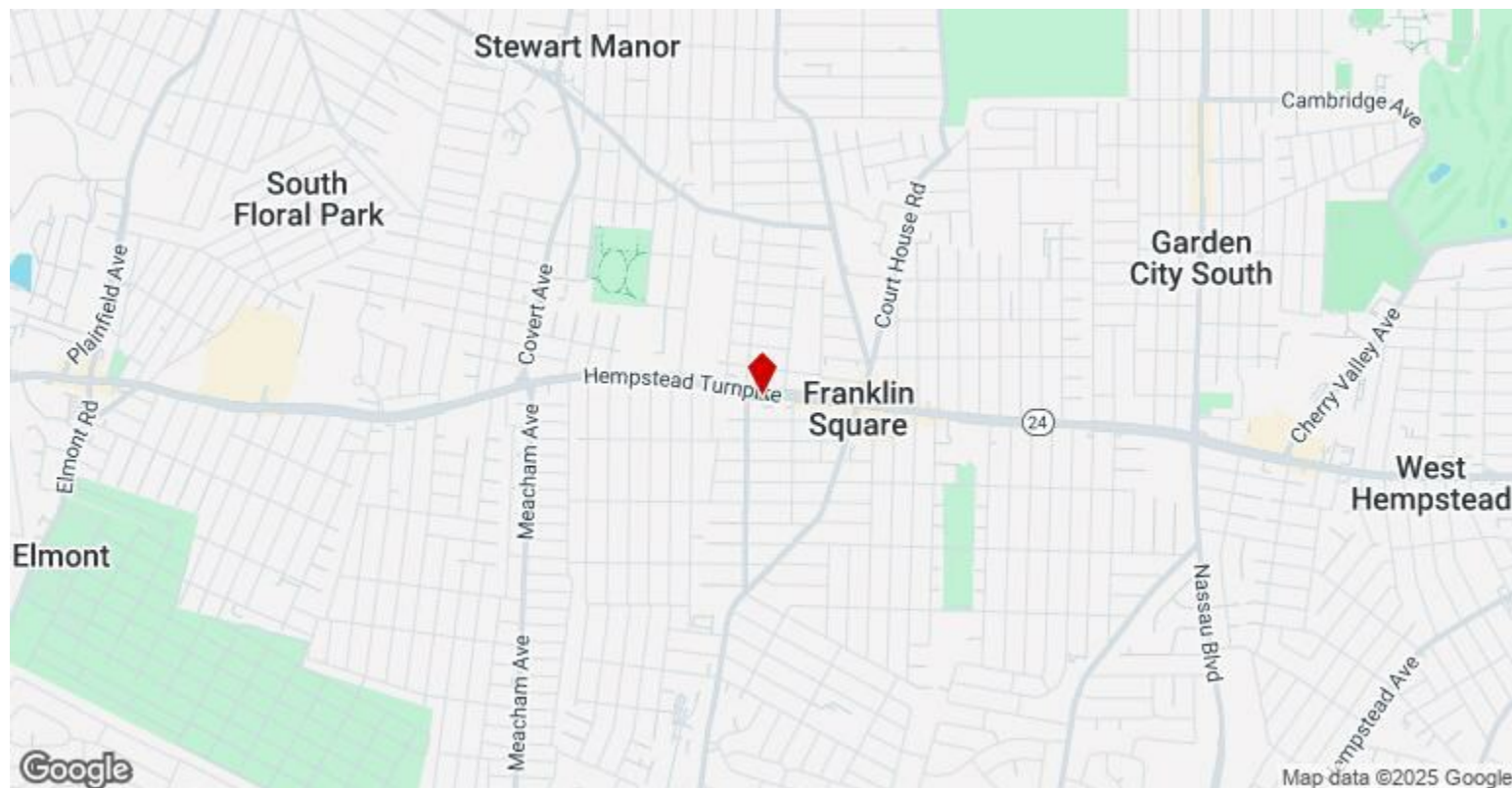
1st Floor Ste B

Space Available	3,128 SF
Rental Rate	\$33.76 /SF/YR
Date Available	July 01, 2025
Service Type	Triple Net (NNN)
Built Out As	Standard Retail
Space Type	Relet
Space Use	Retail
Lease Term	5 Years

Prime Retail Space for Lease – Former Plant Nursery & 99¢ Store | Franklin Square, NY Available July 1 Step into opportunity with this spacious 3,128 SF ground-floor retail storefront, the largest commercial unit owned and operated by the landlord. Previously home to both a plant nursery and a 99¢ store, this versatile space is ideal for a wide range of retail and service-based businesses. Property Highlights: Glass storefront with excellent street visibility Fully built out and ready for immediate occupancy One private bathroom on premises Large 2,100 SF basement (not included in GLA) – ideal for inventory, storage, or back-office use Shared rear parking lot with three other tenants Prime Location: Situated between a popular event space, a U.S. Army recruitment office, and a sign/awning business High foot traffic and strong neighborhood visibility Surrounded by residential communities and local businesses Ideal Uses Include: Garden center or florist Discount or variety store Specialty grocery or convenience store Fitness or wellness studio Pet supply or grooming shop Art supply or hobby store Educational or tutoring center Medical, dental, or urgent care clinic Showroom for home goods, lighting, or decor Office or service-based business with retail frontage Asking Rent: \$8,800/month GLA: 3,128 SF (ground floor only) Bonus Storage: 2,100 SF basement Parking: Shared lot in rear

Major Tenant Information

Tenant	SF Occupied	Lease Expired
Digi Sign & Awning	1714	
Edenn Gardenn	0	
La Fleur Events	2657	
US Army Reserve	1700	



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And now, a prime 3,128 SF retail unit is available—formerly a plant nursery and 99¢ store, with a large 2,100 SF basement for storage.

Location & Surroundings

Strategically located in Franklin Square, this property sits along a bustling commercial corridor just off Hempstead Turnpike, surrounded by residential neighborhoods, schools, and local businesses. It offers:

High visibility and signage potential

Shared rear parking for tenants and customers

Close proximity to public transportation and major roadways

A Space with Character & Opportunity

The available unit features a glass storefront, private bathroom, and a large basement—ideal for retailers, service providers, or specialty shops looking to establish a presence in a community-oriented, high-traffic location.

Whether you're launching a new concept or expanding an existing brand, this 9,196 SF property offers the scale, flexibility, and neighborhood appeal to support long-term success.

Property Photos



Exterior - current tenant



Building Photo

Property Photos

