

VALLEY STREAM PLAZA

GROCERY ANCHORED SHOPPING CENTER

207-225 MERRICK ROAD • VALLEY STREAM, NY 11580

PROPERTY INFORMATION

ADDRESS: 207-225 MERRICK RD
VALLEY STREAM, NY 11580

SIZES AVAILABLE: 2,175 SF RETAIL
2,260 SF SECOND GEN RESTAURANT

AVAILABILITY: ARRANGED

COMMENTS:

- BUSY GROCERY ANCHORED CENTER WITH STRONG CO-TENANCY. ONE OF THE BUSIEST KING KULLEN STORES
- EXCEPTIONAL DEMOGRAPHICS IN THIS TRADE AREA
- LOCATED AT SIGNALIZED INTERSECTION



JOIN



DEMOGRAPHICS:	1 MILE	3 MILES	5 MILES
POPULATION	31,324	281,534	730,710
HOUSEHOLDS	10,014	91,552	236,341
AVG. HOUSEHOLD INCOME	\$123,414	\$132,278	\$122,880

CONTACT EXCLUSIVE BROKERS FOR DETAILS:

JESSICA VILMENAY
LIC. Associate RE Broker
jessica@schuckmanrealty.com

EDWARD GOTTLIEB CRX, CLS
LIC. Associate RE Broker
ed@schuckmanrealty.com

KENNETH SCHUCKMAN
LIC. RE Broker
ken@schuckmanrealty.com

516-496-8888
schuckmanrealty.com

120 NORTH VILLAGE AVENUE / ROCKVILLE CENTRE, NY 11570



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LEASING PLAN



SPACE	TENANT	SF
233	AVAILABLE	2,175
203	CHIPOTLE (OPENING SOON)	2,776
207A	UNIQUE BAGEL	900
209	TOBIKO RESTAURANT	3,375
211	SICILIA D'ORO PIZZA & PASTA	1,200
213	BROADWAY OPTICS	960
215	TROPICAL SMOOTHIE CAFE	1,440
217	ANGEL TIPS NAILS	1,200
219	CARDS FOR LESS	2,260
221	AVAILABLE - RESTAURANT	2,260
223	LEASE OUT	7,400
225	LEASE OUT	9,975
227	PET SUPPLIES PLUS	7,000
229	BASKIN ROBBINS/DUNKIN	2,500
231	KING KULLEN	49,560
75N	ROSLYN SAVINGS BANK	4,020



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AREA RETAIL

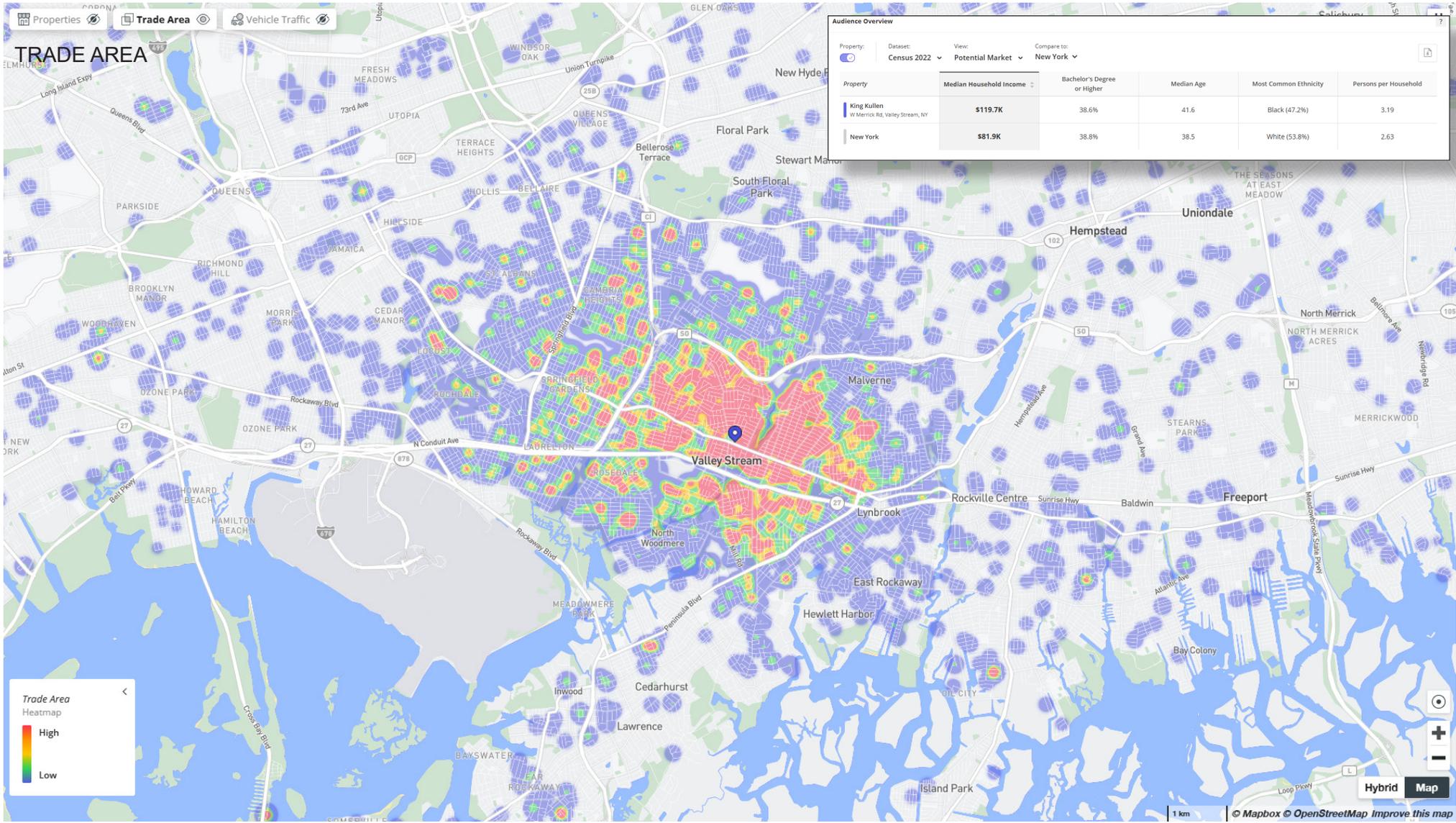
S. CENTRAL AVE

W. MERRICK RD. AADT: 27,900 VPD

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NEW FACADE, COMING SOON



*RENDERING OF PROPOSED

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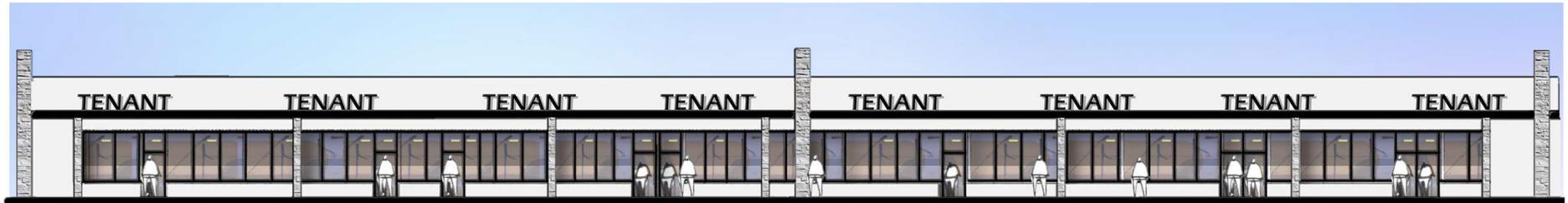
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ELEVATIONS OF PROPOSED RENOVATION



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