



For Lease

RIPCO
RETAIL LEASING

Commack, NY

444 Commack Road

Suffolk County

25,700 SF Lot Size (0.59 acres)

Potential retail space or pad site

Contact
Exclusive Agents

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Space Details



Lot Size	Approx. 25,700 SF (0.59 Acres)
Frontage	125 FT on Commack Road
Rent	Upon request
Comments	Ground lease or build-to-suit Corner of Commack Road and New Highway Signalized intersection with strong traffic counts Easy access to LIE, Northern State Parkway, Sunken Meadow Parkway and Sagtikos State Parkway
Neighbors	Chick-fil-A, Chipotle, Premier Diner, Lowe's Home Improvement, Starbucks, Five Below, Costco, HomeGoods, HomeSense, ShopRite, RH Outlet, Hampton Inn

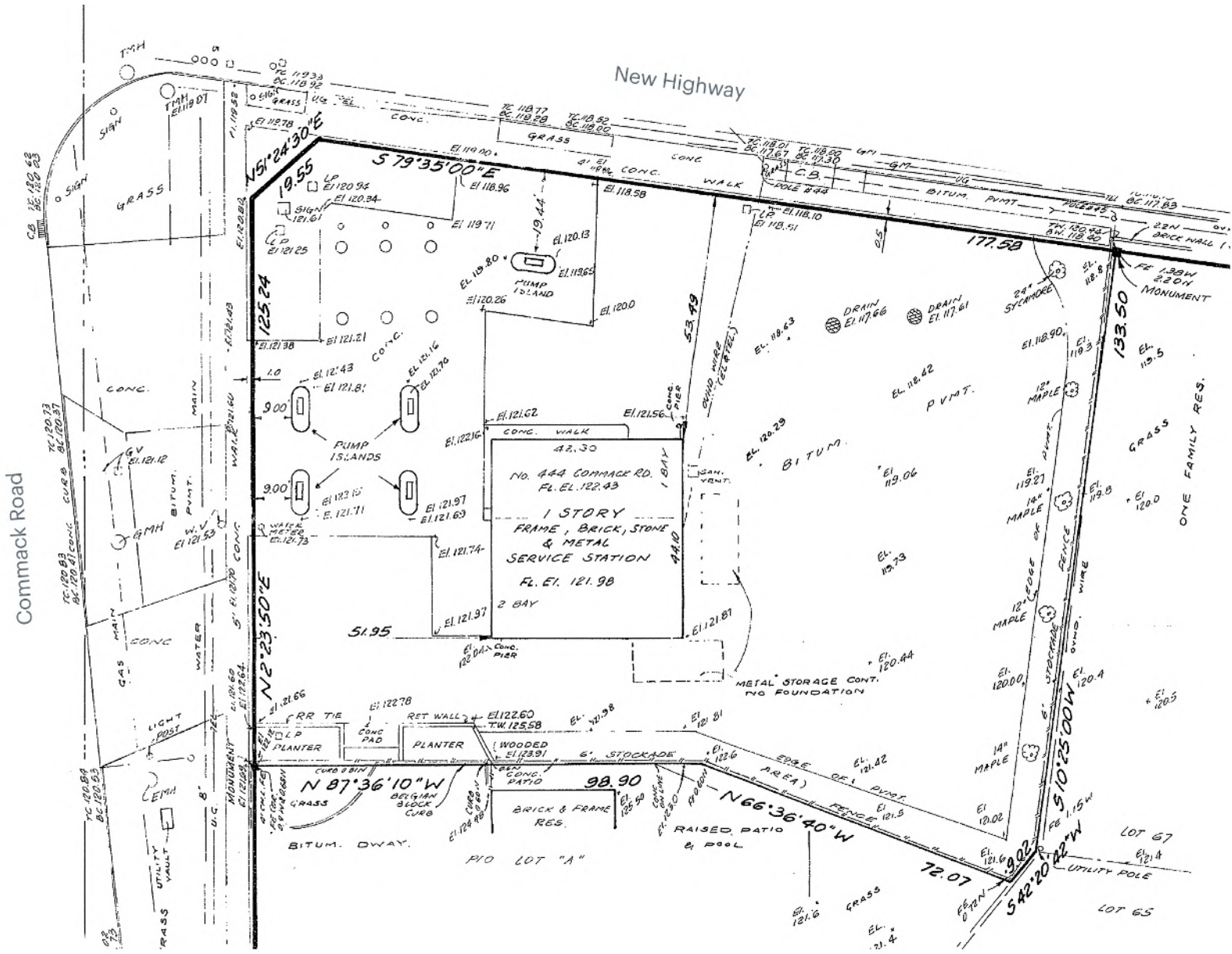
Market Aerial



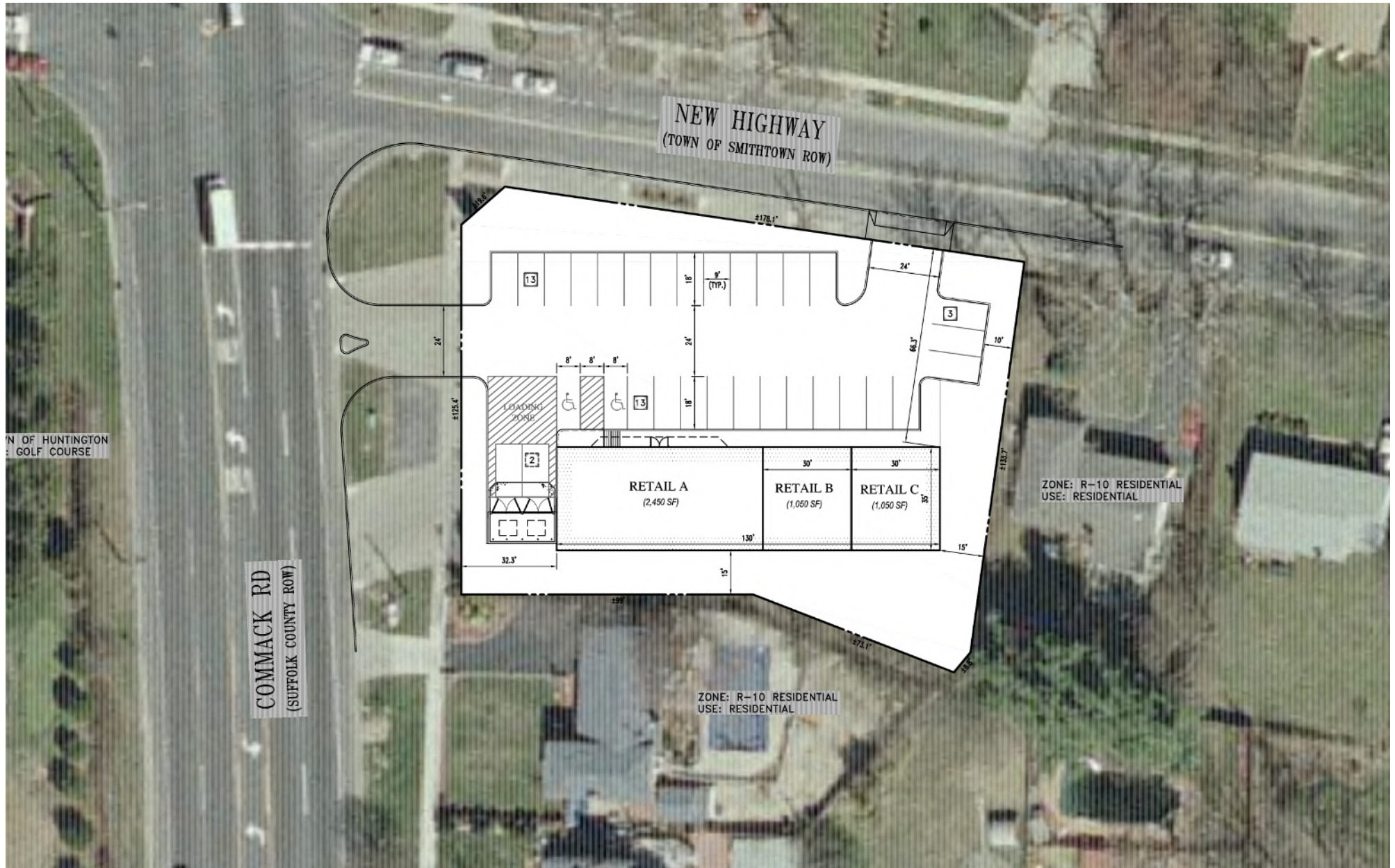
Close Up Aerial



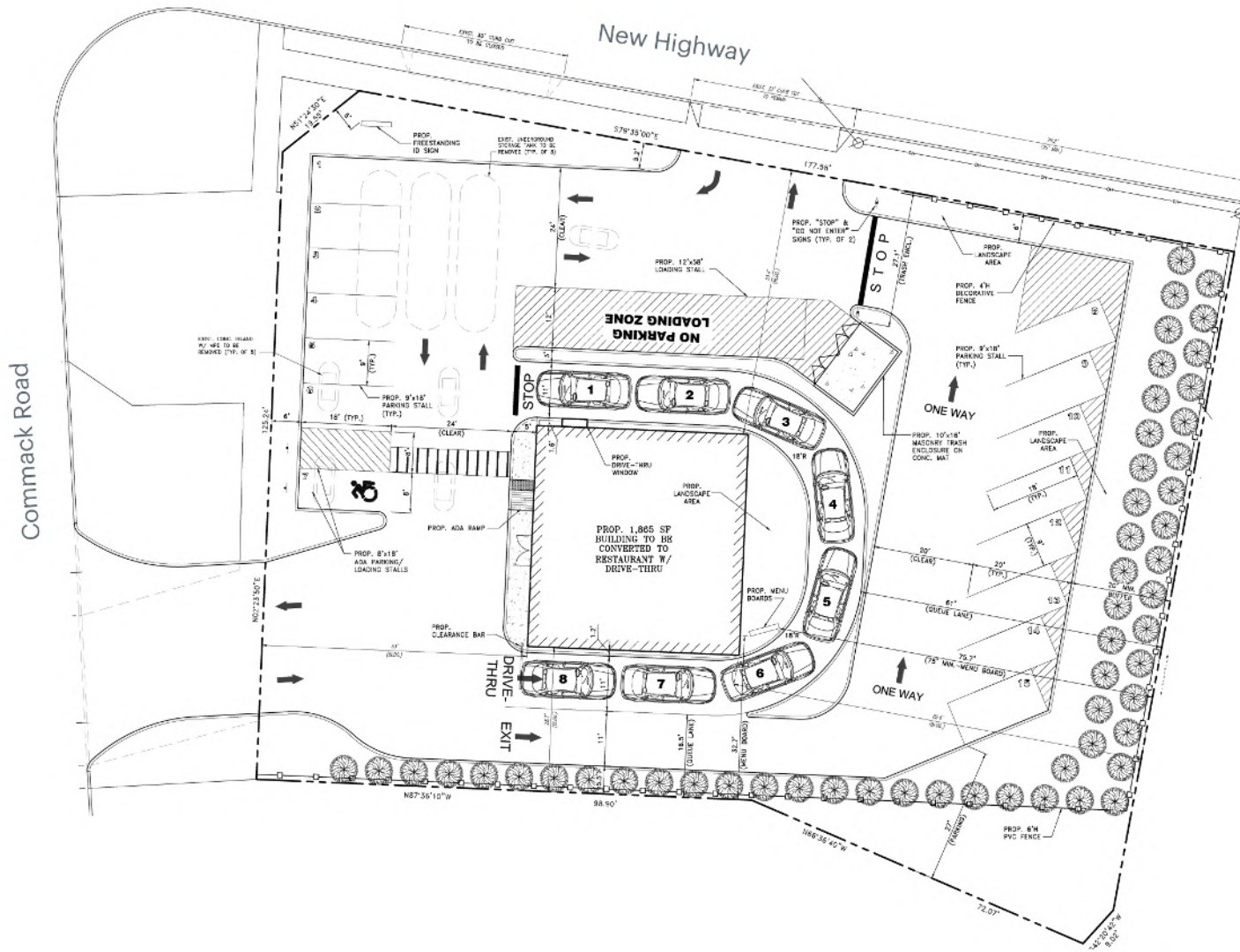
Survey



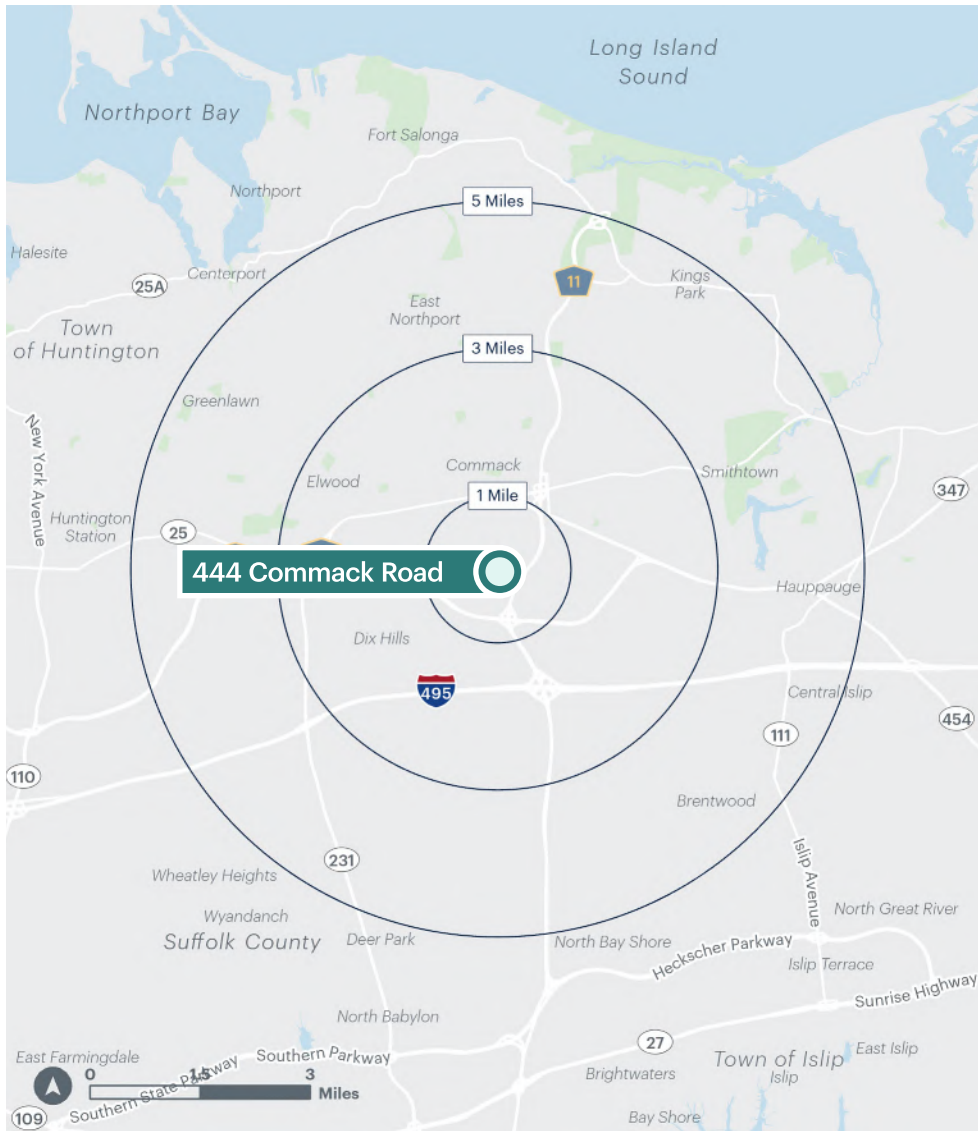
Proposed Retail Building (Divisible)



Concept Plan with Drive-Thru



Area Demographics



	1 mile	3 miles	5 miles
Population	9,058	67,847	218,741
Total Households	3,062	21,534	66,900
Average Household Income	\$195,157	\$206,363	\$186,824
Median Household Income	\$155,535	\$164,671	\$150,787
% Population with Bachelors +	56.84%	53.45%	45.41%
Daytime Population	11,280	81,324	215,627
Total Daytime Employees	6,753	48,633	107,415
Total Businesses	656	3,732	9,472