

RETAIL SPACE

FISHKILL, NY

FISHKILL VILLAGE SQUARE

982 Main Street



SIZE

Ground Floor 5,700-16,000 SF
Mezzanine 200 SF

CEILING HEIGHTS

18 FT to deck
16 FT to underside of joist

ASKING RENT

Upon Request

CAM

\$4.50 incl. taxes

AVAILABILITY

Immediate

CO-TENANTS

The UPS Store, Gold's Gym, State Farm, Rosanna's Hair Salon, Shred Nations, Ladkhy Cashmere Mills, Feldman Physical Therapy, Dance Expression Of Dutchess, A&A Redemption Center, Special Occasions & Bridal By Antonetta

NEIGHBORS

Green Garden Chinese Restaurant, The Bagel Shoppe, Wash & Dry, Fishkill Wine & Liquor, Cilantro Mexican Restaurant, Oliva Unisex Salon, Southern Dutchess Eye Care, Golden Buddha, Tanjore Cuisine of India, Excel Urgent Care, The Medicine Shoppe Pharmacy, Fishkill Dental Group, Sal's Pizza & Pasta, Pinot's Palette

COMMENTS

- Fully sprinklered
- Drive in Door
- Corner Space
- Abundant parking

CONTACT EXCLUSIVE AGENTS

SETH POLLACK

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917.450.6436

MATT LESZYK

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RIPCO
REAL ESTATE

611 River Drive
3rd Floor
Elmwood Park, NJ 07407
201.777.2300

Please visit us at ripconj.com for more information

This information has been secured from sources we believe to be reliable, but we make no representations as to the accuracy of the information. References to square footage are approximate. Buyer must verify the information and bears all risk for any inaccuracies.

ZOOM AERIAL WITH INGRESS AND EGRESS



PYLON



14,261
VPD

CVS
pharmacy™

EXCEL
URGENT CARE

PINOT'S
PALETTE

The **Medicine**
Shoppe &
PHARMACY

T Mobile

**DRIVE IN DOOR
LOCATION**

The UPS Store
Special Occasions & Bridal
Shred Nations
Laddy Cashmere Mills

State Farm
Dance Expression
of Dutchess

52

MAIN STREET

BLODGETT ROAD

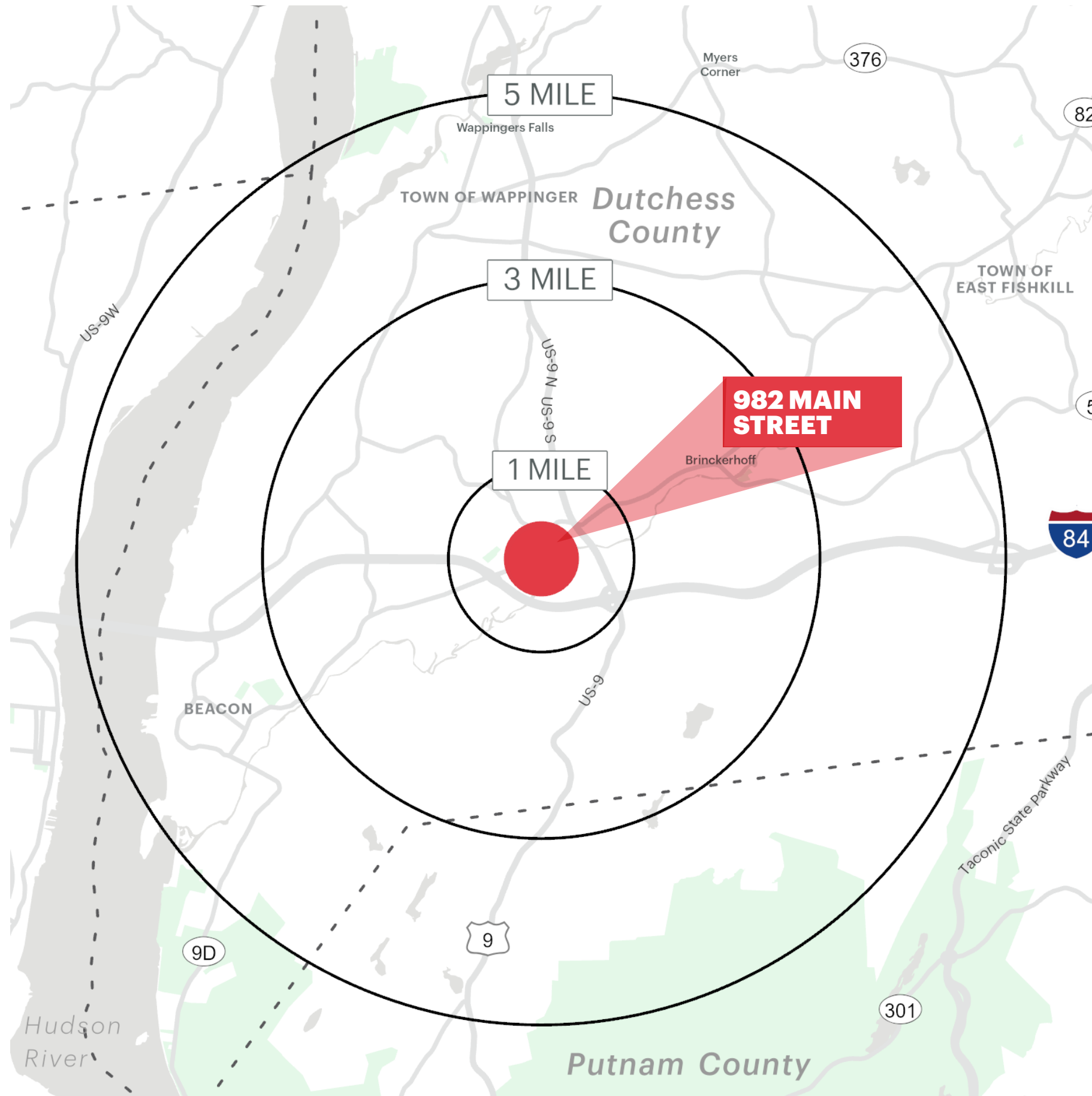
MAPLE AVENUE

COMMONS WAY

MARKET AERIAL



DEMOGRAPHICS



1 MILE RADIUS

POPULATION

4,254

HOUSEHOLDS

2,084

MEDIAN AGE

42.6

COLLEGE GRADUATES (Bachelor's +)

1,323 - 40%

TOTAL BUSINESSES

534

TOTAL EMPLOYEES

6,909

TOTAL DAYTIME POPULATION

9,098

AVERAGE HOUSEHOLD INCOME

\$118,287

3 MILE RADIUS

POPULATION

24,911

HOUSEHOLDS

9,882

MEDIAN AGE

42.4

COLLEGE GRADUATES (Bachelor's +)

6,858 - 36%

TOTAL BUSINESSES

1,064

TOTAL EMPLOYEES

15,163

TOTAL DAYTIME POPULATION

26,147

AVERAGE HOUSEHOLD INCOME

\$123,627

5 MILE RADIUS

POPULATION

66,679

HOUSEHOLDS

27,079

MEDIAN AGE

44.1

COLLEGE GRADUATES (Bachelor's +)

20,351 - 41%

TOTAL BUSINESSES

2,475

TOTAL EMPLOYEES

28,538

TOTAL DAYTIME POPULATION

59,252

AVERAGE HOUSEHOLD INCOME

\$128,132

*2025 estimates